

## Council Members

R. Gary Allen  
Charmaine Crabb

Jerry 'Pops' Barnes  
Glenn Davis

John M. House  
Bruce Huff

R. Walker Garrett  
Toyia Tucker

Judy W. Thomas  
Evelyn 'Mimi' Woodson

**Clerk of Council**  
Sandra T. Davis



Council Chambers  
C. E. "Red" McDaniel City Services Center- Second Floor  
3111 Citizens Way, Columbus, GA 31906

May 10, 2022  
9:00 AM  
Regular Meeting

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## MAYOR'S AGENDA

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**CALL TO ORDER:** Mayor B. H. "Skip" Henderson, III, Presiding

**INVOCATION:** Offered by Rev. Joseph E. Baker of St. James AME Church of Columbus, Georgia

**PLEDGE OF ALLEGIANCE:** Led by Mayor Henderson

### **MINUTES**

1. Approval of minutes for the April 26, 2022 Council Meeting and Executive Session.

### **UPDATE:**

2. An update on COVID-19

### **PROCLAMATIONS:**

3. **PROCLAMATION:** National Kids to Park Day  
**RECEIVING:** Columbus Parks and Recreation Director, Holli Browder
4. **PROCLAMATION:** Parks and Recreation Greenpower Team Day  
**RECEIVING:** F24 Greenpower Team

5. **PROCLAMATION:** National EMS Week
- RECEIVING:** Gary Metcalf, Paramedicine Program Director

**PRESENTATIONS:**

6. Legislative Session Update (Presented by State Representative Calvin Smyre)
7. Development Authority Update (Jerald Mitchell, CEO of Greater Columbus Chamber of Commerce)
8. Internal Audit Report on Fire EMS (Presented by Donna McGinnis, Forensic Auditor)



# **CITY ATTORNEY'S AGENDA**

## **ORDINANCES**

- 1.** **2nd Reading-** REZN-02-22-0236: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **4322 Rosemont Drive** (parcel # 187-002-001) from SFR3 (Single Family Residential 3) Zoning District to SFR4 (Single Family Residential 4) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)
- 2.** **2nd Reading-** REZN-02-22-0237: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **1311 Warm Springs Road** (parcel # 029-031-001 / 029-030-001) from MROD (Mill Restoration Overlay District) / GC (General Commercial) Zoning District to GC (General Commercial) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)
- 3.** **2nd Reading-** REZN-02-22-0338: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **2016 Comer Avenue** (parcel # 016-030-006) from NC (Neighborhood Commercial) Zoning District to RO (Residential Office) Zoning District. (Planning Department and PAC recommend approval)(Councilor Woodson)
- 4.** **2nd Reading-** RZN-02-22-0339: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **1118 10th Avenue** (parcel # 018-016-002) from LMI (Light Manufacturing / Industrial) Zoning District to GC (General Commercial) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Woodson)
- 5.** **2nd Reading-** An Ordinance amending Chapter 2 of the Columbus Code to revise Section 2-121 to provide a procedure whereby the Iron Works Convention and Trade Center Authority may dispose of surplus personal property obtained in the course of its operations; and for other purposes. (Request of the Authority)
- 6.** **1st Reading-** REZN-03-22-0503: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, changes certain boundaries of a district located at **3679 Steam Mill Road** (parcel # 065-009-001) from SFR4 (Single Family Residential 4) Zoning District to GC (General Commercial) Zoning District. (Planning Department and PAC recommend approval)(Councilor Barnes)

## **PUBLIC AGENDA**

1. Mr. Jeffery Bogan, Re: Property damage caused by tree located on city property.
2. Ms. Cheryl Kolb, representing Georgia Department of Community Affairs, Re: Information on how Georgia Rental Assistance can work better in Muscogee County.

3. Mr. Timothy Carter, representing Kings Ridge Subdivision, Re: To submit a petition for permanent gate closer.

## **CITY MANAGER'S AGENDA**

### **1. CCG Employee Health & Wellness Facility Lease Agreement with ROA Investments, LLC and its assignee, KAGR2 Columbus GA2000, LLC**

Approval is requested to notify ROA Investments, LLC, and its assignee , KAGR2 Columbus GA2000, LLC that the Council does not intend to renew its 5 year lease for medical office space identified as 2000 10<sup>th</sup> Avenue, Suite 410 for a CCG Health and Wellness facility when it expires on November 15, 2022 and authorize the City Manager to negotiate a month to month extension of the Lease Agreement, as amended, as needed up to May 31,2023.

### **2. Sanitary Sewer Easement within Cooper Creek Park**

Approval is requested to execute a Sanitary Sewer Easement with Waddell FP LLLP on property owned by the Columbus Consolidated Government and located in Cooper Creek Park as shown on survey entitled “Sanitary Sewer Easement, Property of Columbus Consolidated Government, Part of Land Lot 7, 9<sup>th</sup> District.

### **3. Georgia Trauma commission – Georgia Trauma Care Network**

Approval is requested to apply for and accept a grant in the amount of \$11,978.80, or as otherwise awarded, from the Georgia Trauma Commission – Georgia Trauma Care Network Commission, with no local match required and amend the Multi-Government Fund by the award amount. The grant funds will be used to purchase equipment that will be used to better equip Columbus Fire and EMS in the treatment of trauma patients.

### **4. Lease and Lease/Purchases of Equipment for City Golf Courses**

Approval is requested to enter into two leases and two lease purchases in the amount of \$232,788 to facilitate the lease purchase of eight pieces of Toro grounds keeping equipment from Huntington National Bank.

### **5. PURCHASES**

- A.** Contract Extension for Geotechnical and Environmental Consulting Services (Annual Contract) – RFP No. 16-0003
- B.** Ford Expedition for Information Technology – Cooperative Purchase
- C.** Side Loader Refuse Trucks, Option 1: Cab and Chassis – RFB No. 22-0027

- D. Change Order 1 for Columbus Dragonfly Trail – Riverwalk to Martin Luther King, Jr. Connector – RFB No. 21-0017

**6. UPDATES AND PRESENTATIONS**

- A. Georgia Power Update - Doug Jenkins, West Region Vice President
- B. Probate Court Update – Judge Marc D’Antonio, Probate Court
- C. Tax Assessors Update - Suzanne Widenhouse, Chief Appraiser
- D. Indigent Care Update - Pam Hodge, Deputy City Manager
- E. TSPLOST Update - Pam Hodge, Deputy City Manager

**BID ADVERTISEMENT**

**May 11, 2022**

**1. Fire/Intrusion Prevention Equipment, Supplies and Services – RFB No. 22-0038**

Scope of Bid

Provide Fire/Intrusion Prevention Equipment, Supplies and Services, to include: Fire Extinguishers, and related maintenance and repair parts, Fire Alarm/Intrusion Systems and Monitoring Services at various locations, and other related items/services.

The contract term shall be for five (5) years with the option to renew for five (5) additional twelve-month periods. Contract renewal shall be contingent upon the mutual agreement of the City and the Contractor.

**2. Slide Gate Operators – PQ No. 22-0002**

Scope of PQ

Columbus Consolidated Government (the City) is seeking quotes from qualified vendors to provide three (3) slide gate operators, LiftMaster SL585103UL (or equivalent), for use at the Department of Transportation/METRA transfer center. Vendor will be responsible for removal/disposal of current gate operators.

**3. Storage Containers for Public Works – PQ No. 22-0003**

Scope of PQ

The Columbus Consolidated Government (the City) is seeking quotes from qualified vendors to provide two (2) used storage containers, 40-foot and 20-foot in length, to be used by the Department of Public Works.

## **May 18, 2022**

### **1. Replacement Inground Lift – RFB No. 22-0026**

#### **Scope of Bid**

Columbus Consolidated Government (the City) is seeking bids from qualified vendors to remove an existing set of in-ground post lifts. A new system of fully functional in-ground post lifts, capable of lifting the expected weight of a 35-foot transit bus, will then be installed by the vendor as a replacement. Work shall be done at the Department of Transportation/METRA campus.

## **May 20, 2022**

### **1. Former Georgia State Farmers Market Phase II – Site Remediation – RFP No. 22-0030**

#### **Scope of RFP**

Columbus Consolidated Government (the City) is requesting proposals from qualified contractors to provide services for Phase II of the Former Georgia State Farmers Market project, which is located at 318 10th Avenue in Columbus, GA. Phase II includes providing all labor, materials equipment, permits, and incidentals necessary to complete all tasks associated with 1) removing an underground storage tank system, soil removal, and placement of fill material and 2) demolition of an old towing and recovery building.

## **CLERK OF COUNCIL’S AGENDA**

### **ENCLOSURES - ACTION REQUESTED**

#### **1. Minutes of the following boards:**

Airport Commission, February 2 and 23, 2022 and March 23, 2022

Board of Tax Assessors, #14-22 and #15-22

Columbus Golf Course Authority, April 28, 2022

Convention & Visitors Board of Commissioners, March 16, 2022

Housing Authority, March 16, 2022

Public Safety Advisory Commission, March 17, 2022

**BOARD APPOINTMENTS- ACTION REQUESTED:**

2. **MAYOR'S APPOINTMENT- ANY NOMINATIONS MAY BE CONFIRMED FOR THIS MEETING:**

A. **PENSION FUND, EMPLOYEES' BOARD OF TRUSTEES:**

**Audrey Hollingsworth**

*(Mayor's Appointment)*

**(Business Community)**

*Does not desire reappointment*

Term Expires: June 30, 2022

*These are four-year terms. Board meets monthly.*

3. **CITY MANAGER'S APPOINTMENT- READY FOR CONFIRMATION:**

A. **457 DEFERRED COMPENSATION BOARD:**

**Forrest Toelle**

*(City Manager's Appointment)*

**(General Government Employee)**

*Not Eligible to succeed*

Term Expires: May 31, 2022

**City Manager Hugley is nominating Public Works Director Drale Short to succeed IT Director Forrest Toelle.**

*These are three-year terms. Board meets monthly.*

4. **COUNCIL'S APPOINTMENT- READY FOR CONFIRMATION:**

A. **457 DEFERRED COMPENSATION BOARD:** Ms. Rhonda Davis was nominated to Tyler Townsend in the **(Plan Expert / Volunteer seat)**. *(Councilor Davis' nominee)* Term expires: May 31, 2025

B. **BOARD OF FAMILY & CHILDREN SERVICES:** Pastor Johnny Flakes, III was nominated to serve another term of office. *(Councilor Tucker's nominee)* Term expires: June 30, 2027

- C. **COLUMBUS GOLF COURSE AUTHORITY:** Mr. William Roundtree was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- D. **COLUMBUS GOLF COURSE AUTHORITY:** Mr. Ken Crumpler was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- E. **COLUMBUS GOLF COURSE AUTHORITY:** Mr. Kenneth Davis was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- F. **COLUMBUS GOLF COURSE AUTHORITY:** Mr. Alonzo E. Jones was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- G. **COLUMBUS GOLF COURSE AUTHORITY:** Ms. Stephanie Callahan was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- H. **RETIREES' HEALTH BENEFITS COMMITTEE:** Mr. Thomas Barron was nominated to serve another term of office. (*Councilor Tucker's nominee*) Term expires: June 30, 2025
- I. **RETIREES' HEALTH BENEFITS COMMITTEE:** Ms. Esther Radcliff was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2025
- J. **VALLEY PARTNERSHIP JOINT DEVELOPMENT AUTHORITY:** Councilor Walker Garrett was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- K. **VALLEY PARTNERSHIP JOINT DEVELOPMENT AUTHORITY:** Mr. Monte Galbraith was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026

5. **COUNCIL'S APPOINTMENT – VOTE TABULATION:**

A. **COLUMBUS GOLF COURSE AUTHORITY:**

**Gerald Miley**

*Not Eligible to succeed*

Term Expires: June 30, 2022

Open for Nominations

**(Council's Appointment)**

**Councilor Davis nominated Mr. Mario Davis and Councilor Crabb nominated Tommy Nobles for the seat of Gerald Miley.**

*This is a four-year term. Board meets monthly.*

Women: 1  
Senatorial District 15: 4  
Senatorial District 29: 5

6. **COUNCIL'S APPOINTMENTS- ANY NOMINATIONS WOULD BE LISTED FOR THE NEXT MEETING:**

A. **BOARD OF FAMILY & CHILDREN SERVICES:**

**Barbara Story-Jones**

*Seat declared vacant*

Term Expires: June 30, 2022

Open for Nominations  
(Council's Appointment)

*In accordance with O.C.G.A. 49-3-2 (Amended via 2015 SB 138) the governing authority (Local County Board of Commissioners) shall ensure that all appointments made on or after July 1, 2015, are made from the following categories: (1) **Pediatric healthcare providers (active or retired)**; (2) **Emergency responders (active or retired)**; (3) **Law enforcement personnel (active or retired)**; (4) **Private child welfare service providers (active or retired)**; (5) **Alumni of the child welfare system**; (6) **Mental health care providers (active or retired)** and (7) **Former foster parents**.*

*This is a five-year term. Board meets monthly.*

Women: 4  
Senatorial District 15: 4  
Senatorial District 29: 1

7. **COUNCIL DISTRICT SEATS- ANY NOMINATIONS MAY BE CONFIRMED:**

A. **KEEP COLUMBUS BEAUTIFUL COMMISSION:**

**Vanessa Lewis**

**District One Representative**

*Not Eligible to succeed*

Term Expires: June 30, 2022

*(District 1- Barnes)*

**Dominique Williamson**  
**District Nine Representative**  
*Not Eligible to succeed*  
Term Expires: June 30, 2022

*(District 9- Thomas)*

8. **COUNCIL APPOINTMENTS- ANY NOMINATIONS WOULD BE LISTED FOR THE NEXT MEETING:**

A. **KEEP COLUMBUS BEAUTIFUL COMMISSION:**

**Douglas McLeod, Jr.**  
*Eligible to succeed*  
**At-Large Member**  
Term Expires: June 30, 2022

Open for Nominations  
**(Council's Appointment)**

**Alyssa Williams**  
*Eligible to succeed*  
**At-Large Member**  
Term Expires: June 30, 2022

Open for Nominations  
**(Council's Appointment)**

**Tracy Walton-King**- Interested in serving  
*Eligible to succeed*  
**At-Large Member**  
Term Expires: June 30, 2022

Open for Nominations  
**(Council's Appointment)**

**Larry Derby**  
**At-Large Member**  
*Did not desire reappointment*  
Term Expires: June 30, 2022

Open for Nominations  
**(Council's Appointment)**

**Kenneth Leuer**  
**At-Large Member**  
*Not Eligible to succeed*  
Term Expires: June 30, 2022

Open for Nominations  
**(Council's Appointment)**



**Sharon Baker**

**At-Large Member**

*Not Eligible to succeed*

Term Expires: June 30, 2022

Open for Nominations  
**(Council's Appointment)**

**David Goldberg**

*Moving out of county*

**At-Large Member**

Term Expired: June 30, 2021

Open for Nominations  
**(Council's Appointment)**

**Arsburn "Oz" Roberts**

**At-Large Member**

*Not Eligible to succeed*

Term Expired: June 30, 2021

Open for Nominations  
**(Council's Appointment)**

**Dr. William Kendall**

**At-Large Member**

*Not Eligible to succeed*

Term Expired: June 30, 2021

Open for Nominations  
**(Council's Appointment)**

**Fran Fluker**

**At-Large Member**

*Not Eligible to succeed*

Term Expired: June 30, 2021

Open for Nominations  
**(Council's Appointment)**

**Orlean Baulkmon**

**At-Large Member**

*Not Eligible to succeed*

Term Expired: June 30, 2021

Open for Nominations  
**(Council's Appointment)**

*The terms are two-years. Meets every even month.*

**B. VALLEY PARTNERSHIP JOINT DEVELOPMENT:**

**Gary Jones**

*(passed away)*

Term Expires: June 30, 2023

Open for Nominations

**(Council's Appointment)**

*These are four-year terms. Board meets every other month beginning in January.*

**Women: 0**

**Senatorial District 15: 3**

**Senatorial District 29: 1**

*The City of Columbus strives to provide accessibility to individuals with disabilities and who require certain accommodations in order to allow them to observe and/or participate in this meeting. If assistance is needed regarding the accessibility of the meeting or the facilities, individuals may contact the Mayor's Commission for Persons with Disabilities at 706-653-4492 promptly to allow the City Government to make reasonable accommodations for those persons.*

**File Attachments for Item:**

1. Approval of minutes for the April 26, 2022 Council Meeting and Executive Session.

**COUNCIL OF COLUMBUS, GEORGIA**

**CITY COUNCIL MEETING**

**MINUTES**

Council Chambers  
C. E. "Red" McDaniel City Services Center- Second Floor  
3111 Citizens Way, Columbus, GA 31906

April 26, 2022  
4:00 PM  
Regular Meeting

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**M A Y O R ' S   A G E N D A**

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**PRESENT:** Mayor B. H. "Skip" Henderson, III and Mayor Pro Tem R. Gary Allen and Councilors Jerry "Pops" Barnes, Charmaine Crabb, Glenn Davis, R. Walker Garrett, John M. House, Bruce Huff (arrived at 4:02 p.m.) Judy W. Thomas, Toyia Tucker, and Evelyn "Mimi" Woodson (arrived at 4:20 p.m.). City Manager Isaiah Hugley, City Attorney Clifton Fay, Clerk of Council Sandra T. Davis, and Deputy Clerk of Council Lindsey G. McLemore were present.

<p><b><u>The following documents have been included as a part of the Agenda Packet:</u></b> (1) Report on Transition Audit of the Muscogee County Sheriff's Office; (2) Recommended FY2023 Budget</p>
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**CALL TO ORDER:** Mayor B. H. "Skip" Henderson, III, Presiding

**INVOCATION:** Offered by Rev. Danny Deith at First Presbyterian Church of Columbus, Georgia

**PLEDGE OF ALLEGIANCE:** Led by Mayor Henderson

**MINUTES**

1. Approval of minutes for the April 12, 2022, Council Meeting. Mayor Pro Tem Allen made a motion to approve the minutes, seconded by Councilor House and carried unanimously by the eight members present, with Councilors Tucker and Woodson being absent for the vote.

**EXECUTIVE SESSION:**

Mayor Henderson entertained a motion to go into Executive Session to discuss matters of litigation, property acquisition, and security as requested by City Attorney Fay. Councilor Crabb made a motion to go into Executive Session, seconded by Councilor Barnes and carried unanimously by the eight members present, with Councilors Tucker and Woodson being absent for the vote, and the time being 4:06 p.m.

The regular meeting reconvened at 5:45 p.m., at which time, Mayor Henderson announced that the Council did meet in executive session to discuss matters of litigation, property acquisition, and security; however, there were no votes taken.

**TRANSITION AUDIT OF THE MUSCOGEE COUNTY SHERIFF'S OFFICE**

**Mayor B. H. "Skip" Henderson** explained the transition audit of the Muscogee County Sheriff's Office was scheduled to be presented on May 10, 2022, but the Auditor worked overtime to get the audit completed before schedule and is being released to the Mayor and City Council today. He

explained this decision was made in lieu of an open records request submitted by a mayoral candidate and subsequently a suit being filed against the City of Columbus for the transition audit report that was not at the time complete, and to avoid the citizens of Columbus having to incur legal expenses. The ordinance requires that the audit report be disseminated to the Mayor and members of Council simultaneously.

### **PROCLAMATIONS:**

3. **PROCLAMATION:** Georgia Cities Week

**RECEIVING:** Deputy City Manager Lisa Goodwin

**Councilor Charmaine Crabb** read the proclamation into the record, proclaiming April 24 to April 30, 2022, as *Georgia Cities Week*, recognizing the critical role of the Columbus Consolidated Government in the lives of the citizens of Columbus, Georgia.

## **CITY MANAGER'S AGENDA**

### **9. UPDATES AND PRESENTATIONS**

A. Georgia's Cities Week Update - Lisa Goodwin, Deputy City Manager

**Deputy City Manager Lisa Goodwin** introduced a presentation for department directors to come forward to briefly explain what their department is doing to celebrate Georgia's Cities Week. (*NOTE: This update was called up as the next order of business as listed on the City Manager's Agenda Item 9 "A"*)

**Fire & EMS Deputy Chief Daniel Ward** explained they hosted their first annual Open House to the Community on April 22, 2022, where a tour of Station 9 was given, and demonstrations of various practices were presented to give citizens a better understanding of the reasons behind them.

**Civic Center Director Rob Landers** stated the Civic Center hosted a Tailgate & Player Walk Event partnered with the Columbus Lions Football Team, in celebration of their first home game and offering buy one get one ticket on April 23, 2022, at 7:00 p.m.

**Deputy City Manager Lisa Goodwin** explained there was a Shred Day Event held for Keep Columbus Beautiful in conjunction with Columbus Technical College on April 23, 2022, where citizens were able to come out to participate recycling. She also provided information on the *Lunch with the City Manager Event* on April 28, 2022, on the outside Plaza at the Government Center for CCG employees.

**311 Director Teasha Johnson** stated on April 25, 2022, the 311 Center allowed citizens to register for the Civic Ready and QALERT System as they entered and exited the City Services Center, notifying them of any emergency or public notifications that go out.

**Cooperative Extension Director Rhea Bentley** stated the Get Growing- Spring Gardening Preparation and Harvest Event was held on April 25, 2022, in the Annex Conference Room, providing information and demonstration regarding the gardening and harvesting of vegetables.

**Police Chief Freddie Blackmon** explained the Columbus Police Department held a Civilian Response to Active Shooter Program on April 25, 2022, teaching citizens how to prepare a plan in

the event of an active shooter. He stated there will also be a hiring event held on April 27, 2022, at South Commons.

**Parks & Recreation Deputy Director Becky Summerlin** stated in celebration, there will be an online trivia competition held on April 27, 2022, titled *What Do You Know About Columbus*, where the winner will receive a prize from the Parks & Recreation Department.

**Golf Course Director Jim Arendt** explained there will be an Introduction to Golf Event held on April 27, 2022, at the Oxbow Creek Golf Course.

**Public Works Director Drale Short** stated the Public Works Department is hosting an Equipment Rodeo Event on April 27, 2022, allowing them to showcase the various pieces of equipment used daily around the city.

**Community Reinvestment Director Rob Scott** explained in response to the current affordable housing crisis, the Community Reinvestment Department will be providing information on the Sweet Home Columbus Down Payment Assistance Program on April 27, 2022, at the Columbus Civic Center. He stated the down payment assistance maximum has been increased by \$4,975.

**Human Resources Director Reather Hollowell** stated the Human Resources Department has put together a hiring event on April 27, 2022, at the Columbus Civic Center, where many of the departments in the Columbus Consolidated Government will be on site to discuss the employment opportunities available within their respective departments.

**WIA Assistant Director Felicia Marshall** provided information on their Job Fair and Family Feud Event being held on April 27, 2022, at the Columbus Civic Center. She explained this would be an opportunity for the citizens to gain information on their department.

**METRA Director Rosa Evans** explained on April 30, 2022, anyone can ride on one of the fixed routes available from METRA for free, providing an opportunity for citizens to view and learn about the City of Columbus.

#### **REFERRAL(S):**

##### **FOR THE DEPUTY CITY MANAGER:**

- Provide a list of the events to the Clerk of Council and have it placed on CCG-TV. (*Request of Councilor Woodson*)

## **MAYOR'S AGENDA (continued)**

#### 4. **PROCLAMATION:** Rick Jones Day

**RECEIVING:** Director of Planning James William “Rick” Jones, II

**Councilor Judy W. Thomas** read the proclamation into the records, proclaiming Friday, April 26, 2022, as *Rick Jones Day*, recognizing Director Jones’ contribution to the City of Columbus for his many years of service and congratulating him on his retirement.

**Planning Director Rick Jones** approached the rostrum to thank the Mayor, Council and City Manager for the proclamation and recognition. He spoke on his years serving the Columbus Consolidated Government and the many leaders he worked with over his thirty-four years of service.

**UPDATE:**

2. An update on COVID-19. *\*Update not presented.*

**PRESENTATION:**

5. **MAYOR'S FY2023 BUDGET PRESENTATION:** Mayor Henderson presents the Recommended FY2023 Budget for the fiscal year beginning July 1, 2022, through June 30, 2023.

**Mayor B. H. "Skip" Henderson** presented the FY2023 Recommended Budget, outlining some of the highlights of the recommended budget and the events leading up to the recommendation. He explained this fiscal year's budget reflects an increase of 6% from \$296,000,552 to \$314,000,425 in revenue and expenses. He stated this increase is due to the \$10,000,000 set aside for the comprehensive pay plan being compiled by Evergreen, \$4.78 million set aside to ensure waste collection services continue despite the labor shortage, and the \$2,000,000 increase in employee health insurance.

**Finance Director Angelica Alexander** approached the rostrum to provide the schedule for the Budget Review Committee, starting on Tuesday, May 3, 2022, at 12:00 p.m., and the Taxpayer Bill of Right Hearings scheduled in June.

**CITY MANAGER'S AGENDA**

1. **South Columbus River District Tax Allocation District Fund Grant – NeighborWorks as Developer**

**Resolution (114-22):** A resolution authorizing the City Manager to enter into an agreement with Columbus Housing Initiative, Inc. d/b/a Neighborworks Columbus ("Developer") for the purposes of allocating South Columbus River District Tax Allocation District Funds for the construction and financing of certain public infrastructure improvements to develop a single month/multi-family redevelopment of a blighted area located at 1104 Leslie Drive to be known as Elliott's Walk in an amount not to exceed ten million one hundred seventy thousand three hundred and sixty-six dollars (\$10,170,336). Councilor Davis made a motion to amend Section 5.5 of the agreement to include the language "Each year that this agreement is in effect, Developer will provide a copy of its audited financial statements to the Finance Director within thirty (30) days after its receipt", seconded by Councilor Garrett and carried unanimously by the ten members present. Councilor Barnes made a motion to approve the resolution, seconded by Councilor Woodson and carried by an eight-to-two vote, with Mayor Pro Tem Allen and Councilors Barnes, Davis, Garrett, House, Huff, Thomas, and Woodson voting yes, and Councilors Crabb and Tucker voting no. (*NOTE: This resolution was called up as the next order of business as listed on the City Manager's Agenda Item 1*)

**Councilor Bruce Huff** thanked the City Manager and City Attorney for the time he was requesting two weeks ago to get some of the questions he had answered. During the meeting, the City Attorney went over all the legalities of Tax Allocation Districts and the two governing bodies, which he has asked the City Attorney to read into the record this evening. He stated two weeks ago the media attempted to portray some of the councilors as being against affordable housing, which is untrue, but it is important for everyone to understand the roles each governing body plays in the implementation of a TAD.

**City Attorney Clifton Fay** stated for the record that according to Georgia Code as it pertains to Tax Allocation Districts defines “political subdivision” as a county municipality or a consolidated government of the State of Georgia, expressly excluding language such as “county and independent board of education” from the definition, and they use “county and independent board of education” in the definition of Ad Valorem Property Tax, so had they wanted to use that wording the definition of “political subdivision” they would have. He also explained that the general prohibition is that no elected official of a political subdivision or board commission or redevelopment agency thereof shall voluntarily acquire any interest direct or indirect in any property included or plan to be included in a redevelopment area that is in a TAD. He stated in his opinion this law does not apply to the members of the Muscogee County School Board; therefore, there is not a prohibition or conflict with an elected school board member being involved in the development of this TAD project.

**Pastor Jimmy Elder (First Baptist Church)** approached the rostrum to thank the members of Council who voted in favor of the item. He stated affordable housing is an important tool to deter crime and it is a great opportunity to provide 229 affordable housing units to the community.

### **REFERRAL(S):**

#### **FOR THE CITY MANAGER:**

- In the future, look at different ways to communicate and provide documents sooner when dealing with similar projects. (*Request of Councilor Davis*)

#### **FOR THE CITY ATTORNEY:**

- Add to the legislative agenda to have the General Assembly make the laws regarding TADS and elected officials’ involvement clearer. (*Request of Councilor Tucker*)

## **CITY ATTORNEY’S AGENDA**

### **ORDINANCES**

1. **1st Reading-** REZN-02-22-0236: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **4322 Rosemont Drive** (parcel # 187-002-001) from SFR3 (Single Family Residential 3) Zoning District to SFR4 (Single Family Residential 4) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)
2. **1st Reading-** REZN-02-22-0237: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **1311 Warm Springs Road** (parcel # 029-031-001 / 029-030-001) from MROD (Mill Restoration Overlay District) / GC (General Commercial) Zoning District to GC (General Commercial) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)
3. **1st Reading-** REZN-02-22-0338: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **2016 Comer Avenue** (parcel # 016-030-006) from NC (Neighborhood Commercial) Zoning District to RO (Residential Office) Zoning District. (Planning Department and PAC recommend approval) (Councilor Woodson)



4. **1st Reading-** RZN-02-22-0339: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **1118 10th Avenue** (parcel # 018-016-002) from LMI (Light Manufacturing / Industrial) Zoning District to GC (General Commercial) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Woodson)
5. **1st Reading-** An Ordinance amending Chapter 2 of the Columbus Code to revise Section 2-121 to provide a procedure whereby the Iron Works Convention and Trade Center Authority may dispose of surplus personal property obtained in the course of its operations; and for other purposes. (Request of the Authority)

**Trade Center Director Hayley Tillery** approached the rostrum to respond to questions from the members of Council. She explained the purpose of this request would allow the Columbus Ironworks Convention and Trade Center Authority to authorize the sale of chairs, tables, and other property and allow the Trade Center to receive that revenue in full.

#### **ADD-ON RESOLUTION:**

**Resolution (115-22):** A resolution whereas, Claimant William Davenport has filed a claim for damages based on an injury sustained on September 15, 2020; and, whereas Risk Management and the City Attorney's office have investigated this claim and recommend a settlement of \$30,000 in exchange for a full release of all claims. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Garrett and carried unanimously by the eight members present, with Councilors Huff and Woodson being absent for the vote.

### **CITY MANAGER'S AGENDA (continued)**

#### **2. Memorandum of Understanding - Columbus/Phenix City Transportation Study and Columbus Consolidated Government**

**Resolution (116-22):** A resolution authorizing the Mayor of Columbus, Georgia to execute a memorandum of understanding with the Columbus-Phenix City Transportation (C-PCTS) and the Columbus Consolidated Government to carry out transportation planning activities for the urban area. Councilor House made a motion to approve the resolution, seconded by Mayor Pro Tem Allen and carried unanimously by the eight members present, with Councilors Garrett and Woodson being absent for the vote.

#### **3. FIRE & EMS – FY22 Other Local Option Sales Tax Reallocation**

**Resolution (117-22):** A resolution reallocating \$34,000 of the FY22 Other Local Option Sales Tax Fund Budget of the Fire & EMS Department from the Personal Protection Equipment Allocation to purchase a rescue jet ski for swift water response. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Huff and carried unanimously by the eight members present, with Councilors Garrett and Woodson being absent for the vote.

#### 4. Lease Purchase of Golf Carts for City Golf Courses

**Resolution (118-22):** A resolution authorizing the lease purchase of golf carts from Yamaha Motor Finance Corporation, USA in the amount of \$75,290.93. Six (6) carts will be utilized at Bull Creek Golf Course and two (2) carts will be utilized at Oxbow Creek Golf Course. The purchase will be made pursuant to a 48-month lease agreement with an option to purchase at the end of the term. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor House and carried unanimously by the eight members present, with Councilors Garrett and Woodson being absent for the vote.

#### 5. Lease Purchase of Equipment for City Golf Courses

**Resolution (119-22):** A resolution authorizing the lease purchase of tractors from Deere Credit, in the amount of \$115,632.80. Two (2) tractors will be utilized at Bull Creek Golf Course and one (1) tractor will be utilized at Oxbow Creek Golf Course. The purchase will be made pursuant to a 60-month lease agreement with an option to purchase at the end of the term. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor House and carried unanimously by the eight members present, with Councilors Garrett and Woodson being absent for the vote.

#### 6. 2022 National Science Foundation – Civic Innovation Challenge (CIVIC)

**Resolution (120-22):** A resolution authorizing the Mayor, City Manager, or designee to submit an application for, and if awarded, accept and/or sign any documentation relating to a 2022/2023 National Science Foundation – Civic Innovation Challenge (Civic) Grant or as otherwise awarded and amend the Multi-Governmental Fund by the amount of the award. No local match is required. Councilor House made a motion to approve the resolution, seconded by Councilor Huff and carried unanimously by the nine members present, with Councilor Garrett being absent for the vote.

#### 7. Substance Abuse and Mental Health Services Administration (SAMHSA) Grant to Expand Treatment Capacity in Veterans Treatment Court

**Resolution (121-22):** A resolution authorizing the City Manager to submit and if approved, accept a grant of \$2,000,00 or as otherwise awarded from the Substance Abuse and Mental Health Services Administration to fund the Veterans Treatment Court Project from October 1, 2022, through September 30, 2027, with no match requirement and also authorizing Dr. Andrew Cox as the sole provider for evaluation of the program and to amend the Multi-Governmental Fund by the award amount. Councilor Tucker made a motion to approve the resolution, seconded by Councilor House and carried unanimously by the nine members present, with Councilor Garrett being absent for the vote.

#### 8. PURCHASES

- A. Removal, Recycling, Reuse or Disposal of Mattresses & Box Springs from Pine Grove Landfill (Annual Contract) – RFB No. 22-0032

**Resolution (122-22):** A resolution authorizing the annual contract for removal, recycling, reuse, or disposal of mattresses & box springs from Pine Grove Landfill with San Pedro Manufacturing Company (Atlanta, GA). The Public Works Department budgets \$10,000.00 annually for the services. Councilor House made a motion to approve the resolution, seconded by Councilor Woodson and carried unanimously by the nine members present, with Councilor Garrett being absent for the vote.

## **EMERGENCY PURCHASES**

### 1. Emergency Purchase – Information Only

#### **JET SKIS FOR FIRE & EMS**

On April 12, 2022, the Fire and EMS Department requested the emergency purchase of Jet Skis for the Water Rescue Team. The Department anticipates a significant number of water events coming to the community this year and next year. It is vital that the Water Rescue Team have the resources needed to be able to provide water rescue capability.

The Jet Skis are in high demand across the country, especially with the current supply chain issues. However, the Department is able to acquire the equipment from Power Sports (Columbus, GA), at a cost of \$33,691.00.

The City Manager approved the emergency purchase on April 12, 2022, based on the threat to public health, welfare, and safety, per the Procurement Ordinance, Article 3-115, Emergency Procurement.

The purchase will be funded by OLOST funds reallocation. Therefore, funding is available in the FY22 Budget: LOST/Public Safety – Fire & EMS – Public Safety/LOST – Capital Expenditures/Over \$5,000; 0102 – 410 – 9900 -LOST – 7761.

### **9. UPDATES AND PRESENTATIONS**

#### A. Georgia's Cities Week Update - Lisa Goodwin, Deputy City Manager

*(NOTE: This update, as provided by Deputy City Manager Lisa Goodwin, was called upon earlier in the meeting during the Mayor's Agenda.)*

#### B. Elections & Registration Update - Nancy Boren, Director

**Elections & Registration Director Nancy Boren** approached the rostrum to provide an update on the upcoming election. She explained what voters can expect to see on the ballots and the various ballot styles. She stated that early voting will be held at three locations starting May 2, 2022, to May 20, 2022, from 7:00 a.m. to 7:00 p.m., including weekends.

#### C. CDBG/HOME Action Plan Amendment 2015-2021 Update - Robert Scott, Community Reinvestment Director

**Community Reinvestment Director Rob Scott** approached the rostrum to provide an update on the CDBG/HOME Action Plan Amendment 2015-2021. He explained supply chain disruption and staffing issues due to COVID-19 have impacted the CDBG timeliness.

#### **REFERRAL(S):**

##### **FOR THE COMMUNITY REINVESTMENT DIRECTOR:**

- Provide more explanation on the Affordable Housing 101 for the public, such as virtual event. *(Request of Councilor Tucker)*
- Provide a link to the Affordable Housing 101 Pamphlet on the CCG website. *(Request of Councilor Woodson)*

D. TSPLOST Update - Pam Hodge, Deputy City Manager

**Deputy City Manager Pam Hodge** approached the rostrum to provide an update on the Transportation Special Purpose Local Option Sales Tax (TSPLOST). She explained that Muscogee County is part of the River Valley Region, made up of sixteen counties. She stated Muscogee County currently has a TSPLOST in place for twenty-three projects for \$410,754,730, with seventeen projects completed and three still under construction, expiring in 2022. She stated the vote for the proposed 2023 TSPLOST will be the last question on the ballot that the citizens will see while voting.

**REFERRAL(S):**

**FOR THE DEPUTY CITY MANAGER:**

- Add TAD portion of the presentation to the CCG website. (*Request of Councilor Woodson*)

E. Monthly Finance/Sales Tax Update - Angelica Alexander, Finance Director

**Finance Director Angelica Alexander** came forward to provide a monthly finance update for March 2022 and an update on sales tax. She explained the 2021 Special Purpose Local Option Sales Tax (SPLOST) was approved by voters of Muscogee County and began on April 1, 2022, with a collection period of ten years or until the \$400 million is collected, whichever occurs first. She stated this additional 1% sales tax is collected by the State of Georgia, Department of Revenue (DOR), is remitted back to the City for projects, and the businesses that collect sales taxes were notified by the GA DOR of the rate change.

**BID ADVERTISEMENT**

**April 27, 2022**

**1. Replacement Inground Lift for METRA (Annual Contract) – RFB No. 22-0026**  
**Scope of Bid**

Columbus Consolidated Government (the City) is seeking bids from qualified vendors to remove an existing set of in-ground post lifts. A new system of fully functional in-ground post lifts, capable of lifting the expected weight of a 35-foot transit bus, will then be installed by the vendor as a replacement. Work shall be done at the METRA/Department of Transportation campus.

**2. Ready-Mix Cement (Annual Contract) – RFB No. 22-0033**  
**Scope of Bid**

Columbus Consolidated Government (the City) is requesting bids to provide ready-mix cement to the Public Works Department on an as-needed basis. The products will be used for spot repairs on City roads. This bid will be awarded to a primary and a secondary vendor.

The contract period shall be for two years with the option to renew for three additional twelve-month periods. Contract renewal shall be contingent upon the mutual agreement of the City and the Contractor.

**3. Pipe Lining System with Trailer, Mix, Pump and Spray System – RFB No. 22-0034**  
**Scope of Bid**

Columbus Consolidated Government (the City) is seeking bids from qualified vendors to provide one (1) pipe lining system with trailer, mix, pump and spray system.

**April 29, 2022****1. Former Georgia State Farmers Market Phase II – Site Remediation – RFP No. 22-0030**

A **Mandatory Site Visit** is scheduled for 11:00 AM on Friday, April 29, 2022. Contractors shall convene at the Georgia State Farmers Market entrance that is closest to the corner of 10th Avenue and 4th Street in Columbus, GA; the Georgia State Farmers Market is located at 318 10th Ave in Columbus, GA. *Attendees are encouraged to wear face masks and practice social distancing.*

**2. Pavement Management Services & Software – RFP No. 22-0027****Scope of RFP**

Columbus Consolidated Government (the City) is requesting proposals from qualified firms to successfully capture pavement condition assessment data and to provide independent pavement management software for processing, analyzing, visualizing, and managing the recorded data in a GIS-based application.

**May 6, 2022****1. Traffic Signal Contractor – RFP No. 22-0020****Scope of RFP**

Columbus Consolidated Government (the City) is seeking to contract with a qualified Traffic Signal Contractor who has the experience, expertise and necessary equipment to perform traffic signal construction work on an “as needed” basis.

The contract term shall be for two (2) years with the option to renew for three (3) additional twelve-month periods. Contract renewal shall be contingent upon the mutual agreement of the City and the Contractor.

**May 11, 2022****1. Fire/Intrusion Prevention Equipment, Supplies and Services – RFB No. 22-0038****Scope of Bid**

Provide Fire/Intrusion Prevention Equipment, Supplies and Services, to include: Fire Extinguishers, and related maintenance and repair parts, Fire Alarm/Intrusion Systems and Monitoring Services at various locations, and other related items/services.

The contract term shall be for five (5) years with the option to renew for five (5) additional twelve-month periods. Contract renewal shall be contingent upon the mutual agreement of the City and the Contractor.

**May 20, 2022****1. Former Georgia State Farmers Market Phase II – Site Remediation – RFP No. 22-0030****Scope of RFP**

Columbus Consolidated Government (the City) is requesting proposals from qualified contractors to provide services for Phase II of the Former Georgia State Farmers Market project, which is located at 318 10th Avenue in Columbus, GA. Phase II includes providing all labor, materials equipment, permits, and incidentals necessary to complete all tasks associated with 1) removing an underground storage tank system, soil removal, and placement of fill material and 2) demolition of an old towing and recovery building.

**CLERK OF COUNCIL’S AGENDA****ENCLOSURES - ACTION REQUESTED**

- RESOLUTION (123-22)** – A Resolution cancelling the May 3, 2022, and June 7, 2022, Proclamation Sessions. Mayor Pro Tem Allen made a motion to approve the resolution, seconded

by Councilor House and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

2. **RESOLUTION (124-22)** – A Resolution changing the meeting schedule for the month of June 2022. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor House and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.
3. **RESOLUTION (125-22)** – A Resolution excusing Councilor Jerry “Pops” Barnes from the March 29, 2022, Consent Agenda / Work Session and April 12, 2022, Council Meeting. Mayor Pro Tem Allen made a motion to approve the resolution, seconded by Councilor Crabb and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.
4. **Employee Benefits Committee:** Memorandum from the Human Resources Department submitting a recommendation for the reappointment of the following members: **Ms. Shannon Hubbard-** Deputy Clerk Recorder’s Court (*General Government Employee*); **Mr. Troy Vanerson-** Public Works (*General Government Employee*); and **Ms. Ardria McGruder-** Criminal Records Technician- Sheriff’s Office (*General Government Employee*). Councilor Crabb made a motion to confirm the appointment of Shannon Hubbard, Troy Vanerson and Ardria McGruder to the Employee Benefits Committee, seconded by Councilor Tucker and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.
5. Official Appointment Form from New Horizons Behavioral Health, Mental Health, Addictive Diseases and Developmental Disabilities- Community Service Board to reappoint Mr. David Ranieri to serve another term of office. Mayor Pro Tem Allen made a motion to confirm the appointment of David Ranieri to the New Horizons Behavioral Health, Mental Health, Addictive Diseases and Developmental Disabilities- Community Services Board, seconded by Councilor House and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.
6. Letter from Dr. Robert Wright resigning from his seat on the Medical Center Hospital Authority. Mayor Pro Tem Allen made a motion to receive the resignation with regret, seconded by Councilor Tucker and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.
8. Honorary Designation Application submitted by Queen Scott requesting signage on Gleason Avenue in honor of Adlena Austin Spencer. (*Council may vote to send to Board of Honor.*) Councilor Tucker made a motion to forward the honorary designation request to the Board of Honor, seconded by Councilor Crabb and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.
7. Email Correspondence from Mr. Chris Nunn recommending that the seat of Ms. Barbara Story-Jones be declared vacant on the Board of Family & Children Services due to no longer being active with attending meetings. Mayor Pro Tem Allen made a motion to declare the seat of Barbara Story-Jones vacant on the Board of Family & Children Services, seconded by Councilor

House and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

### **SELECTION OF BUDGET REVIEW COMMITTEE VICE-CHAIR:**

Councilor House made a motion to nominate and confirm Councilor Evelyn “Mimi” Woodson as Vice-Chair of the Budget Review Committee, seconded by Councilor Tucker and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

### **BOARD APPOINTMENTS - ACTION REQUESTED**

#### **10. MAYOR’S APPOINTMENT- ANY NOMINATIONS MAY BE CONFIRMED FOR THIS MEETING:**

##### **A. PENSION FUND, EMPLOYEES’ BOARD OF TRUSTEES:**

A nominee for the seat of Audrey Hollingsworth (*Eligible to succeed*) as the Business Community Representative for a term that expires on June 30, 2022, on the Pension Fund, Employees’ Board of Trustees. Mayor Henderson renominated Audrey Hollingsworth to serve another term. Mayor Pro Tem Allen made a motion for confirmation, seconded by Councilor House and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

A nominee for the seat of Renee McAneny (*Eligible to succeed*) as the Retired City Employee Representative for a term that expires on June 30, 2022, on the Pension Fund, Employees’ Board of Trustees. Mayor Henderson renominated Renee McAneny to serve another term. Mayor Pro Tem Allen made a motion for confirmation, seconded by Councilor House and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

##### **A. PENSION FUND, EMPLOYEES’ BOARD OF TRUSTEES:**

A nominee for the seat of Audrey Hollingsworth (*Eligible to succeed*) as the Business Community Representative for a term that expires on June 30, 2022, on the Pension Fund, Employees’ Board of Trustees. Mayor Henderson renominated Audrey Hollingsworth to serve another term. Mayor Pro Tem Allen made a motion for confirmation, seconded by Councilor House and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

A nominee for the seat of Renee McAneny (*Eligible to succeed*) as the Retired City Employee Representative for a term that expires on June 30, 2022, on the Pension Fund, Employees’ Board of Trustees. Mayor Henderson renominated Renee McAneny to serve another term. Mayor Pro Tem Allen made a motion for confirmation, seconded by Councilor House and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

#### **9. Minutes of the following boards:**

Board of Elections & Registration, January 6, 2022, and March 17, 2022

Board of Tax Assessors, #09-22, #10-22, #11-22, #12-22 and #13-22

Columbus Ironworks Convention & Trade Center Authority, January 27, 2022, and February 24, 2022

Community Development Advisory Council, December 9, 2021

Convention & Visitors Board of Commissioners, February 16, 2022

Hospital Authority of Columbus, March 1, 2022

Housing Authority of Columbus, February 16, 2022

Planning Advisory Commission, February 2, 2022, and March 2, 2022

Councilor House made a motion to receive the minutes, seconded by Councilor Garrett and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

#### 11. **COUNCIL'S APPOINTMENT- READY FOR CONFIRMATION:**

- A. **ANIMAL CONTROL ADVISORY BOARD:** Ms. Patricia Montgomery was nominated to fill the unexpired term of Lindsay Ellis. (*Councilor Garrett's nominee*) Term expires: October 15, 2023. Councilor Tucker made a motion for confirmation, seconded by Councilor House and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

#### 12. **COUNCIL'S APPOINTMENT- NOMINATIONS FROM THE RESPECTIVE ORGANIZATIONS MAY BE CONFIRMED:**

##### A. **HISTORIC & ARCHITECTURAL REVIEW BOARD:**

A nominee for the seat of Cathy Williams (*Not Eligible to succeed*) as the Historic Columbus Foundation Representative for a term that expires on January 31, 2022, on the Historic & Architectural Review Board (*Council's Appointment*). The Historic Columbus Foundation is recommending Mr. Tyler Pritchard to succeed Ms. Cathy Williams. Councilor Huff made a motion to confirm the appointment of Tyler Pritchard as the Historic Columbus Foundation Representative on the Historic & Architectural Review Board, seconded by Mayor Pro Tem Allen and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

##### B. **UPTOWN FACADE BOARD:**

A nominee for the seat of Alan Udy (*Does not desire reappointment*) as the Uptown Business Improvement District Representative for a term that expired on October 31, 2021, on the Uptown Façade Board (*Council's Confirmation*). The Uptown Business Improvement District is recommending Niki Gedroic to replace Alan Udy. Councilor Tucker made a motion to confirm the appointment of Niki Gedroic to serve as the Uptown Business Improvement District Representative on the Uptown Façade Board, seconded by Councilor House and carried unanimously by the nine members present, with Councilor Woodson being absent for the meeting.

#### 13. **COUNCIL'S APPOINTMENTS- ANY NOMINATIONS WOULD BE LISTED FOR THE NEXT MEETING:**

##### A. **457 DEFERRED COMPENSATION BOARD:**

A nominee for the seat of Tyler Townsend (*Not Eligible to succeed*) as the Plan Expert/ Volunteer Representative for a term that expires on May 31, 2022, on the 457 Deferred Compensation Board (*Council's Appointment*). The Human Resources Director is recommending Ms. Rhonda Davis to



succeed Tyler Townsend. Councilor Davis nominated Rhonda Davis to succeed Tyler Townsend as the Plan Expert/Volunteer Representative on the 457 Deferred Compensation Board.

**B. BOARD OF FAMILY & CHILDREN SERVICES:**

A nominee for the seat of Pastor Johnny Flakes, III, (*Eligible to succeed - Interested in serving*) as the Faith-Based Community Leader Representative for a term that expires on June 30, 2022, on the Board of Family & Children Services (*Council's Appointment*). Councilor Tucker renominated Pastor Johnny Flakes, III, to succeed himself as the Faith-Based Community Leader Representative on the Board of Family & Children Services.

**C. COLUMBUS GOLF COURSE AUTHORITY:**

A nominee for the seat of William Roundtree (*Eligible to succeed- Interested in serving*) for a term that expires on June 30, 2022, on the Columbus Golf Course Authority (*Council's Appointment*). Councilor Huff renominated William Roundtree to serve another term on the Columbus Golf Course Authority.

A nominee for the seat of Ken Crumpler (*Eligible to succeed- Interested in serving*) for a term that expires on June 30, 2022, on the Columbus Golf Course Authority (*Council's Appointment*). Councilor Huff renominated Ken Crumpler to serve another term on the Columbus Golf Course Authority.

A nominee for the seat of Kenneth Davis (*Eligible to succeed- Interested in serving*) for a term that expires on June 30, 2022, on the Columbus Golf Course Authority (*Council's Appointment*). Councilor Huff renominated Kenneth Davis to serve another term on the Columbus Golf Course Authority.

A nominee for the seat of Alonzo E. Jones (*Eligible to succeed- Interested in serving*) for a term that expires on June 30, 2022, on the Columbus Golf Course Authority (*Council's Appointment*). Councilor Huff renominated Alonzo E. Jones to serve another term on the Columbus Golf Course Authority.

A nominee for the seat of Stephanie Callahan (*Eligible to succeed- Interested in serving*) for a term that expires on June 30, 2022, on the Columbus Golf Course Authority (*Council's Appointment*). Councilor Huff renominated Stephanie Callahan to serve another term on the Columbus Golf Course Authority.

A nominee for the seat of Gerald Miley (*Not Eligible to succeed*) for a term that expires on June 30, 2022, on the Columbus Golf Course Authority (*Council's Appointment*). Councilor Davis nominated Mario Davis and Councilor Crabb nominated Tommy Nobles to succeed Gerald Miley on the Columbus Golf Course Authority.

**D. RETIREES' HEALTH BENEFITS COMMITTEE:**

A nominee for the seat of Thomas Barron (*Eligible to succeed – Interested in serving*) for a term that expires on June 30, 2022, on the Retirees' Health Benefits Committee (*Council's Appointments*). Councilor Tucker renominated Thomas Barron to serve another term on the Retirees' Health Benefits Committee.

A nominee for the seat of Esther Radcliff (*Eligible to succeed*) for a term that expires on June 30, 2022, on the Retirees' Health Benefits Committee (*Council's Appointments*). Councilor Huff renominated Esther Radcliff to serve another term on the Retirees' Health Benefits Committee.

**E. THE MEDICAL CENTER HOSPITAL AUTHORITY:**

A nominee for the seat of Dr. Robert Wright (*Resigned*) for a term that expires on December 31, 2023, on The Medical Center Hospital Authority (*Council/Authority*). Councilor Thomas nominated John Bucholtz, Murray Solomon, and Tracy L. Sayers to fill the unexpired term of Dr. Robert Wright. Councilor Tucker made a motion to submit these nominees to the Medical Center Hospital Authority, seconded by Councilor Garrett and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote.

**F. VALLEY PARTNERSHIP JOINT DEVELOPMENT AUTHORITY:**

A nominee for the seat of Councilor Walker Garrett (*Eligible to succeed*) for a term expiring on June 30, 2022, on the Valley Partnership Joint Development Authority (*Council's Appointment*). Councilor Huff renominated Councilor Walker Garrett to serve another term on the Valley Partnership Joint Development Authority.

A nominee for the seat of Monte Galbraith (*Eligible to succeed*) for a term expiring on June 30, 2022, on the Valley Partnership Joint Development Authority (*Council's Appointment*). Councilor Huff renominated Monte Galbraith to serve another term on the Valley Partnership Joint Development Authority.

**UPCOMING BOARD APPOINTMENT:**

A. Keep Columbus Beautiful Commission - (Council Appointment)

With there being no further business to discuss, Mayor Henderson entertained a motion for adjournment. Motion by Councilor Garrett to adjourn the April 26, 2022, Regular Council Meeting, seconded by Councilor House and carried unanimously by the nine members present, with Councilor Woodson being absent for the vote, and the time being 8:50 p.m.

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Sandra T. Davis, CMC  
Clerk of Council  
Council of Columbus, Georgia

**File Attachments for Item:**

**1. 2nd Reading-** REZN-02-22-0236: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **4322 Rosemont Drive** (parcel # 187-002-001) from SFR3 (Single Family Residential 3) Zoning District to SFR4 (Single Family Residential 4) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)

## AN ORDINANCE

NO. \_\_\_\_\_

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **4322 Rosemont Drive** (parcel # 187-002-001) from SFR3 (Single Family Residential 3) Zoning District to SFR4 (Single Family Residential 4) Zoning District.

### THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY ORDAINS:

That the Zoning Atlas on file with the Planning Department is hereby amended by changing the property described below from SFR3 (Single Family Residential 3) Zoning District to SFR4 (Single Family Residential 4) Zoning District.

#### TRACT 1:

A certain tract of land in Muscogee County, Georgia, being on and a part of "the Old Silas Place", now the property of J. W. Woodruff, paralleling a road which will be run by Muscogee County, being a continuation of the Country Club Road extending through Woodruff's Place to a point on the proposed road between Yarbrough and Woodruff and Ellison, known as the Woodruff Road, approximately 550 feet from the intersection of Moore Road and the said Woodruff Road at the iron stake on said Country Club extension road, running in a northeasterly direction parallel with said road 217 feet; thence at right angles 400 feet in a southeasterly direction, thence in a northwesterly direction 217 feet, thence at right angles 400 feet to said iron stake, the beginning point. This is the same property conveyed by J. W. Woodruff to Board of Education of Muscogee County, Georgia by deed dated May 27, 1925 and recorded in Deed Book 59, page 69 in the office of the Clerk of the Superior Court of Muscogee County, Georgia.

#### TRACT 2:

A certain tract of land surrounding on the southeast, the southwest and the northeast the existing school site of Rosemont School, which approximates two acres, as recorded in Deed Book 59, page 69 in the office of the Clerk of the Superior Court of Muscogee County; beginning at a point on the east side of the existing road running parallel to the back of the school 150 feet to the southwest of the southwest corner of said existing two acre school tract, thence running easterly direction parallel to the southwest boundary of said existing school tract approximately 480 feet more or less to the northwest side of a proposed road, thence 150 feet northwesterly direction which will be 125 feet from southeastern boundary of present school site, thence continuing in a northwesterly direction approximately 238 feet to a point 65 feet from the northeast corner of the present school site continuing in a northwest direction 112 feet approximately to a point 87-1/2 feet in a northwesterly direction from the northeast boundary of the present site, thence in a westerly direction 350 feet more or less to the present road site to a point 209 feet in a northwesterly direction from the northwest point of present school site. This is the same property conveyed by J. W. Woodruff, Sr. to Muscogee County Board of Education by deed dated November 26, 1940 and recorded in Deed Book 182, page 542 in the office of the Clerk of the Superior Court of Muscogee County, Georgia.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 26th day of April, 2022; introduced a second time at a regular meeting of said Council held on the \_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_ members of said Council.

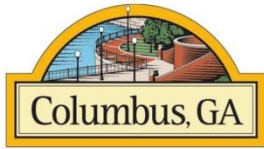
Councilor Allen	voting _____
Councilor Barnes	voting _____
Councilor Crabb	voting _____
Councilor Davis	voting _____
Councilor Garrett	voting _____
Councilor House	voting _____
Councilor Huff	voting _____
Councilor Thomas	voting _____
Councilor Tucker	voting _____
Councilor Woodson	voting _____

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**Sandra T Davis**  
Clerk of Council

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**B. H. "Skip" Henderson, III**  
Mayor



CONSOLIDATED GOVERNMENT  
*What progress has preserved.*  
 PLANNING DEPARTMENT

## COUNCIL STAFF REPORT

### REZN-02-22-0236

<b>Applicant:</b>	Wright Wade
<b>Owner:</b>	4322 Rosemont, LLC
<b>Location:</b>	4322 Rosemont Drive
<b>Parcel:</b>	187-002-001
<b>Acreage:</b>	7.01 Acres
<b>Current Zoning Classification:</b>	SFR3 (Single Family Residential 3)
<b>Proposed Zoning Classification:</b>	SFR4 (Single Family Residential 4)
<b>Current Use of Property:</b>	Vacant
<b>Proposed Use of Property:</b>	Single Family Residential
<b>Council District:</b>	District 8 (Garrett)
<b>PAC Recommendation:</b>	<b>Approval</b> based on the Staff Report and compatibility with existing land uses.
<b>Planning Department Recommendation:</b>	<b>Approval</b> based on compatibility with existing land uses.
<b>Fort Benning's Recommendation:</b>	N/A
<b>DRI Recommendation:</b>	N/A
<b>General Land Use:</b>	Consistent Planning Area D
<b>Current Land Use Designation:</b>	Public / Institutional
<b>Future Land Use Designation:</b>	Single Family Residential

<b>Compatible with Existing Land-Uses:</b>	Yes	
<b>Environmental Impacts:</b>	The property does not lie within the floodway and floodplain area. The developer will need an approved drainage plan prior to issuance of a Site Development permit, if a permit is required.	
<b>City Services:</b>	Property is served by all city services.	
<b>Traffic Impact:</b>	Average Annual Daily Trips (AADT) will decrease from 297 from 390 trips if used for residential use. The Level of Service (LOS) will remain at level B.	
<b>Traffic Engineering:</b>	This site shall meet the Codes and regulations of the Columbus Consolidated Government for residential usage.	
<b>Surrounding Zoning:</b>	<b>North</b>	GC (General Commercial) NC (Neighborhood Commercial)
	<b>South</b>	SFR3 (Single Family Residential 3)
	<b>East</b>	SFR3 (Single Family Residential 3)
	<b>West</b>	RMF2 (Residential Multifamily 2)
<b>Reasonableness of Request:</b>	The request is compatible with existing land uses.	
<b>School Impact:</b>	N/A	
<b>Buffer Requirement:</b>	N/A	
<b>Attitude of Property Owners:</b>	<b>Seven-five (75)</b> property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received two (2) calls and/or emails regarding the rezoning.	
	<b>Approval</b>	<b>0</b> Responses
	<b>Opposition</b>	<b>2</b> Responses
<b>Additional Information:</b>	Preliminary Plat is attached. This plat has not been approved by Planning or Engineering. It is a concept.	
<b>Attachments:</b>	Aerial Land Use Map Location Map Zoning Map Existing Land Use Map Future Land Use Map	

Traffic Report  
Site Plan





Area To  
Be Rezoned

Item #1.



0 100 200 Feet

1 inch = 200 feet

Data Source: IT/GIS

Author: David Cooper

Aerial Map for REZN 02-22-0236

Map 187 Block 002 Lot 001

Planning Department-Planning Division

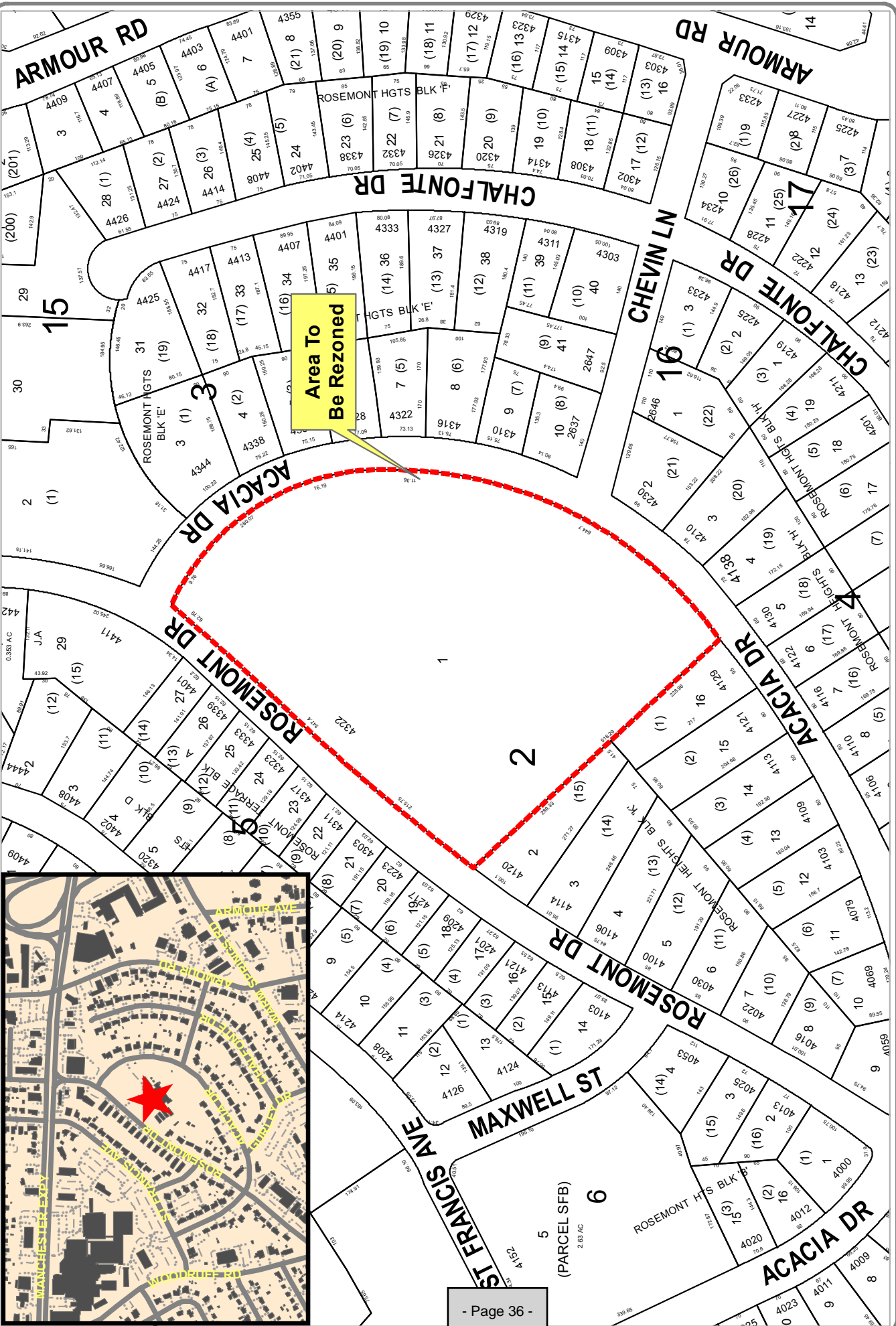
Prepared By Planning GIS Tech

This material is made available as a public service.  
Maps and data are to be used for reference purposes only.  
The data contained is subject to constant change.  
Map information is believed to be correct but is not guaranteed.



Date: 2/7/2022





Item #1.

**Columbia Planning**

0 100 200 Feet

1 inch = 200 feet

Data Source: IT/GIS

Author: David Cooper

**Location Map for REZN 02-22-0236**

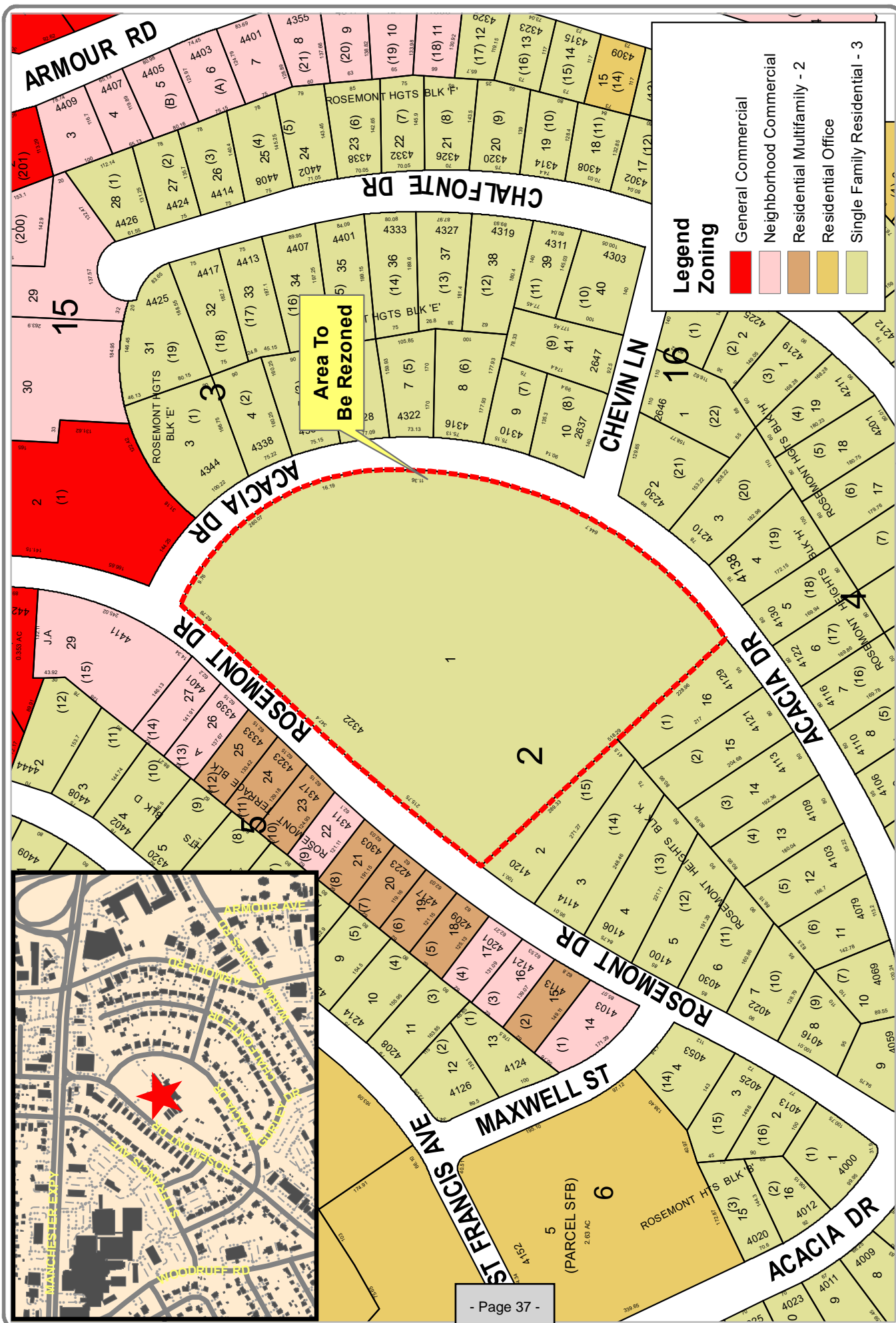
**Map 187 Block 002 Lot 001**

**Planning Department-Planning Division**

**Prepared By Planning GIS Tech**

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**Date: 2/7/2022**



Item #1.



0 100 200 Feet  
1 inch = 200 feet

Data Source: IT/GIS  
Author: David Cooper

Zoning Map for REZN 02-22-0236  
Map 187 Block 002 Lot 001

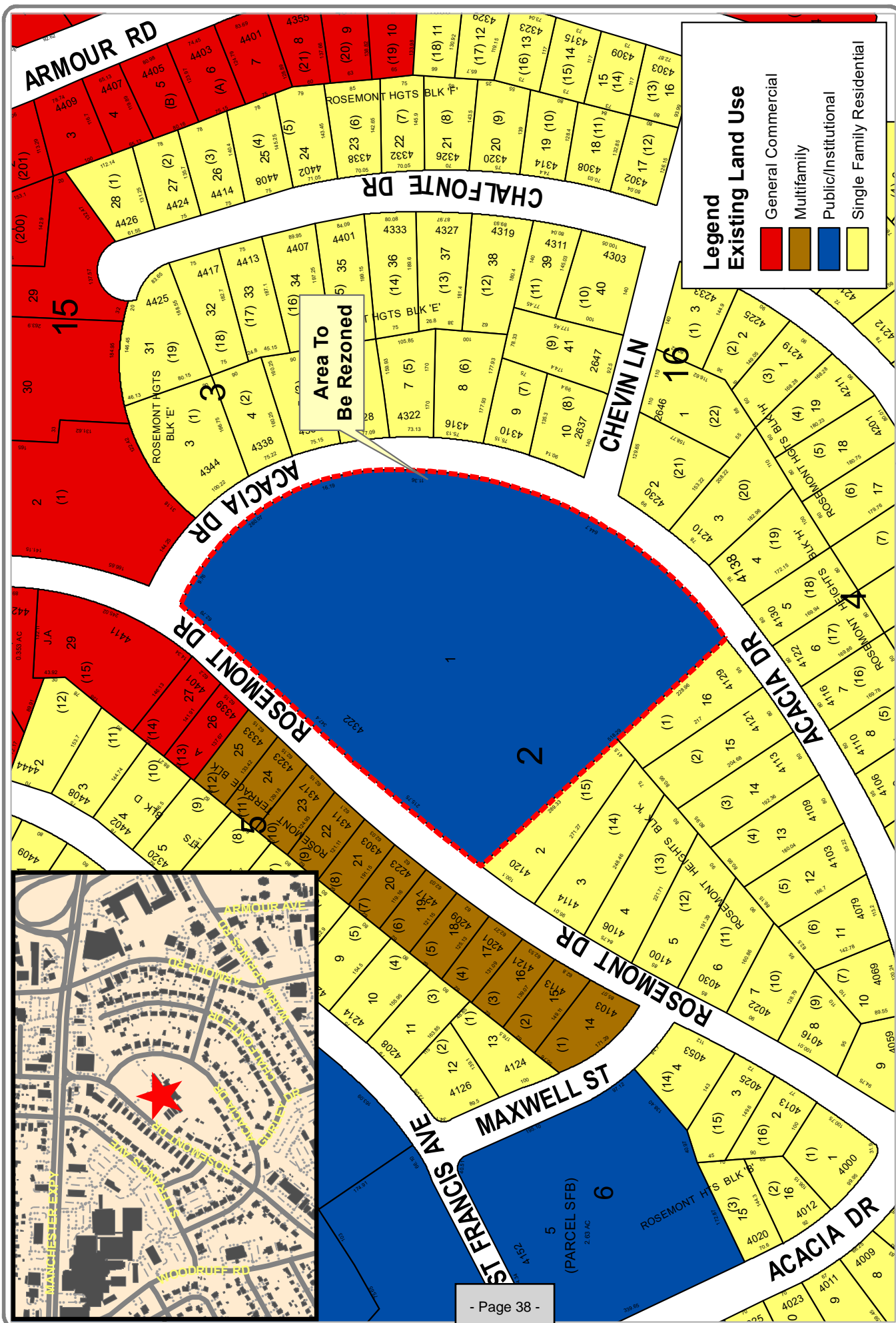
Planning Department-Planning Division  
Prepared By Planning GIS Tech

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Map information is believed to be correct but is not guaranteed.



Date: 2/7/2022





**Legend**

**Existing Land Use**

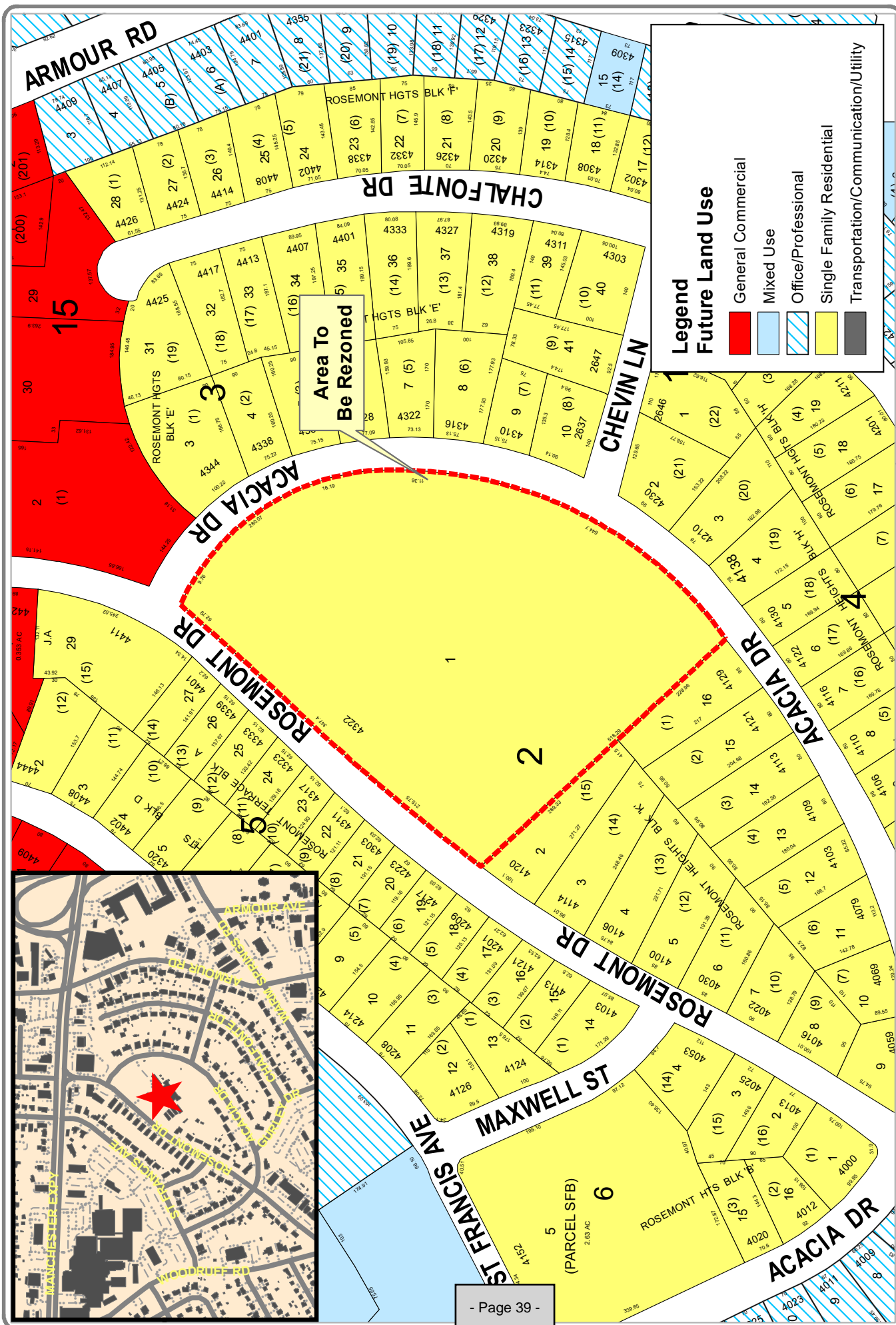
- General Commercial
- Multifamily
- Public/Institutional
- Single Family Residential



0 100 200 Feet  
1 inch = 200 feet  
Data Source: IT/GIS  
Author: David Cooper

Existing Land Use Map for REZN 02-22-0236  
Map 187 Block 002 Lot 001  
Planning Department-Planning Division  
Prepared By Planning GIS Tech

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REZN 02-22-0236  
4322 Rosemont Drive  
SFR3 to SFR4

REZN 02-22-0236  
4322 Rosemont Dr

## SFR3 to SFR4

Trip Generation Land Use Code*	210
Existing Land Use	Single Family Residential 3 (SFR3)
Proposed Land Use	Single Family Residential 4 (SFR4)
Existing Trip Rate Unit	SFR3 - Acreage converted to square footage.
Proposed Trip Rate Unit	SFR4 - Number of Lots

[illegible]

**Note:** \* Denotes calculation are based on Trip Generation, 8th Edition by Institute of Transportation Engineers

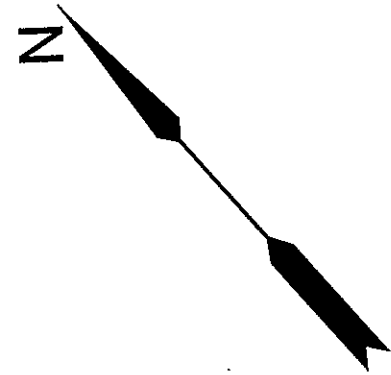
### EXISTING ZONING (SFR3)

General Information (per day)		Manchester Expressway
Name of Street	Street Classification	Divided Freeway
No. of Lanes		6
City Traffic Count (2020)		33,300
Existing Level of Service (LOS)**		B
Additional Traffic due to Existing Zoning		390
Total Projected Traffic (2021)		33,690
Projected Level of Service (LOS)**		B

Note: \*\* Denotes Level of Service Based on National Standards for Different Facility Type (TABLE1- General Highway Capacities by Facility Type)

Name of Street	Manchester Expressway
Street Classification	Divided Freeway
No. of Lanes	6
City Traffic Count (2020)	33,300
Existing Level of Service (LOS)**	B
Additional Traffic due to Proposed	297
Total Projected Traffic (2021)	33,597
Projected Level of Service (LOS)**	B





SAN. MH  
TOP = 362.15  
INV. = 357.30

SAN. MH  
TOP = 355.28  
INV. = 355.98

SAN. MH  
TOP = 358.35  
INV. = 352.51

SAN. MH  
TOP = 354.57  
INV. = 349.87

SAN. MH  
TOP = 351.44  
INV. = 346.86

SAN. MH  
TOP = 348.81  
INV. = 345.53

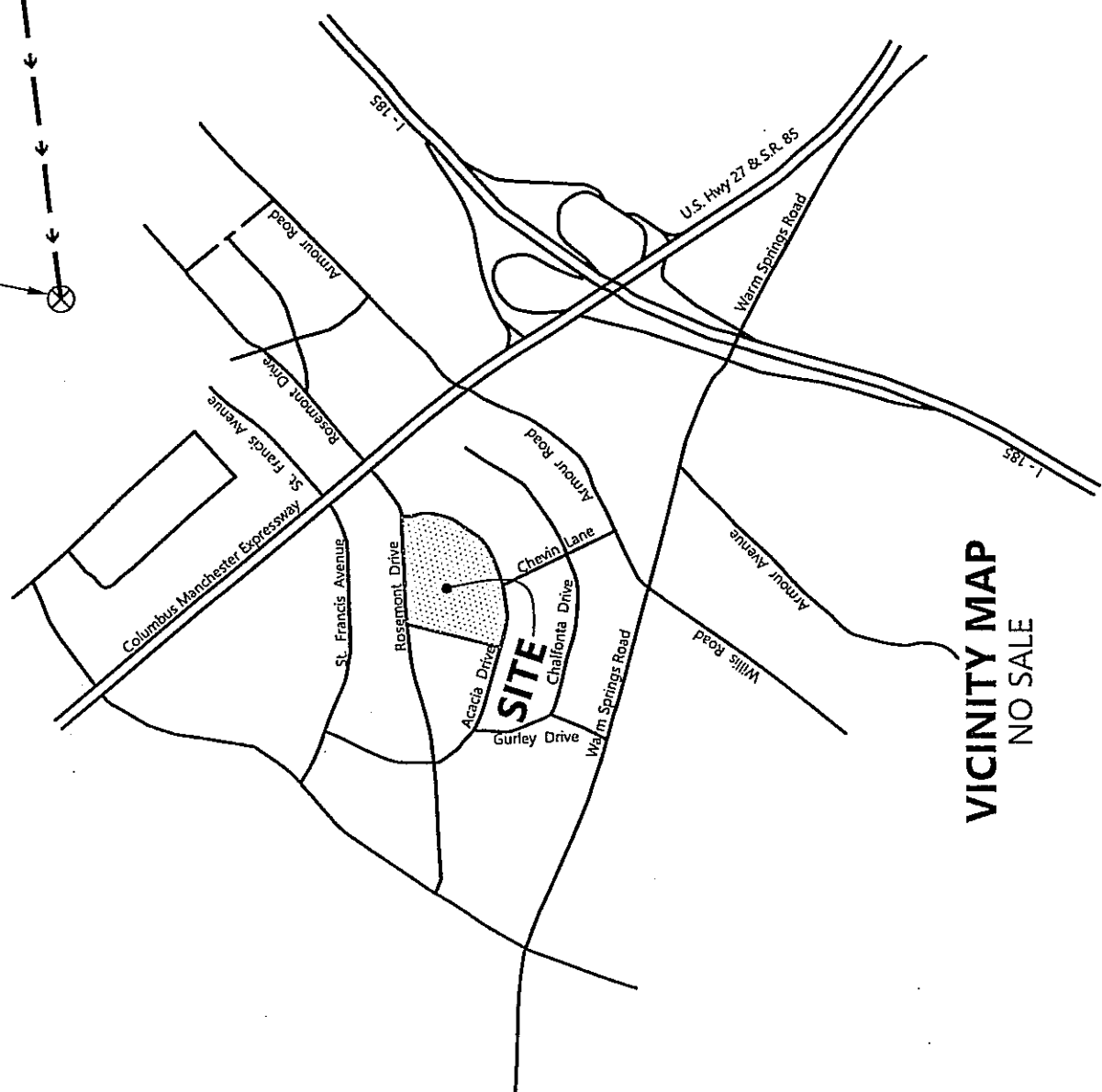
SAN. MH  
TOP = 356.61  
INV. = 351.34

## ROSEMONT

## DRIVE

## DRIVE

## DRIVE



### VICINITY MAP

NO SALE

ROSEMONT HEIGHTS  
BLOCK "K"

ROSEMONT HEIGHTS  
BLOCK "K"

## COMMON AREA

2.177 AC.

### ASPHALT DRIVEWAY

### 25' UTILITY & ACCESS EASEMENT

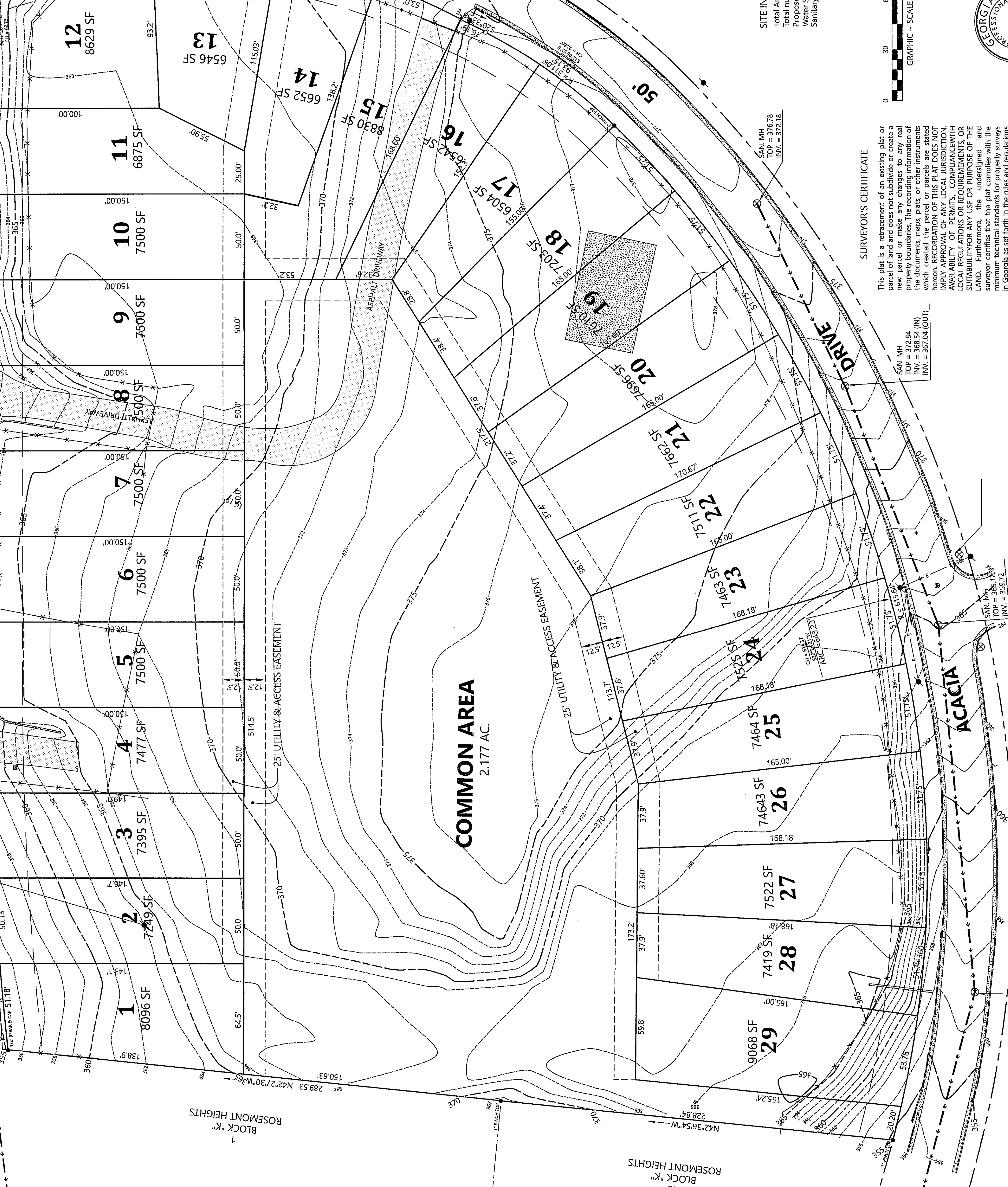
SAN. MH  
TOP = 372.84  
INV. = 365.34 (IN)  
INV. = 367.04 (OUT)

SAN. MH  
TOP = 372.84  
INV. = 365.34 (IN)  
INV. = 367.04 (OUT)

SAN. MH  
TOP = 372.84  
INV. = 365.34 (IN)  
INV. = 367.04 (OUT)

SAN. MH  
TOP = 372.84  
INV. = 365.34 (IN)  
INV. = 367.04 (OUT)

SAN. MH  
TOP = 372.84  
INV. = 365.34 (IN)  
INV. = 367.04 (OUT)



**ZONING - SFR3 (EXISTING)**  
**PROPOSED ZONING - SFR4**  
Minimum lot area - 6000 SF  
Minimum lot width - 50 Ft  
Front building line - 20 Ft  
Rear building line - 30 Ft  
Side corner building line - 20 Ft  
Side building line - 5 Ft (Townhouse 0 Ft)

**OWNER INFORMATION**  
Rosemont Commons LLC  
Columbus, Georgia  
W.M. Wade, manager

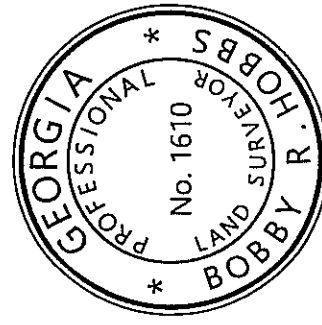
**FLOOD CERTIFICATION**  
I have this date examined the OFFICIAL FLOOD INSURANCE RATE MAP for the subject property, Muscogee County, Georgia, Community Number 135158, dated September 5, 2007. This property is shown on Panel 0036F and is not shown in a 100 year flood zone and is in Zone X.  
*Barry R. Hobbs*  
Barry R. Hobbs, L.L.S.  
Georgia Reg. no. 1610

**SITE INFORMATION**  
Total Area - 7.196 acres  
Total number of lots - 29  
Proposed land use - Single Family  
Water Supply - CWW  
Sanitary Sewer - CWW

- LEGEND**
- DENOTES IRON PIN FOUND
  - DENOTES 5/8" REBAR & CAP SET
  - DENOTES FENCE
  - DENOTES FENCE
  - DENOTES POWER LINE
  - DENOTES MANHOLE
  - DENOTES STORM INLET
  - DENOTES WATER METER
  - DENOTES FIRE HYDRANT
  - DENOTES VALVE
  - DENOTES CONCRETE PAVING
  - DENOTES SANITARY SEWER

### SURVEYOR'S CERTIFICATE

This plat is a retracement of an existing plat or parcel of land and does not subdivide or create a new parcel or make any changes to any real property boundaries. The recording information of the documents, maps, plats, or other instruments which are being recorded in this plat is not intended to constitute a warranty of title or a warranty of RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. Furthermore, the undersigned land surveyor certifies that the plat complies with the minimum technical standards for property surveys in Georgia as set forth in the rules and regulations of the Georgia Board of Registration for Professional Engineers and Land Surveyors and set forth in O.C.G.A. Section 15-6-67.



## ROSEMONT COMMONS

### PART OF LAND LOT 53, 8th DISTRICT

COLUMBUS, MUSCOGEE COUNTY, GEORGIA

SCALE 1" = 30'  
HOBBS SMITH & ASSOC., INC.  
LAND SURVEYORS  
221 9th STREET, COLUMBUS, GEORGIA, 31901  
MARCH 28, 2022

**File Attachments for Item:**

**2. 2nd Reading-** REZN-02-22-0237: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **1311 Warm Springs Road** (parcel # 029-031-001 / 029-030-001) from MROD (Mill Restoration Overlay District) / GC (General Commercial) Zoning District to GC (General Commercial) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Garrett)



## AN ORDINANCE

NO. \_\_\_\_\_

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **1311 Warm Springs Road** (parcel # 029-031-001 / 029-030-001) from MROD (Mill Restoration Overlay District) / GC (General Commercial) Zoning District to GC (General Commercial) Zoning District.

### THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY ORDAINS:

That the Zoning Atlas on file with the Planning Department is hereby amended by changing the aforementioned property from MROD (Mill Restoration Overlay District) / GC (General Commercial) Zoning District to GC (General Commercial) Zoning District.

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN CITY OF COLUMBUS, MUSCOGEE COUNTY, GEORGIA AND BEING KNOWN AS BLOCK "D" AND BLOCK "A" CITY VIEW, AND LYING WHOLLY WITHIN TAX PARCELS 029 030 001 AND 029 031 001 DESCRIBED IN COLUMBUS CONSOLIDATED GOVERNMENT PUBLIC RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A CONCRETE MONUMENT AT THE NORTHEAST END OF A MITERED CORNER FORMING THE INTERSECTION OF THE WESTERLY RIGHT-OF-WAY OF PIERPONT AVENUE AND THE NORTHERLY RIGHT-OF-WAY OF WARM SPRINGS ROAD, SAID POINT BEING THE TRUE POINT-OF BEGINNING.

THENCE SOUTH 26 DEGREES 16 MINUTES 23 SECONDS WEST ALONG SAID MITER, A DISTANCE OF 17.21 FEET TO A CONCRETE MONUMENT ON THE NORTHERLY RIGHT-OF-WAY OF WARM SPRINGS ROAD; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY SOUTH 51 DEGREES 51 MINUTES 07 SECONDS WEST, A DISTANCE OF 346.06 FEET TO A CONCRETE MONUMENT; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY SOUTH 50 DEGREES 33 MINUTES 09 SECONDS WEST, A DISTANCE OF 5.78 FEET TO A CONCRETE MONUMENT; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY SOUTH 51 DEGREES 15 MINUTES 04 SECONDS WEST, A DISTANCE OF 20.30 FEET TO A KNURLED SPIKE AT THE INTERSECTION OF SAID RIGHT-OF-WAY AND THE EASTERLY RIGHT-OF-WAY OF FORMER 13<sup>TH</sup> AVENUE; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY OF WARM SPRINGS ROAD SOUTH 51 DEGREES 15 MINUTES 04 SECONDS WEST, A DISTANCE OF 66.93 FEET TO A POINT ON SAID RIGHT-OF-WAY; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY THENCE CONTINUE ALONG SAID RIGHT-OF-WAY SOUTH 45 DEGREES 57 MINUTES 47 SECONDS WEST, A DISTANCE OF 30.28 FEET TO A POINT ON SAID RIGHT-OF-WAY; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY ALONG A CURVE TO THE RIGHT AN ARC DISTANCE OF 26.42 FEET WITH A RADIUS OF 1,610.00 FEET (SAID CURVE BEING SUBTENDED BY A CHORD DISTANCE OF 26.42 FEET HAVING A BEARING OF SOUTH 46 DEGREES 49 MINUTES 38 SECONDS WEST) TO A CONCRETE MONUMENT AT THE SOUTHEAST END OF A MITERED CORNER FORMING THE INTERSECTION OF SAID RIGHT-OF-WAY OF WARM SPRINGS ROAD AND THE EASTERLY RIGHT-OF-WAY OF 12TH AVENUE; THENCE NORTH 62 DEGREES 59 MINUTES 06 SECONDS WEST ALONG SAID MITER, A DISTANCE OF 36.75 FEET TO A CONCRETE MONUMENT ON THE EASTERLY RIGHT-OF-WAY OF 12TH AVENUE; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY NORTH 00 DEGREES 36 MINUTES 36 SECONDS EAST, A DISTANCE OF 898.16 FEET TO THE INTERSECTION OF SAID RIGHT-OF-WAY

AND THE SOUTHERLY RIGHT-OF-WAY OF 29TH STREET; THENCE TURNING ALONG SAID RIGHT-OF-WAY OF 29TH STREET, SOUTH 89 DEGREES 20 MINUTES 03 SECONDS EAST, A DISTANCE OF 351.47 FEET TO A CRIMPED TOP IRON PIN AT THE INTERSECTION OF SAID RIGHT-OF-WAY OF 29TH STREET AND THE EASTERLY RIGHT-OF-WAY OF FORMER 13TH AVENUE; THENCE CONTINUE ALONG SAID RIGHT-OF-WAY OF 29TH STREET SOUTH 89 DEGREES 20 MINUTES 34 SECONDS EAST, A DISTANCE OF 299.60 FEET TO A CRIMPED TOP IRON PIN AT THE INTERSECTION OF SAID RIGHT-OF-WAY OF 29TH STREET AND THE WESTERLY RIGHT-OF-WAY OF PIERPONT AVENUE; THENCE TURNING ALONG SAID RIGHT-OF-WAY OF PIERPONT AVENUE SOUTH 00 DEGREES 38 MINUTES 25 SECONDS WEST, A DISTANCE OF 375.58 FEET TO A CONCRETE MONUMENT AT THE NORTHEAST END OF A MITERED CORNER FORMING THE INTERSECTION OF THE WESTERLY RIGHT-OF-WAY OF PIERPONT AVENUE AND THE NORTHERLY RIGHT-OF-WAY OF WARM SPRINGS ROAD, SAID POINT BEING THE TRUE POINT-OF-BEGINNING.

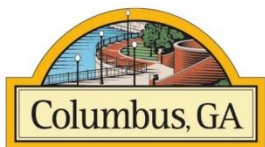
SAID TRACT CONTAINS 9.76 ACRES, MORE OR LESS. THIS LEGAL DESCRIPTION IS BASED UPON A SURVEY FOR SIDLYD INVESTMENTS, LLC, DATED OCTOBER 5, 2021.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 26th day of April, 2022; introduced a second time at a regular meeting of said Council held on the \_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_ members of said Council.

Councilor Allen	voting _____
Councilor Barnes	voting _____
Councilor Crabb	voting _____
Councilor Davis	voting _____
Councilor Garrett	voting _____
Councilor House	voting _____
Councilor Huff	voting _____
Councilor Thomas	voting _____
Councilor Tucker	voting _____
Councilor Woodson	voting _____

**Sandra T Davis**  
Clerk of Council

**B. H. "Skip" Henderson, III**  
Mayor



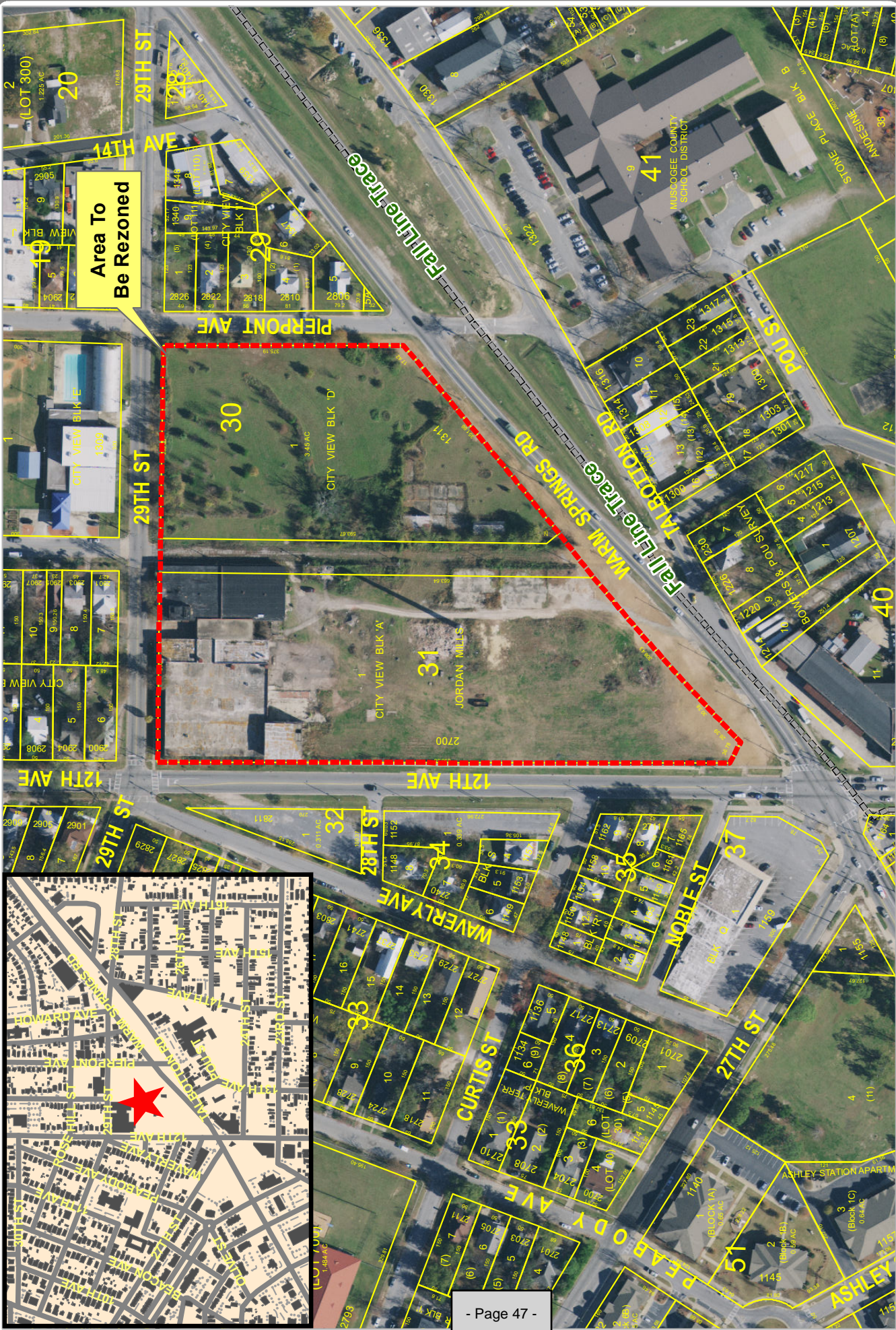
CONSOLIDATED GOVERNMENT  
*What progress has preserved.*  
PLANNING DEPARTMENT

## COUNCIL STAFF REPORT REZN-02-22-0237

<b>Applicant:</b>	SIDLYD Investments, LLC
<b>Owner:</b>	Price Walker / JEL Jordan Mills, LLC
<b>Location:</b>	1311 Warm Springs Road
<b>Parcel:</b>	029-031-001 / 029-030-001
<b>Acreage:</b>	9.76 Acres
<b>Current Zoning Classification:</b>	MROD (Mill Restoration Overlay District) GC (General Commercial)
<b>Proposed Zoning Classification:</b>	GC (General Commercial))
<b>Current Use of Property:</b>	Vacant
<b>Proposed Use of Property:</b>	Medical Office
<b>Council District:</b>	District 8 (Garrett)
<b>PAC Recommendation:</b>	<b>Approval</b> based on the Staff Report and compatibility with existing land uses.
<b>Planning Department Recommendation:</b>	<b>Approval</b> based on compatibility with existing land uses.
<b>Fort Benning's Recommendation:</b>	N/A
<b>DRI Recommendation:</b>	N/A
<b>General Land Use:</b>	Consistent Planning Area D
<b>Current Land Use Designation:</b>	Vacant / Undeveloped
<b>Future Land Use Designation:</b>	General Commercial

<b>Compatible with Existing Land-Uses:</b>	Yes	
<b>Environmental Impacts:</b>	The property does not lie within the floodway and floodplain area. The developer will need an approved drainage plan prior to issuance of a Site Development permit, if a permit is required.	
<b>City Services:</b>	Property is served by all city services.	
<b>Traffic Impact:</b>	Average Annual Daily Trips (AADT) will decrease to 384 from 1,746 trips if used for commercial use. The Level of Service (LOS) will remain at level B.	
<b>Traffic Engineering:</b>	This site shall meet the Codes and regulations of the Columbus Consolidated Government for commercial usage.	
<b>Surrounding Zoning:</b>	<b>North</b>	NC (Neighborhood Commercial) RMF2 (Residential Multifamily 2)
	<b>South</b>	LMI (Light Manufacturing / Industrial)
	<b>East</b>	LMI (Light Manufacturing / Industrial)
	<b>West</b>	MROD (Mill Restoration Overlay District)
<b>Reasonableness of Request:</b>	The request is compatible with existing land uses.	
<b>School Impact:</b>	N/A	
<b>Buffer Requirement:</b>	N/A	
<b>Attitude of Property Owners:</b>	<b>Ninety (90)</b> property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received no calls and/or emails regarding the rezoning.	
	<b>Approval</b>	<b>0</b> Responses
	<b>Opposition</b>	<b>0</b> Responses
<b>Additional Information:</b>	N/A	
<b>Attachments:</b>	Aerial Land Use Map Location Map Zoning Map Existing Land Use Map Future Land Use Map Traffic Report Site Plan	





0 100 200 Feet

1 inch = 200 feet

Data Source: IT/GIS

Author: David Cooper

Aerial Map for REZN 02-22-0237

Map 029 Block 030 & 031 Lots 001

Planning Department-Planning Division

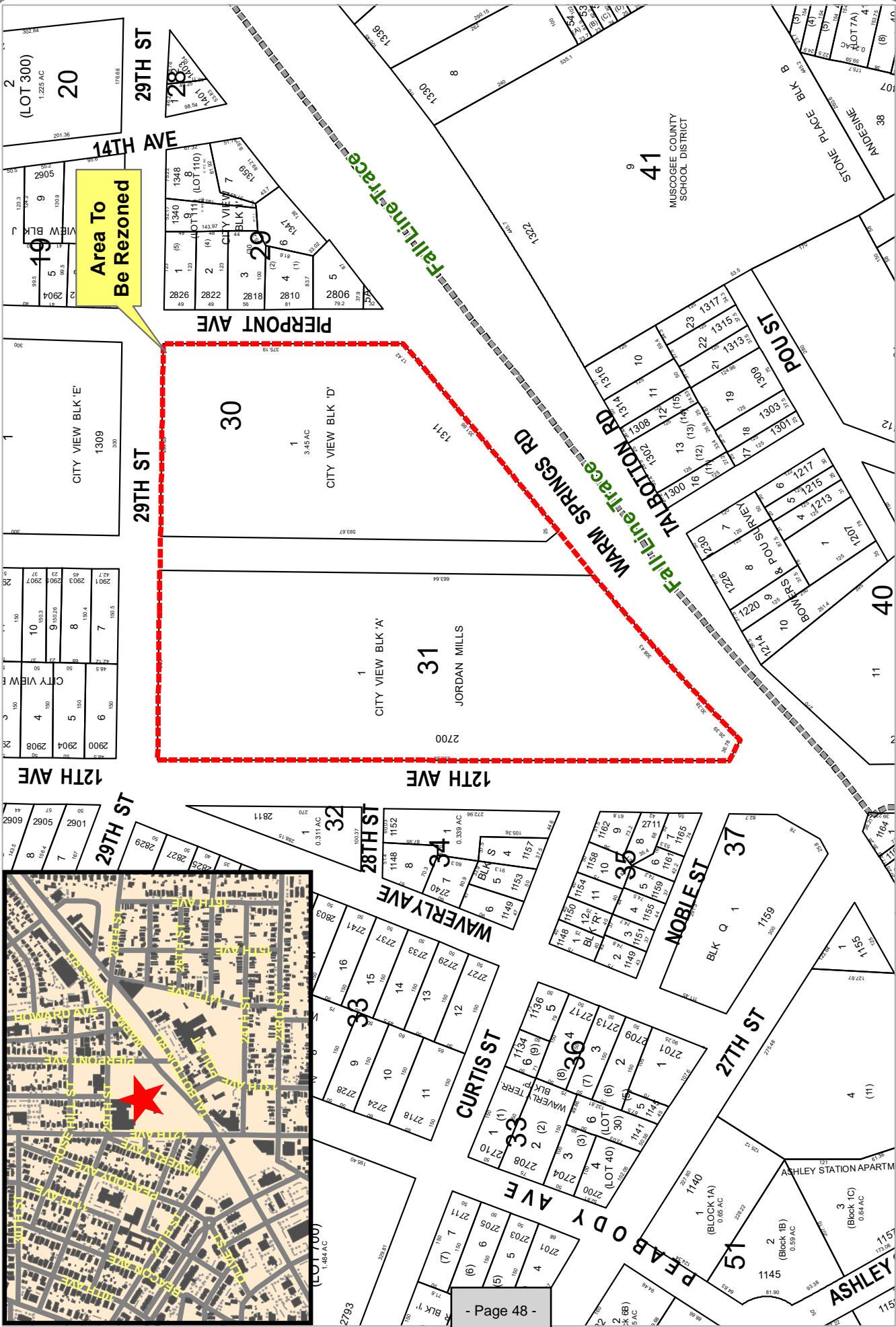
Prepared By Planning GIS Tech

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Map information is believed to be correct but is not guaranteed.



Date: 4/19/2022





Item #2.



0 100 200 Feet

1 inch = 200 feet

Data Source: IT/GIS

Author: David Cooper

Location Map for REZN 02-22-0237

Map 029 Block 030 & 031 Lots 001

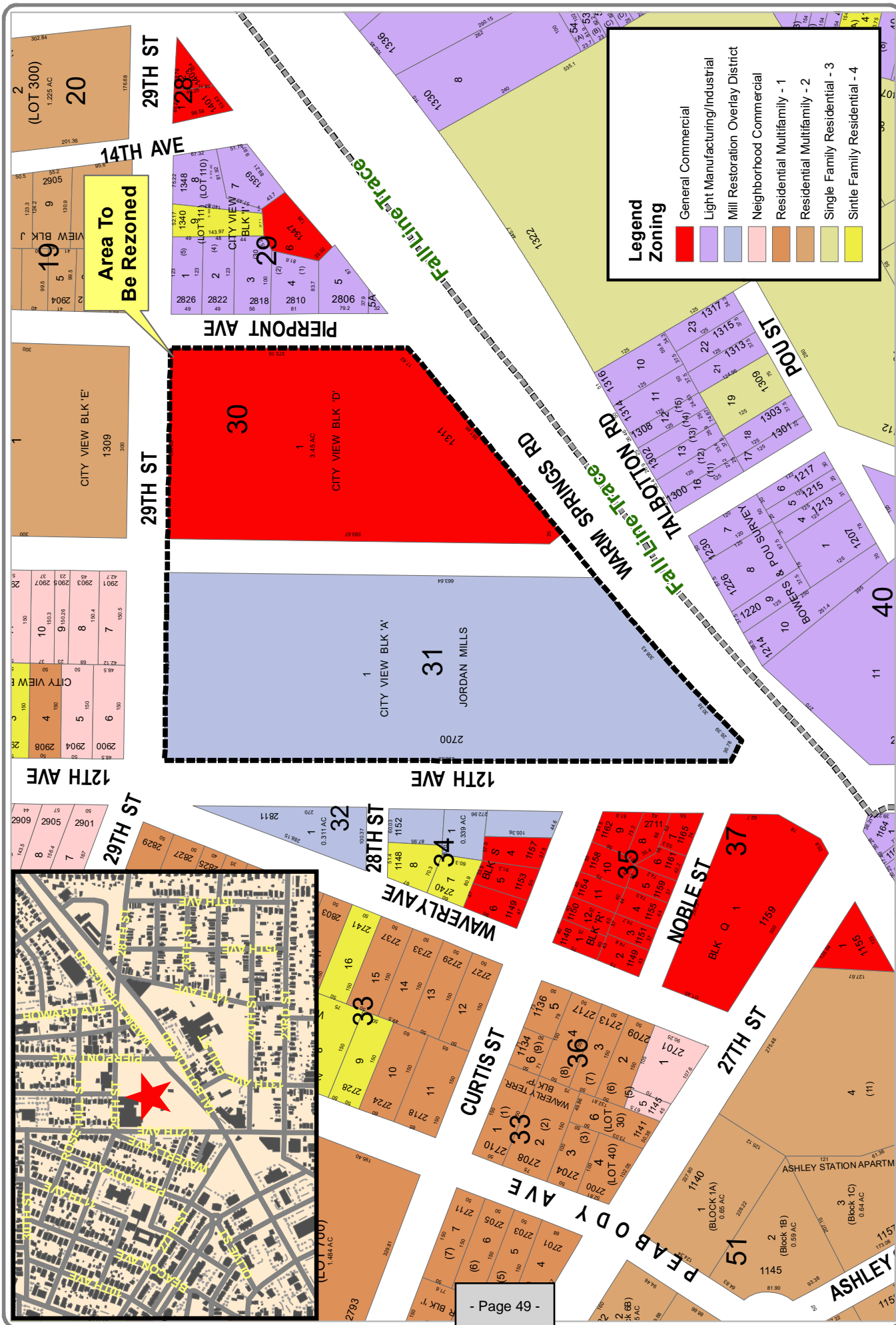
Planning Department-Planning Division

Prepared By Planning GIS Tech

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Date: 4/19/2022



Item #2.



0 100 200 Feet  
1 inch = 200 feet  
Data Source: IT/GIS  
Author: David Cooper

Zoning Map for REZN 02-22-0237  
Map 029 Block 030 & 031 Lots 001  
Planning Department-Planning Division  
Prepared By Planning GIS Tech

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Map information is believed to be correct but is not guaranteed.



Date: 4/19/2022





Item #2.

0 100 200 Feet

1 inch = 200 feet

Data Source: IT/GIS

Author: David Cooper

Existing Land Use Map for REZN 02-22-0237

Map 029 Block 030 & 031 Lots 001

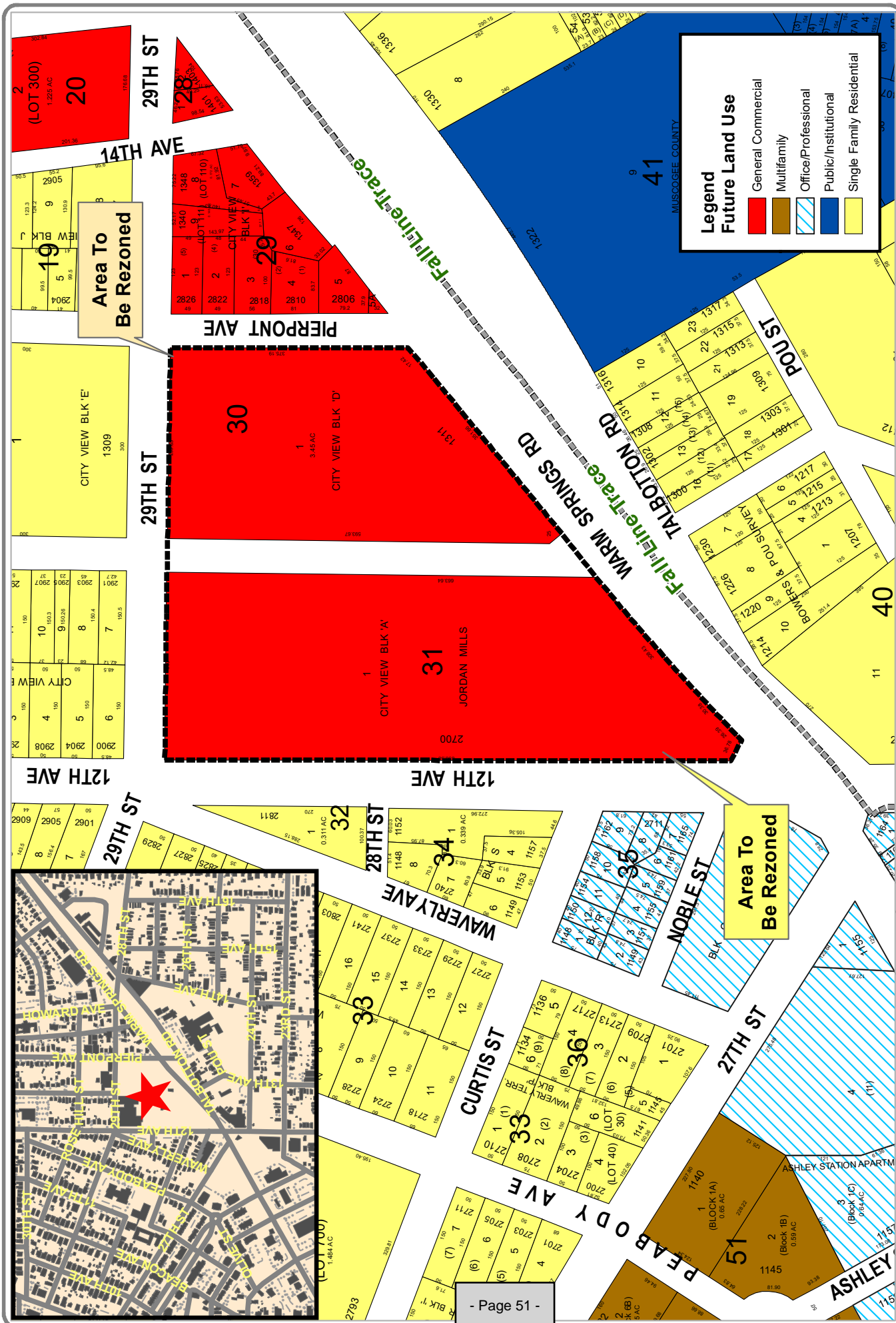
Planning Department-Planning Division

Prepared By Planning GIS Tech

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Date: 4/19/2022





0 100 200 Feet  
1 inch = 200 feet  
Data Source: IT/GIS  
Author: David Cooper

Future Land Use Map for REZN 02-22-0237  
Map 029 Block 030 & 031 Lots 001  
Planning Department-Planning Division  
Prepared By Planning GIS Tech

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Map information is believed to be correct but is not guaranteed.



REZONING TRAFFIC ANALYSIS FORM

ZONING CASE NO.  
PROJECT  
CLIENT  
REZONING REQUEST

REZN 02-22-0237  
1311 Warm Springs Road  
  
MROD & GC to GC

LAND USE

Trip Generation Land Use Code\*  
Existing Land Use  
Proposed Land Use  
Existing Trip Rate Unit  
Proposed Trip Rate Unit

220, 814 & 720  
Mill Restoration Overlay District - (MROD) & General Commerical - (GC)  
General Commercial - (GC)  
RMF1 & NC - Acreage converted to square footage.  
GC - Number of Vehicle Fueling Positions

TRIP END CALCULATION\*

Land Use	ITE Code	Zone Code	Quantity	Trip Rate	Total Trips
Daily (Existing Zoning)					
Apartments	220	MROD	200 Units	6.65	1,330
Specialty Retail Center	814	GC	3.58 Acres	44.32	173
				42.04	163
				20.43	80
				Total	1,746
Daily (Proposed Zoning)					
Medical-Dental Office	720	GC	9.76 Acres	36.13	384
				Total	384

Note: \* Denotes calculation are based on Trip Generation, 8th Edition by Institute of Transportation Engineers

TRAFFIC PROJECTIONS

EXISTING ZONING (MROD & GC)			PROPOSED ZONING (GC)		
Name of Street		Warm Springs Road	Name of Street		Warm Springs Road
Street Classification		Undivided Arterial	Street Classification		Undivided Arterial
No. of Lanes		4	No. of Lanes		4
City Traffic Count (2020)		7,480	City Traffic Count (2020)		7,480
Existing Level of Service (LOS)**		B	Existing Level of Service (LOS)**		B
Additional Traffic due to Existing Zoning		1,746	Additional Traffic due to Proposed		384
Total Projected Traffic (2021)		9,226	Total Projected Traffic (2021)		7,864
Projected Level of Service (LOS)**		B	Projected Level of Service (LOS)**		B

Note: \*\* Denotes Level of Service Based on National Standards for Different Facility Type (TABLE1- General Highway Capacities by Facility Type)







**File Attachments for Item:**

**3. 2nd Reading-** REZN-02-22-0338: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **2016 Comer Avenue** (parcel # 016-030-006) from NC (Neighborhood Commercial) Zoning District to RO (Residential Office) Zoning District. (Planning Department and PAC recommend approval)(Councilor Woodson)

**AN ORDINANCE****NO. \_\_\_\_\_**

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **2016 Comer Avenue** (parcel # 016-030-006) from NC (Neighborhood Commercial) Zoning District to RO (Residential Office) Zoning District.

**THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY ORDAINS:**

That the Zoning Atlas on file with the Planning Department is hereby amended by changing the property described below from NC (Neighborhood Commercial) Zoning District to RO (Residential Office) Zoning District.

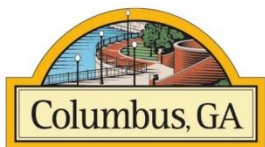
All that parcel of land currently designated as Southern Street between Corner Avenue and 11<sup>th</sup> Avenue and being more particularly described as that tract beginning at a point, said point being the southeast corner of the intersection of 11<sup>th</sup> Avenue and Southern Street; from said point running westerly along the south right-of-way of Southern Street 128.5 feet to a pin, thence 48.88 feet to a pin, thence 62.2 feet to a pin, thence 100 feet to a pin, thence 109.9 feet to a pin, said pin being the northeast corner of the intersection of Comer Avenue and Southern Street; thence northwesterly across Southern Street to a pin, said pin being the northwest corner of the intersection of Corner Avenue and Southern Street; thence easterly along the north right-of-way of Southern Street 152.09 feet to a pin, thence 63 feet to a pin, thence 200.36 feet to a pin, said pin being the southwest intersection of 11<sup>th</sup> Avenue and Southern Street; thence southeasterly across Southern Street to a pin, said pin being the point of beginning.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 26th day of April, 2022; introduced a second time at a regular meeting of said Council held on the \_\_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members of said Council.

Councilor Allen	voting _____
Councilor Barnes	voting _____
Councilor Crabb	voting _____
Councilor Davis	voting _____
Councilor Garrett	voting _____
Councilor House	voting _____
Councilor Huff	voting _____
Councilor Thomas	voting _____
Councilor Tucker	voting _____
Councilor Woodson	voting _____

\_\_\_\_\_  
**Sandra T Davis**  
 Clerk of Council

\_\_\_\_\_  
**B. H. "Skip" Henderson, III**  
 Mayor



CONSOLIDATED GOVERNMENT  
*What progress has preserved.*  
 PLANNING DEPARTMENT

## COUNCIL STAFF REPORT

### REZN-02-22-0338

<b>Applicant:</b>	Lucy Jones
<b>Owner:</b>	Frank Lumpkin
<b>Location:</b>	2016 Comer Avenue
<b>Parcel:</b>	016-030-006
<b>Acreage:</b>	2.15 Acres
<b>Current Zoning Classification:</b>	NC (Neighborhood Commercial)
<b>Proposed Zoning Classification:</b>	RO (Residential Office)
<b>Current Use of Property:</b>	Vacant / Undeveloped
<b>Proposed Use of Property:</b>	Multifamily
<b>Council District:</b>	District 7 (Woodson)
<b>PAC Recommendation:</b>	<b>Approval</b> based on the Staff Report and compatibility with existing land uses.
<b>Planning Department Recommendation:</b>	<b>Approval</b> based on compatibility with existing land uses.
<b>Fort Benning's Recommendation:</b>	N/A
<b>DRI Recommendation:</b>	N/A
<b>General Land Use:</b>	Consistent Planning Area D
<b>Current Land Use Designation:</b>	Vacant / Undeveloped
<b>Future Land Use Designation:</b>	Office / Professional

<b>Compatible with Existing Land-Uses:</b>	Yes														
<b>Environmental Impacts:</b>	The property does not lie within the floodway and floodplain area. The developer will need an approved drainage plan prior to issuance of a Site Development permit, if a permit is required.														
<b>City Services:</b>	Property is served by all city services.														
<b>Traffic Impact:</b>	Average Annual Daily Trips (AADT) will decrease to 209 trips from 250 trips if used for residential use. The Level of Service (LOS) will remain at level C.														
<b>Traffic Engineering:</b>	This site shall meet the Codes and regulations of the Columbus Consolidated Government for commercial usage.														
<b>Surrounding Zoning:</b>	<table> <tr> <td><b>North</b></td><td>Classification (Classification)</td></tr> <tr> <td><b>North</b></td><td>RMF1 (Residential Multifamily 1)</td></tr> <tr> <td></td><td>NC (Neighborhood Commercial)</td></tr> <tr> <td></td><td>GC (General Commercial)</td></tr> <tr> <td><b>South</b></td><td>RMF1 (Residential Multifamily 1)</td></tr> <tr> <td><b>East</b></td><td>RMF1 (Residential Multifamily 1)</td></tr> <tr> <td><b>West</b></td><td>RO (Residential Office)</td></tr> </table>	<b>North</b>	Classification (Classification)	<b>North</b>	RMF1 (Residential Multifamily 1)		NC (Neighborhood Commercial)		GC (General Commercial)	<b>South</b>	RMF1 (Residential Multifamily 1)	<b>East</b>	RMF1 (Residential Multifamily 1)	<b>West</b>	RO (Residential Office)
<b>North</b>	Classification (Classification)														
<b>North</b>	RMF1 (Residential Multifamily 1)														
	NC (Neighborhood Commercial)														
	GC (General Commercial)														
<b>South</b>	RMF1 (Residential Multifamily 1)														
<b>East</b>	RMF1 (Residential Multifamily 1)														
<b>West</b>	RO (Residential Office)														
<b>Reasonableness of Request:</b>	The request is compatible with existing land uses.														
<b>School Impact:</b>	N/A														
<b>Buffer Requirement:</b>	<p>The site shall include a Category C buffer along all property lines bordered by the RMF1 zoning district. The 3 options under Category C are:</p> <ol style="list-style-type: none"> <li>1) <b>20 feet</b> with a certain amount of canopy trees, under story trees, and shrubs / ornamental grasses per 100 linear feet.</li> <li>2) <b>10 feet</b> with a certain amount of shrubs / ornamental grasses per 100 linear feet and a wood fence or masonry wall.</li> <li>3) <b>30 feet</b> undisturbed natural buffer.</li> </ol>														
<b>Attitude of Property Owners:</b>	<b>Thirty (30)</b> property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received no calls and/or emails regarding the rezoning.														

**Approval** 0 Responses  
**Opposition** 0 Responses

**Additional Information:** N/A

**Attachments:** Aerial Land Use Map  
Location Map  
Zoning Map  
Existing Land Use Map  
Future Land Use Map  
Traffic Report  
Site Plan





**Area To  
Be Rezoned**





This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

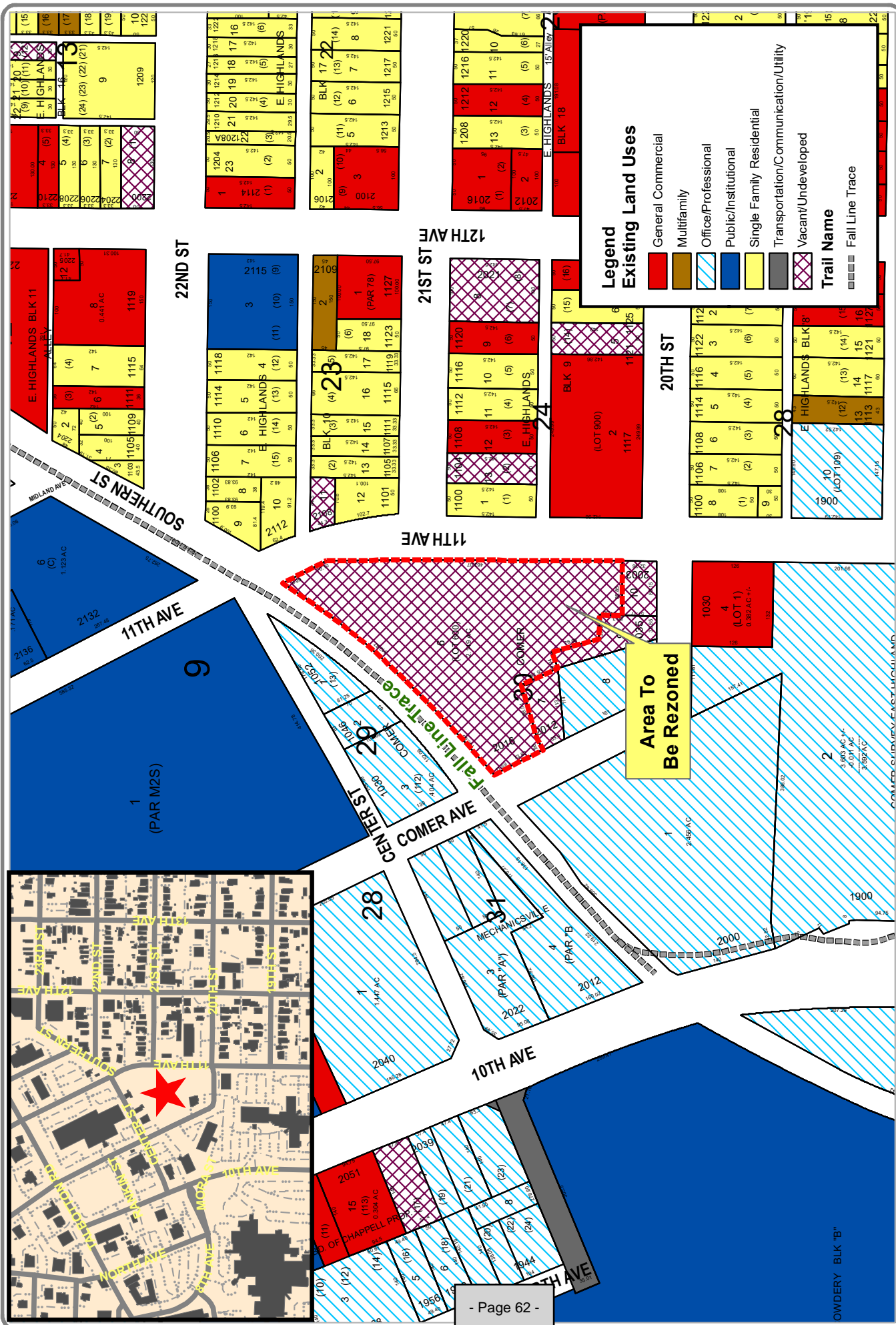
Date: 2/18/2022

Location Map for REZN 02-22-0338  
Map 016 Block 030 Lot 006  
Planning Department-Planning Division  
Prepared By Planning GIS Tech

0 100 200 Feet  
1 inch = 200 feet  
Data Source: I/T/GIS  
Author: David Cooper







0 100 200 Feet  
1 inch = 200 feet  
Data Source: IT/GIS  
Author: David Cooper

Existing Land Use Map for REZN 02-22-0338  
Map 016 Block 030 Lot 006  
Planning Department-Planning Division  
Prepared By Planning GIS Tech

This material is made available as a public service.  
Maps and data are to be used for reference purposes only.  
The data contained is subject to constant change.  
Map information is believed to be correct but is not guaranteed.







**ZONING CASE NO.**  
**PROJECT**  
**CLIENT**  
**REZONING REQUEST**

REZN 02-22-0338  
2016 Comer Avenue

NC to RO

Trip Generation Land Use	Land Use Code*
Existing Land Use	814 & 252
Proposed Land Use	Neighborhood Commercial (NC)
Existing Trip Rate Unit	Residential Office - (RO)
Proposed Trip Rate Unit	NC - Acreage converted to square footage.
	RO - Number of Units

814 &amp; 252

Neighborhood Commercial (NC)

Residential Office - (RO)

NC - Acreage converted to square footage.

RO - Number of Units

Land Use	ITE Code	Zone Code	Quantity	Trip Rate	Total Trips
<b><i>Daily (Existing Zoning)</i></b>					
Specialty Retail Center	814	NC	2.15 Acres	44.32	104
				42.04	98
				20.43	48
				<b>Total</b>	<b>250</b>
<b><i>Daily (Proposed Zoning)</i></b>					
Senior Adult Housing - Detached	252	RO	60 Units	3.48	209
				<b>Total</b>	<b>209</b>

**Note:** \* Denotes calculation are based on Trip Generation, 8th Edition by Institute of Transportation Engineers

**EXISTING ZONING (NC)**

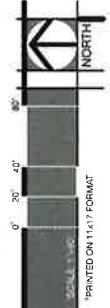
Name of Street	Talbotton Road
Street Classification	Undivided Arterial w/center In
No. of Lanes	3
City Traffic Count (2020)	9,940
Existing Level of Service (LOS)**	C
Additional Traffic due to Existing Zoning	250
Total Projected Traffic (2021)	10,190
Projected Level of Service (LOS)**	C

Note: \*\* Denotes Level of Service Based on National Standards for Different Facility Type (TABLE1- General Highway Capacities by Facility Type)

Project Summary (2021)		Talbotton Road
Name of Street		Undivided Arterial w/center In
Street Classification		
No. of Lanes	3	9,940
City Traffic Count (2020)		C
Existing Level of Service (LOS)**		209
Additional Traffic due to Proposed		10,149
Total Projected Traffic (2021)		C
Projected Level of Service (LOS)**		

Note: \*\* Denotes Level of Service Based on National Standards for Different Facility Type (TABLE1- General Highway Capacities by Facility Type)





CONCEPTUAL SITE PLAN

February 10, 2022

11th AVENUE

Columbus, GA

**File Attachments for Item:**

**4. 2nd Reading-** RZN-02-22-0339: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **1118 10th Avenue** (parcel # 018-016-002) from LMI (Light Manufacturing / Industrial) Zoning District to GC (General Commercial) Zoning District. (Planning Department and PAC recommend approval.) (Councilor Woodson)



**AN ORDINANCE****NO. \_\_\_\_\_**

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia to change certain boundaries of a district located at **1118 10<sup>th</sup> Avenue** (parcel # 018-016-002) from LMI (Light Manufacturing / Industrial) Zoning District to GC (General Commercial) Zoning District.

**THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY ORDAINS:**

That the Zoning Atlas on file with the Planning Department is hereby amended by changing the property described below from LMI (Light Manufacturing / Industrial) Zoning District to GC (General Commercial) Zoning District.

All that lot, tract, or parcel of land lying and being on the easterly side of 10th Avenue and containing .1137 acres, more or less, said property being in part of the Coweta Reserve in Columbus, Muscogee County, Georgia as more particularly depicted on that certain map or plat attached hereto as Exhibit "A".

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 26th day of April, 2022; introduced a second time at a regular meeting of said Council held on the \_\_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members of said Council.

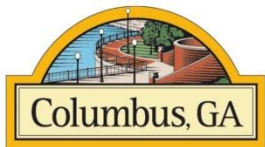
Councilor Allen	voting _____
Councilor Barnes	voting _____
Councilor Crabb	voting _____
Councilor Davis	voting _____
Councilor Garrett	voting _____
Councilor House	voting _____
Councilor Huff	voting _____
Councilor Thomas	voting _____
Councilor Tucker	voting _____
Councilor Woodson	voting _____

\_\_\_\_\_  
**Sandra T Davis**  
 Clerk of Council

\_\_\_\_\_  
**B. H. "Skip" Henderson, III**  
 Mayor

## EXHIBIT “A”





CONSOLIDATED GOVERNMENT  
*What progress has preserved.*  
 PLANNING DEPARTMENT

## COUNCIL STAFF REPORT

### REZN-02-22-0339

<b>Applicant:</b>	Deals N Steals Outlet, Inc.
<b>Owner:</b>	Same
<b>Location:</b>	1118 10th Avenue
<b>Parcel:</b>	018-016-002
<b>Acreage:</b>	0.11 Acres
<b>Current Zoning Classification:</b>	LMI (Light Manufacturing / Industrial)
<b>Proposed Zoning Classification:</b>	GC (General Commercial)
<b>Current Use of Property:</b>	Vacant Building
<b>Proposed Use of Property:</b>	Retail, General
<b>Council District:</b>	District 7 (Woodson)
<b>PAC Recommendation:</b>	<b>Approval</b> based on the Staff Report and compatibility with existing land uses.
<b>Planning Department Recommendation:</b>	<b>Approval</b> based on compatibility with existing land uses.
<b>Fort Benning's Recommendation:</b>	N/A
<b>DRI Recommendation:</b>	N/A
<b>General Land Use:</b>	Consistent Planning Area D
<b>Current Land Use Designation:</b>	Light Manufacturing / Industrial
<b>Future Land Use Designation:</b>	Mixed Use

<b>Compatible with Existing Land-Uses:</b>	Yes
<b>Environmental Impacts:</b>	The property does not lie within the floodway and floodplain area. The developer will need an approved drainage plan prior to issuance of a Site Development permit, if a permit is required.
<b>City Services:</b>	Property is served by all city services.
<b>Traffic Impact:</b>	Average Annual Daily Trips (AADT) will increase to 132 trips from 6 trips if used for commercial use. The Level of Service (LOS) will remain at level A.
<b>Traffic Engineering:</b>	This site shall meet the Codes and regulations of the Columbus Consolidated Government for commercial usage.
<b>Surrounding Zoning:</b>	<div> <div> <b>North</b>  <b>South</b>  <b>East</b>  <b>West</b> </div> <div> LMI (Light Manufacturing / Industrial)  GC (General Commercial)  RMF2 (Residential Multifamily 2)  LMI (Light Manufacturing / Industrial) </div> </div>
<b>Reasonableness of Request:</b>	The request is compatible with existing land uses.
<b>School Impact:</b>	N/A
<b>Buffer Requirement:</b>	<p>The site shall include a Category C buffer along all property lines bordered by the LMI zoning district. The 3 options under Category C are:</p> <ol style="list-style-type: none"> <li>1) <b>20 feet</b> with a certain amount of canopy trees, under story trees, and shrubs / ornamental grasses per 100 linear feet.</li> <li>2) <b>10 feet</b> with a certain amount of shrubs / ornamental grasses per 100 linear feet and a wood fence or masonry wall.</li> <li>3) <b>30 feet</b> undisturbed natural buffer.</li> </ol>
<b>Attitude of Property Owners:</b>	<b>Fifteen (15)</b> property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received no calls and/or emails regarding the rezoning.
<b>Approval</b>	<b>0 Responses</b>
<b>Opposition</b>	<b>0 Responses</b>

**Additional Information:**

N/A

**Attachments:**

Aerial Land Use Map  
Location Map  
Zoning Map  
Existing Land Use Map  
Future Land Use Map  
Traffic Report  
Site Plan





0 50 100 Feet

1 inch = 100 feet

Data Source: IT/GIS

Author: David Cooper

Aerial Map for REZN 02-22-0339

Map 018 Block 016 Lot 002

Planning Department-Planning Division

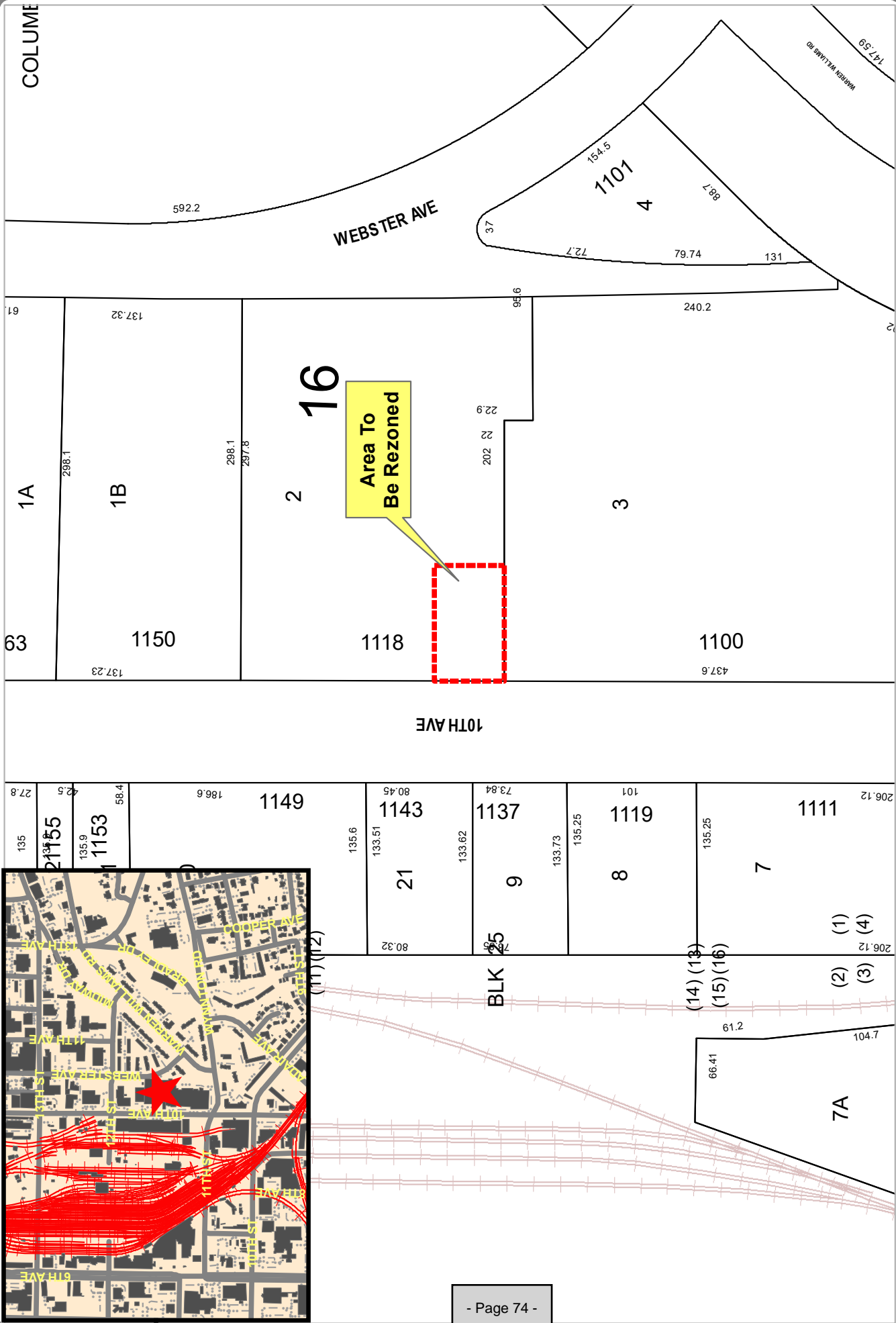
Prepared By Planning GIS Tech

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Date: 4/19/2022





**Item #4.**

**Location Map for REZN 02-22-0339**  
**Map 018 Block 016 Lot 002**  
**Planning Department-Planning Division**  
**Prepared By Planning GIS Tech**

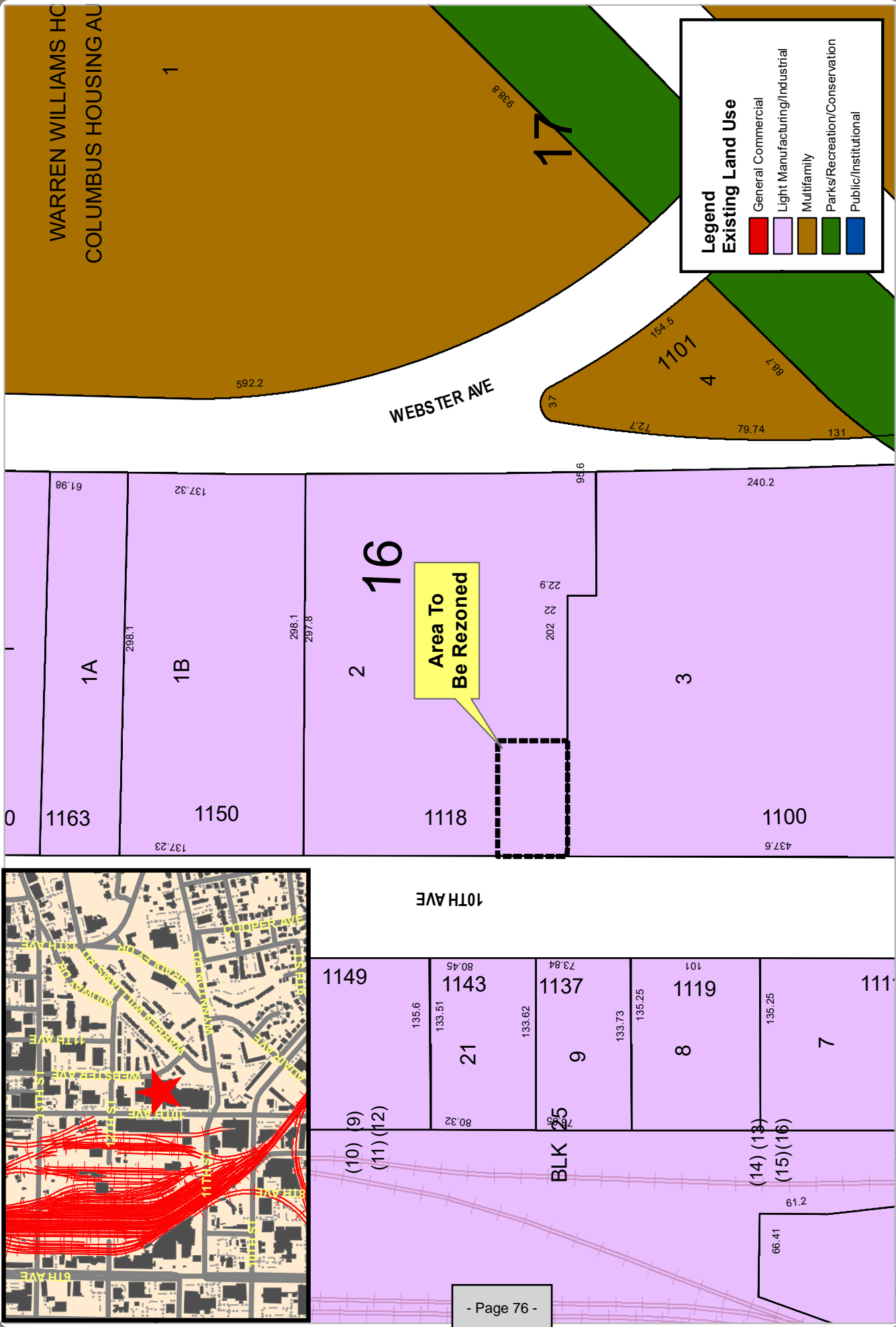
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Date: 4/19/2022

0 50 100 Feet  
 1 inch = 100 feet  
 Data Source: IT/GIS  
 Author: David Cooper







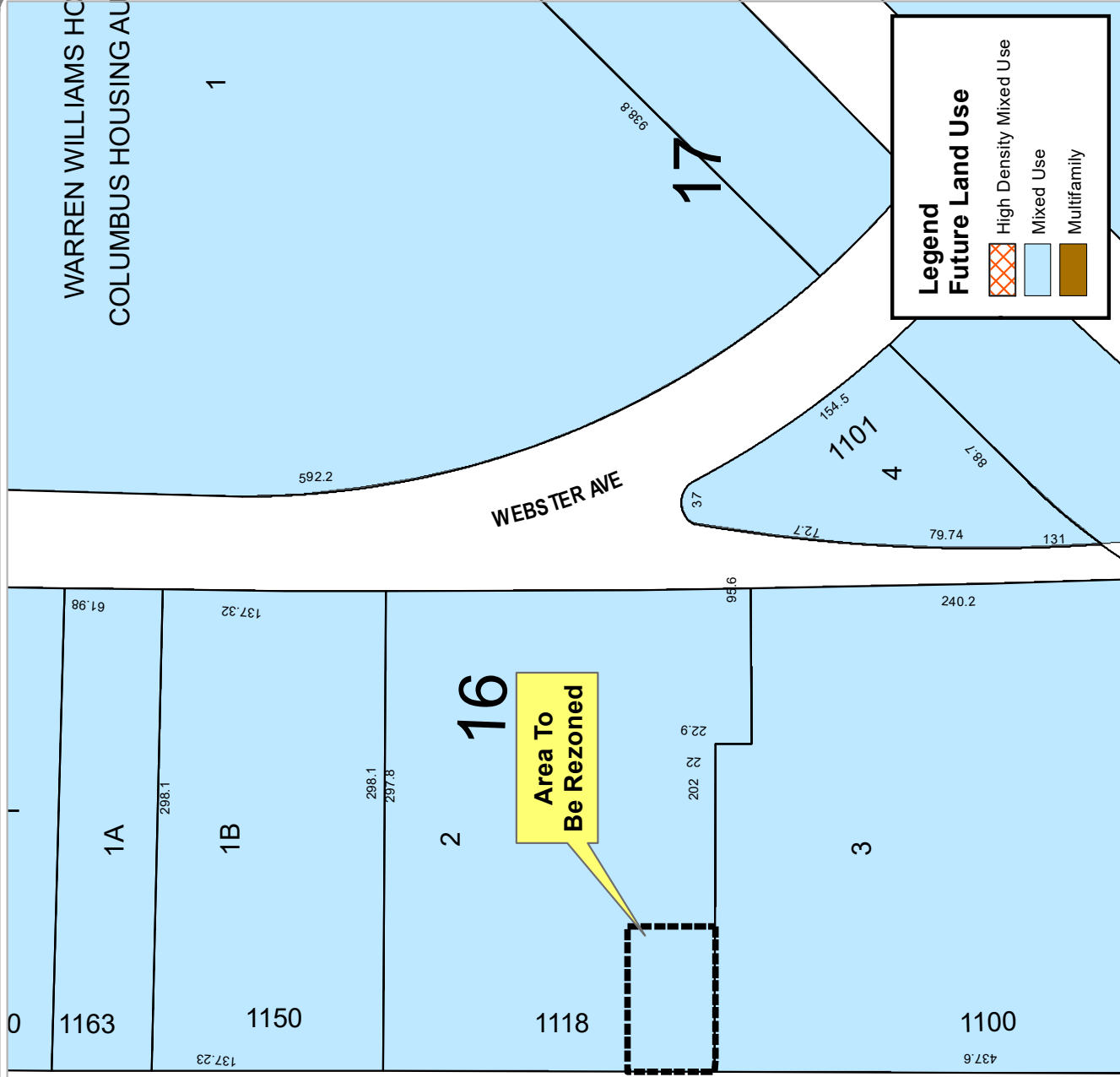
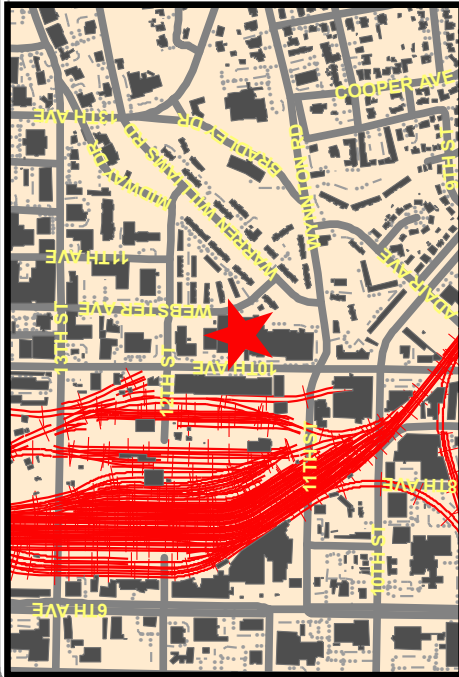
Item #4.

0 50 100 Feet  
1 inch = 100 feet  
Data Source: IT/GIS  
Author: David Cooper

Existing Land Use Map for REZN 02-22-0339  
Map 018 Block 016 Lot 002  
Planning Department-Planning Division  
Prepared By Planning GIS Tech

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Date: 4/19/2022



Item #4.

1 inch = 100 feet  
0 50 100 Feet

Data Source: IT/GIS  
Author: David Cooper

Future Land Use Map for REZN 02-22-0339  
Map 018 Block 016 Lot 002  
Planning Department-Planning Division  
Prepared By Planning GIS Tech

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

Date: 4/19/2022

REZN 02-22-0339  
1118 10th Avenue  
LMI to GC

REZN 02-22-0339  
1118 10th Avenue  
LMI to GC

Trip Generation Land Use Code\*

Existing Land Use

Proposed Land Use

Existing Trip Rate Unit

Proposed Trip Rate Unit

110 & 814

Light Manufacturing - Industrial - (LMI)

General Commercial - (GC)

LMI - Acreage converted to square footage.

GC - Acreage converted to square footage.

[illegible]

## TRAFFIC PROJECTIONS

Name of Street	10th Avenue
Street Classification	Undivided Arterial
No. of Lanes	4
City Traffic Count (2020)	7,430
Existing Level of Service (LOS)**	A
Additional Traffic due to Existing Zoning	6
Total Projected Traffic (2021)	7,436
Projected Level of Service (LOS)**	A

Note: \*\* Denotes Level of Service Based on National Standards for Different Facility Type (TABLE1- General Highway Capacities by Facility Type)

Name of Street	10th Avenue
Street Classification	Undivided Arterial
No. of Lanes	4
City Traffic Count ( <b>2020</b> )	7,430
Existing Level of Service (LOS)**	A
Additional Traffic due to Proposed	132
Total Projected Traffic (2021)	7,562
Projected Level of Service (LOS)**	A

Note: \*\* Denotes Level of Service Based on National Standards for Different Facility Type (TABLE1- General Highway Capacities by Facility Type)

NOT ALL IMPROVEMENTS ARE SHOWN AT THIS TIME.

Prior to commencing any land disturbing activity on any lot shown herein, a "SITE DEVELOPMENT PLAN" must be approved by the Department of Engineering of Columbia, Georgia.

All drainage banks are subject to natural erosion. The Columbus Consolidated Government shall not be responsible for any erosion to said banks or the restoration and stabilization thereof.

**WEBSTER AVENUE R/W VARIES**  
(DEED BOOK 475, PAGE 2)

231.31  
S0313'30"E ———



## SURVEYOR'S CERTIFICATE

As required by subsection (6) of O.C.G.A. Section 47-2-17, the following provisions shall apply to all surveys prepared and approved by the Georgia Board of Land Surveyors and approved by all applicable local jurisdictions for recording as evidenced by approval certificates, approvals, stamps, or statements thereof. Such approvals or affirmations should be confirmed with the appropriate governmental bodies by any purchaser or user of this plat so as to intended purposes. Furthermore, the undersigned land surveyor warrants that the survey was prepared in accordance with the standards for property surveys in Georgia as set forth in the rules and regulations of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in O.C.G.A. Section 47-5-6-67.

Bob R. Hobbs

## SURVEYOR'S CERTIFICATE

It is hereby certified that this plot is true and correct and was prepared from an actual survey of the property by me or under my supervision; that all monuments shown hereon actually exist and their location, type and material are correctly shown.

The field data upon which this plot is based has a closure precision of one foot in 21,152 feet, and an angular error of 00'00" per angle point, and was adjusted using the compass rule.

The following type of equipment was used to obtain the linear and angular measurements used in the preparation of this plot: TOPCON 211D TOTAL STATION. This plot is calculated for closure and is found to be accurate within one foot in 100,000+ feet.

Dr. *Bobby R. Hobbs*  
Bobby R. Hobbs  
Registered Georgia Land Surveyor No. 1610  
221 9th Street  
Columbus, Ga 31901  
01/21/2013

### OWNER'S CERTIFICATE

STATE OF GEORGIA  
COUNTY OF MUSCOGEE

The undersigned certifies that he or she is the fee simple owner of the land shown on this plat and that the plat and the public improvements contained therein or associated therein meet all applicable requirements and standards of the Columbus Unified Development Code.

Owner's name DEALS-N-STEALS OUTLET, INC.  
P.O. BOX 6907, ATLANTA GEORGIA 30315

WORKING ASSOCIATE

10

DENOTES IRON PIN FOUND

DENOTES 5/8" REBAR & C

30 0 30 60 90  
DENOTES 3/8 REBAR & CAP SET  
GRAPHIC SCALE: 1"=30'

I have this date examined the OFFICIAL FLOOD INSURANCE RATE MAP dated November 05, 2007, covering Columbus, GA. Community No. 135138. Subject property is located on parcel 055F of said map. This property is not in a 100 year flood zone with the exception of that part of this property shown as being in said flood zone.

*Bobby R. Nabbs*  
Bobby R. Nabbs, Land Surveyor  
Carnegie Bldg. No. 1610

**CERTIFICATE OF FINAL PLAT APPROVAL**

All requirements for the Unified Development Code having been represented as being fulfilled by this plat, the undersigned acting under authority of the City Council of the Columbus Consolidated Government hereby approves this plat for recordation by the Clerk of the Superior Court.

Planning Division

Date:

**CERTIFICATE OF FINAL PLAT APPROVAL**

Streets, storm drainage design, construction plans and easements meet the requirements of the Council of Columbus, Georgia and are approved by the Department of Engineering of Columbus, Georgia.

Department of Engineering Date

REPLAT FOR  
JEFFREY BAKER

PART OF THE COWETA RESERVE

COLUMBUS, MUSCOGEE COUNTY, GEORGIA  
JANUARY 21, 2021  
SCALE 1" = 30'

SCALE 1" = 30'

HOBBS SMITH & ASSOC., INC.

LAND SURVEYORS  
221 9th STREET, COLUMBUS, GEORGIA, 31901

Item #4.

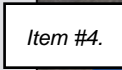




1118 10<sup>th</sup> Avenue  
REZN – 02-22-0339

APPLICANT: DEALS -N- STEALS OUTLETS, INC.







# PROPOSED ZONING – GC PROPOSED USE – BEAUTY SALON

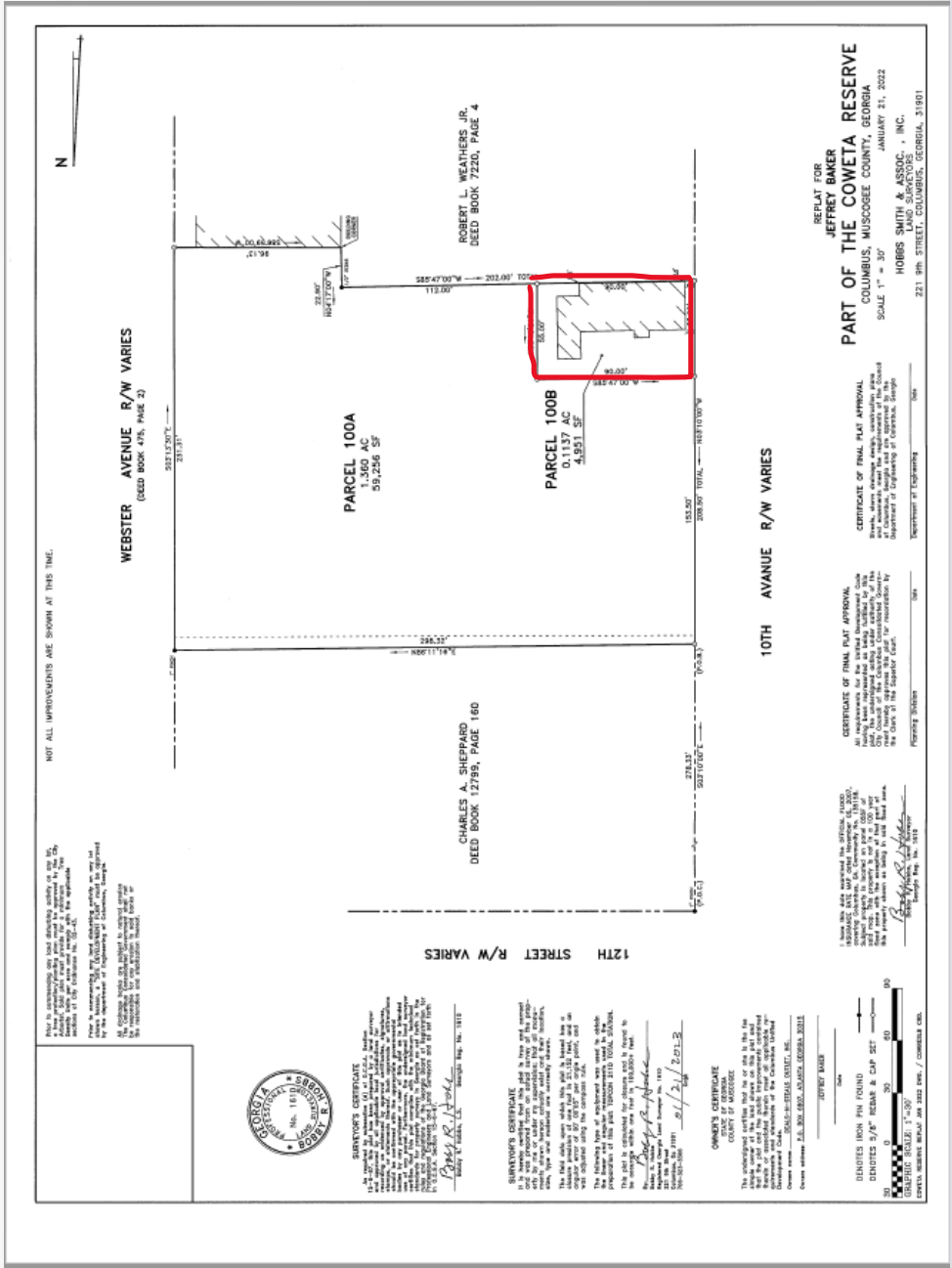


# FUTURE LAND USE – MIXED USE





# PROPOSED RE-PLAT



**File Attachments for Item:**

**5. 2nd Reading-** An Ordinance amending Chapter 2 of the Columbus Code to revise Section 2-121 to provide a procedure whereby the Iron Works Convention and Trade Center Authority may dispose of surplus personal property obtained in the course of its operations; and for other purposes. (Request of the Authority)



**AN ORDINANCE**  
**NO. \_\_\_\_\_**

An Ordinance amending Chapter 2 of the Columbus Code to revise Section 2-121 to provide a procedure whereby the Iron Works Convention and Trade Center Authority may dispose of surplus personal property obtained in the course of its operations; and for other purposes.

**THE COUNCIL OF COLUMBUS, GEORGIA HEARBY ORDAINS:**

**SECTION 1.**

Section 2-121 of the Columbus code is hereby repealed and replaced with a new Section 13-121 to read as follows:

“There is hereby created, as a subordinate branch of the consolidated government, a Columbus Iron Works Convention and Trade Center Authority to supervise the manager and employees and the buildings and grounds and operations of the Columbus Iron Works Convention and Trade Center. Title to the real and personal property of the Columbus Iron Works Convention and Trade Center shall remain with the consolidated government of Columbus, Georgia; provided however, the authority may dispose of any personal property or moveable equipment obtained in the course of its operations as it determines to be appropriate upon recommendation of the Executive Director. The Council of Columbus, Georgia, may pass any ordinances which it deems necessary to regulate the duties and activities and policies of the authority.”

**SECTION 2.**

All ordinances and parts of ordinances in conflict with this ordinance are hereby repealed.

---

First introduced at a regular meeting of the Council of Columbus, Georgia held on the 26<sup>th</sup> day of April, 2022, and introduced on second reading at a regular meeting of said Council held on the \_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members of said Council.

Councilor Allen	voting	_____
Councilor Barnes	voting	_____
Councilor Crabb	voting	_____
Councilor Davis	voting	_____
Councilor Garrett	voting	_____
Councilor House	voting	_____
Councilor Huff	voting	_____
Councilor Thomas	voting	_____
Councilor Tucker	voting	_____
Councilor Woodson	voting	_____

---

Sandra T. Davis

Clerk of Council

---

B.H. "Skip" Henderson, III

Mayor

**AN ORDINANCE**  
**NO. \_\_\_\_\_**

An Ordinance amending Chapter 2 of the Columbus Code to revise Section 2-121 to provide a procedure whereby the Iron Works Convention and Trade Center Authority may dispose of surplus personal property obtained in the course of its operations; and for other purposes.

**THE COUNCIL OF COLUMBUS, GEORGIA HEARBY ORDAINS:**

**SECTION 1.**

Section 2-121 of the Columbus code is hereby repealed and replaced with a new Section 13-121 to read as follows:

“There is hereby created, as a subordinate branch of the consolidated government, a Columbus Iron Works Convention and Trade Center Authority to supervise the manager and employees and the buildings and grounds and operations of the Columbus Iron Works Convention and Trade Center. Title to the real and personal property of the Columbus Iron Works Convention and Trade Center shall remain with the consolidated government of Columbus, Georgia; provided however, the authority may dispose of any personal property or moveable equipment obtained in the course of its operations as it determines to be appropriate upon recommendation of the Executive Director. The Council of Columbus, Georgia, may pass any ordinances which it deems necessary to regulate the duties and activities and policies of the authority.”

**SECTION 2.**

All ordinances and parts of ordinances in conflict with this ordinance are hereby repealed.

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First introduced at a regular meeting of the Council of Columbus, Georgia held on the 26th day of April, 2022, and introduced on second reading at a regular meeting of said Council held on the \_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members of said Council.

Councilor Allen	voting	_____
Councilor Barnes	voting	_____
Councilor Crabb	voting	_____
Councilor Davis	voting	_____
Councilor Garrett	voting	_____
Councilor House	voting	_____
Councilor Huff	voting	_____
Councilor Thomas	voting	_____
Councilor Tucker	voting	_____
Councilor Woodson	voting	_____

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Sandra T. Davis

Clerk of Council

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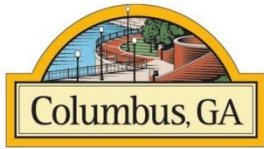
B.H. "Skip" Henderson, III

Mayor

**File Attachments for Item:**

**6. 1st Reading-** REZN-03-22-0503: An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, changes certain boundaries of a district located at **3679 Steam Mill Road** (parcel # 065-009-001) from SFR4 (Single Family Residential 4) Zoning District to GC (General Commercial) Zoning District. (Planning Department and PAC recommend approval)(Councilor Barnes)





CONSOLIDATED GOVERNMENT  
*What progress has preserved.*  
 PLANNING DEPARTMENT

## COUNCIL STAFF REPORT

### REZN-03-22-0503

<b>Applicant:</b>	MercyMed of Columbus, Inc.
<b>Owner:</b>	Columbus Baptist Association, Inc.
<b>Location:</b>	3679 Steam Mill Road
<b>Parcel:</b>	065-009-001
<b>Acreage:</b>	3.30 Acres
<b>Current Zoning Classification:</b>	SFR4 (Single Family Residential 4)
<b>Proposed Zoning Classification:</b>	GC (General Commercial)
<b>Current Use of Property:</b>	Medical Clinic
<b>Proposed Use of Property:</b>	Medical Office
<b>Council District:</b>	District 1 (Barnes)
<b>PAC Recommendation:</b>	<b>Approval</b> based on the Staff Report and compatibility with existing land uses.
<b>Planning Department Recommendation:</b>	<b>Approval</b> based on compatibility with existing land uses.
<b>Fort Benning's Recommendation:</b>	N/A
<b>DRI Recommendation:</b>	N/A
<b>General Land Use:</b>	Inconsistent Planning Area E
<b>Current Land Use Designation:</b>	Public / Institutional
<b>Future Land Use Designation:</b>	Neighborhood Commercial

<b>Compatible with Existing Land-Uses:</b>	Yes								
<b>Environmental Impacts:</b>	The property does not lie within the floodway and floodplain area. The developer will need an approved drainage plan prior to issuance of a Site Development permit, if a permit is required.								
<b>City Services:</b>	Property is served by all city services.								
<b>Traffic Impact:</b>	Average Annual Daily Trips (AADT) will increase to 770 trips from 229 trips if used for commercial use. The Level of Service (LOS) will remain at level C.								
<b>Traffic Engineering:</b>	This site shall meet the Codes and regulations of the Columbus Consolidated Government for commercial usage.								
<b>Surrounding Zoning:</b>	<table> <tr> <td><b>North</b></td><td>NC (Neighborhood Commercial)</td></tr> <tr> <td><b>South</b></td><td>SFR2 (Single Family Residential 2)</td></tr> <tr> <td><b>East</b></td><td>SFR2 (Single Family Residential 2)</td></tr> <tr> <td><b>West</b></td><td>SFR3 (Single Family Residential 3)</td></tr> </table>	<b>North</b>	NC (Neighborhood Commercial)	<b>South</b>	SFR2 (Single Family Residential 2)	<b>East</b>	SFR2 (Single Family Residential 2)	<b>West</b>	SFR3 (Single Family Residential 3)
<b>North</b>	NC (Neighborhood Commercial)								
<b>South</b>	SFR2 (Single Family Residential 2)								
<b>East</b>	SFR2 (Single Family Residential 2)								
<b>West</b>	SFR3 (Single Family Residential 3)								
<b>Reasonableness of Request:</b>	The request is compatible with existing land uses.								
<b>School Impact:</b>	N/A								
<b>Buffer Requirement:</b>	<p>The site shall include a Category C buffer along all property lines bordered by the SFR2 zoning district. The 3 options under Category C are:</p> <ol style="list-style-type: none"> <li>1) <b>20 feet</b> with a certain amount of canopy trees, under story trees, and shrubs / ornamental grasses per 100 linear feet.</li> <li>2) <b>10 feet</b> with a certain amount of shrubs / ornamental grasses per 100 linear feet and a wood fence or masonry wall.</li> <li>3) <b>30 feet</b> undisturbed natural buffer.</li> </ol>								
<b>Attitude of Property Owners:</b>	<b>Eighty-five (85)</b> property owners within 300 feet of the subject properties were notified of the rezoning request. The Planning Department received no calls and/or emails regarding the rezoning.								

**Approval**

**0** Responses

**Opposition** **0** Responses

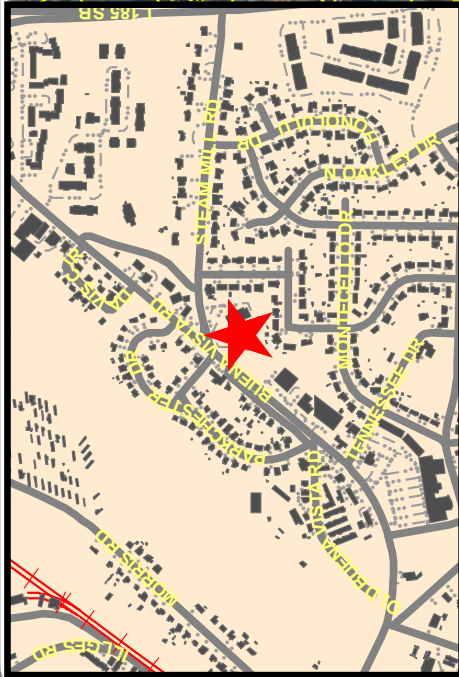
**Additional Information:**

Ordinance #194-01 – Special Exception to approve the use of a Day Care on this parcel.

**Attachments:**

Aerial Land Use Map  
Location Map  
Zoning Map  
Existing Land Use Map  
Future Land Use Map  
Traffic Report  
Site Plan





This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

Date: 3/15/2022

Aerial Map for REZN 03-22-0503  
Map 065 Block 009 Lot 001

Planning Department-Planning Division  
Prepared By Planning GIS Tech

Item #6.

0 100 200 Feet

1 inch = 200 feet

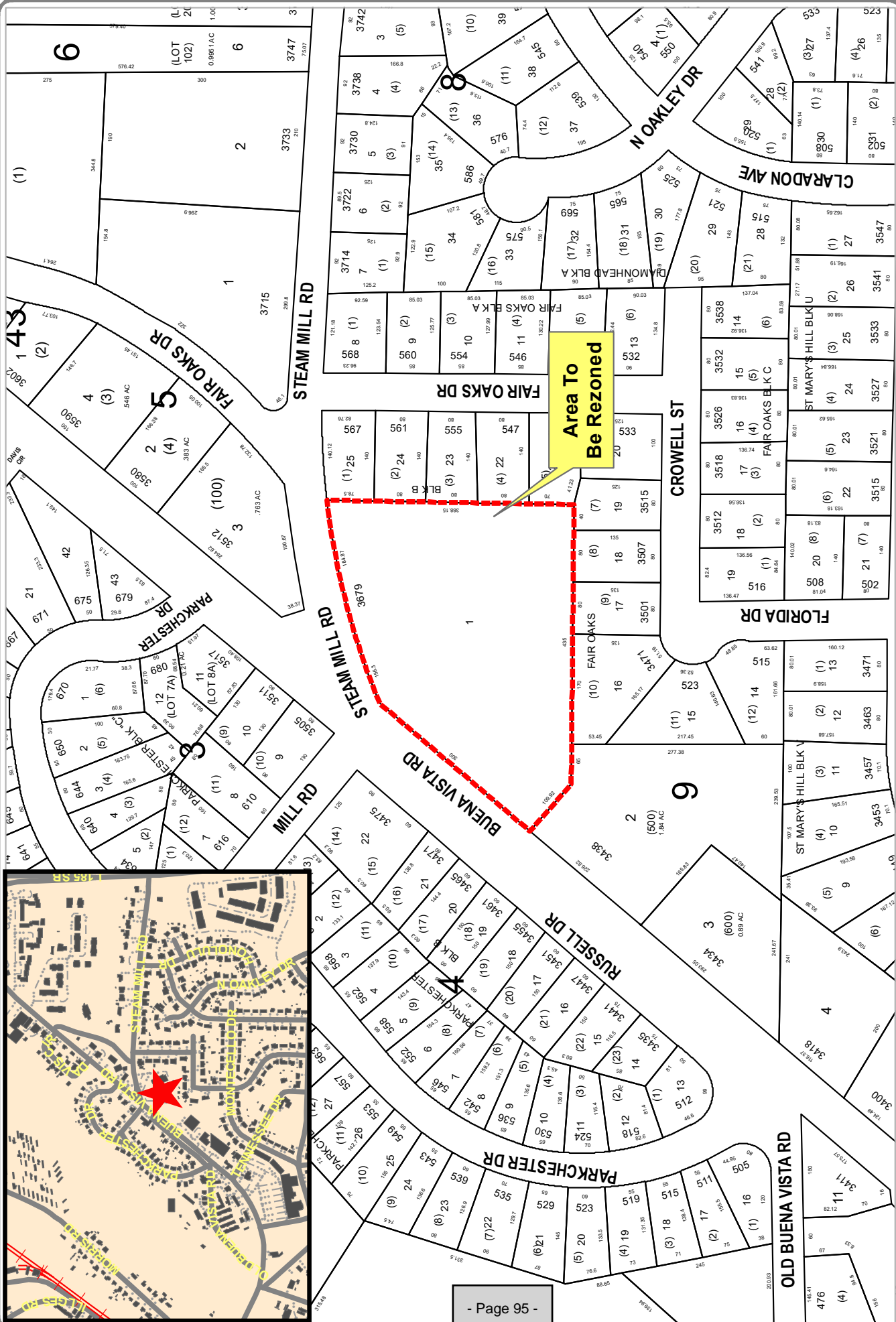
Data Source: IT/GIS  
Author: David Cooper

0 100 200 Feet

1 inch = 200 feet

Data Source: IT/GIS  
Author: David Cooper





**Area To  
Be Rezoned**

This material is made available as a public service. Maps and data are to be used for reference purposes only. The data contained is subject to constant change. Map information is believed to be correct but is not guaranteed.

Date: 3/15/2022

Item #6.

Location Map for REZN 03-22-0503  
Map 065 Block 009 Lot 001

Planning Department-Planning Division  
Prepared By Planning GIS Tech

0 100 200 Feet

1 inch = 200 feet

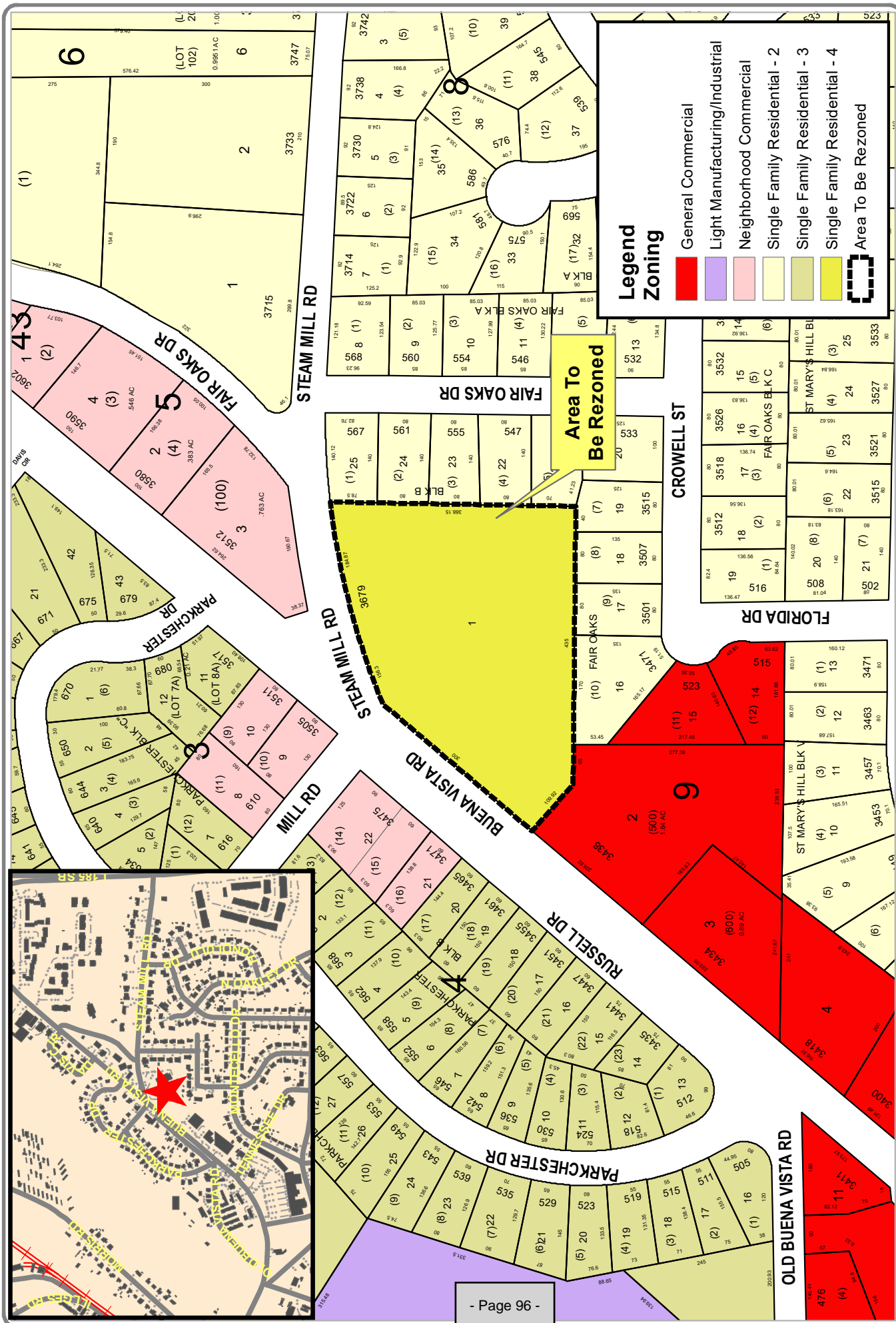
Data Source: IT/GIS  
Author: David Cooper

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1 inch = 200 feet

Data Source: IT/GIS  
Author: David Cooper





Item #6.

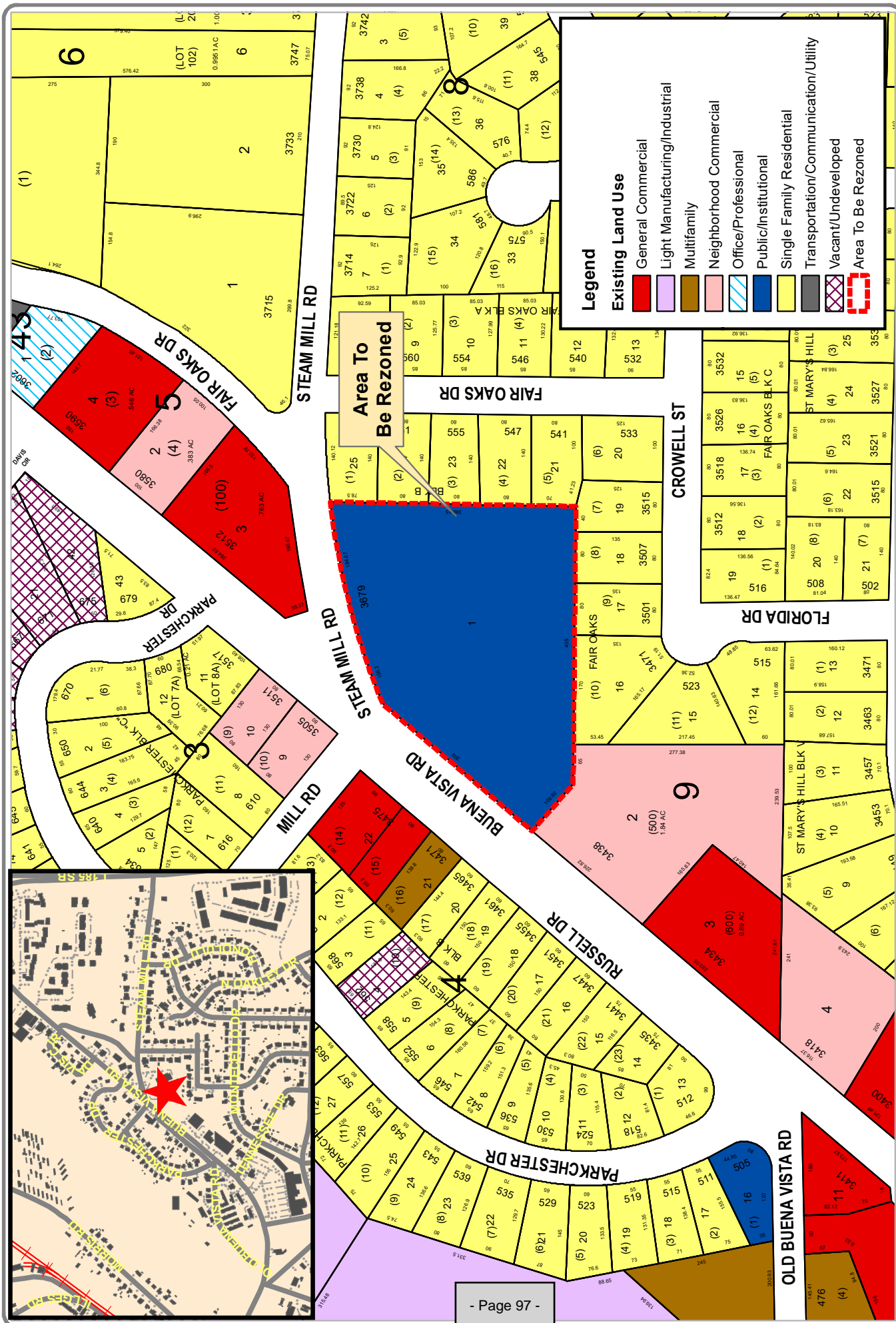


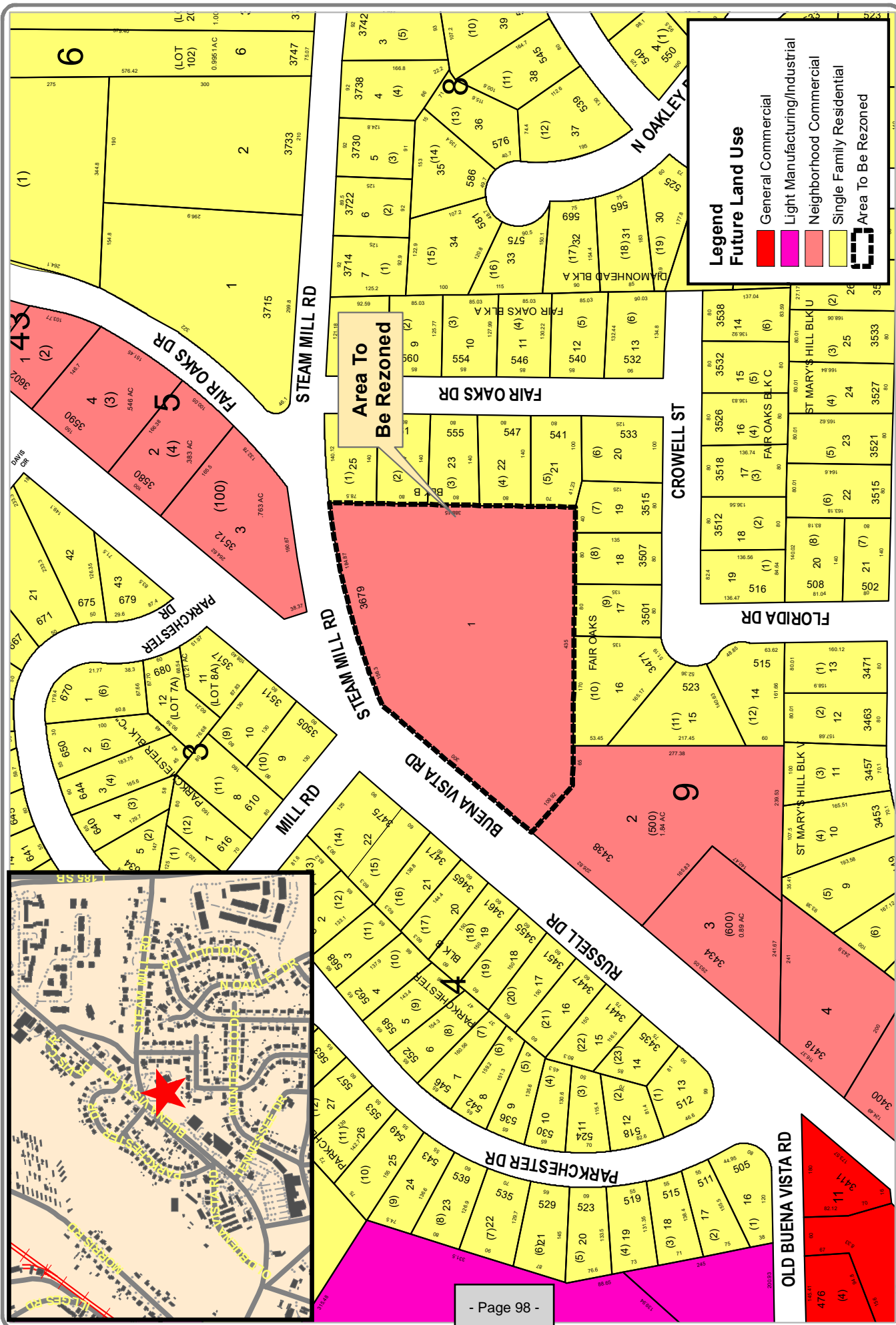
**Zoning Map for REZN 03-22-0503**  
**Map 065 Block 009 Lot 001**  
**Planning Department-Planning Division**  
**Prepared By Planning GIS Tech**

This material is made available as a public service.  
Maps and data are to be used for reference purposes only.  
The data contained is subject to constant change.  
Map information is believed to be correct but is not guaranteed.

Date: 3/15/2022









**ZONING CASE NO.**  
**PROJECT**  
**CLIENT**  
**REZONING REQUEST**

REZN 03-22-0503  
3679 Steam Mill Rd

SFR4 to GC

Trip Generation Land Use Code\*  
 Existing Land Use  
 Proposed Land Use  
 Existing Trip Rate Unit  
 Proposed Trip Rate Unit

210 &amp; 630

Single Family Residential 4 - (SFR4)

General Commercial - (GC)

SFR4 - Acreage converted to square footage.

GC - Acreage converted to square footage.

Land Use	ITE Code	Zone Code	Quantity	Trip Rate	Total Trips
<b>Daily (Existing Zoning)</b>					
Single Family Detached Housing	210	SFR4	3.3 Acres	9.57	229
				<b>Total</b>	<b>229</b>
<b>Daily (Proposed Zoning)</b>					
Clinic	630	GC	3.3 Acres	5.18	93
				13.54	244
				24.10	433
				<b>Total</b>	<b>770</b>

Weekday Peak  
Saturday  
Sunday

**Note:** \* Denotes calculation are based on Trip Generation, 8th Edition by Institute of Transportation Engineers

## EXISTING ZONING (SFR4)

Existing Zoning (SR-14)		Buena Vista Road	
Name of Street		Undivided Arterial w/center In	
Street Classification			
No. of Lanes		4	
City Traffic Count (2020)			19,400
Existing Level of Service (LOS)**			C
Additional Traffic due to Existing Zoning			229
Total Projected Traffic (2021)			19,629
Projected Level of Service (LOS)**			C

Note: \*\* Denotes Level of Service Based on National Standards for Different Facility Type (TABLE1- General Highway Capacities by Facility Type)

Name of Street	Buena Vista Road
Street Classification	Undivided Arterial w/center In
No. of Lanes	4
City Traffic Count (2020)	19,400
Existing Level of Service (LOS)**	C
Additional Traffic due to Proposed	770
Total Projected Traffic (2021)	20,170
Projected Level of Service (LOS)**	C

Note: \*\* Denotes Level of Service Based on National Standards for Different Facility Type (TABLE1- General Highway Capacities by Facility Type)



# 3679 STEAM MILL ROAD REZN – 03-22-0503

APPLICANT: MERCYMED OF COLUMBUS, INC.





# THE APPLICANT

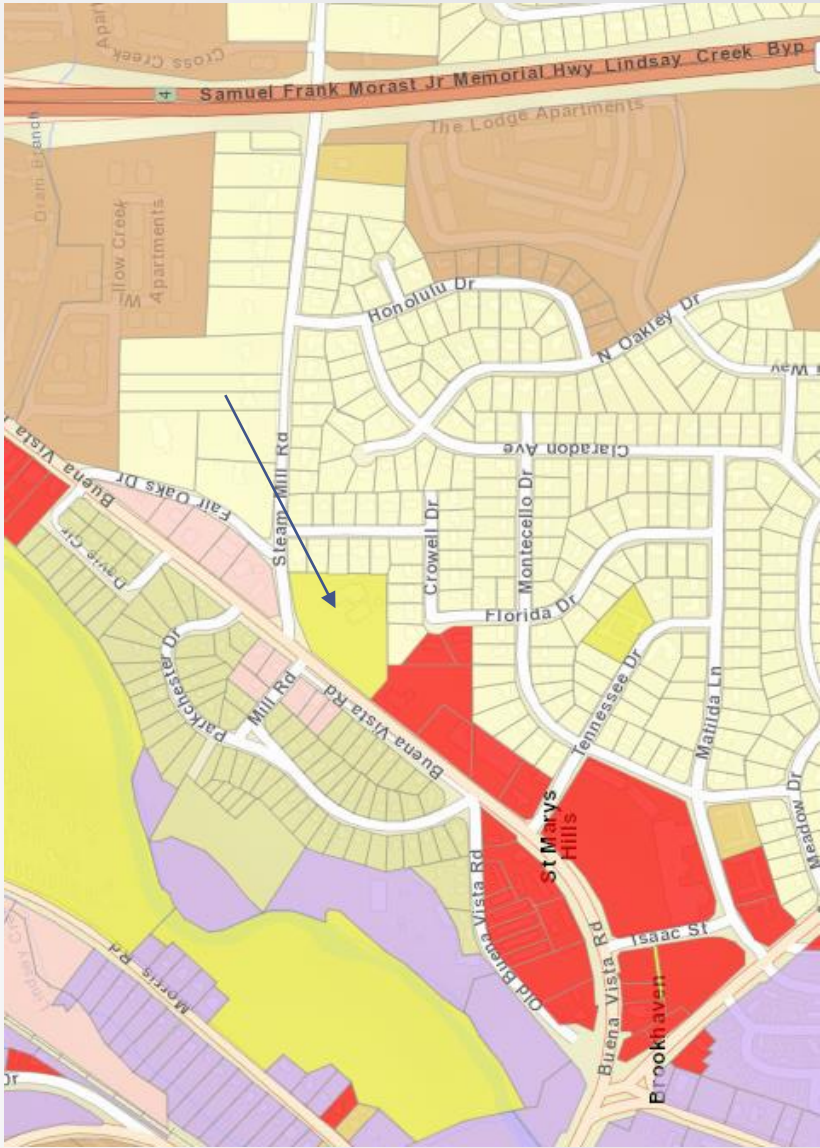
## Mission Statement:

MercyMed of Columbus exists to proclaim Jesus Christ as Lord and to demonstrate His love by providing affordable, quality healthcare for the physical, spiritual, and emotional needs of the underserved.





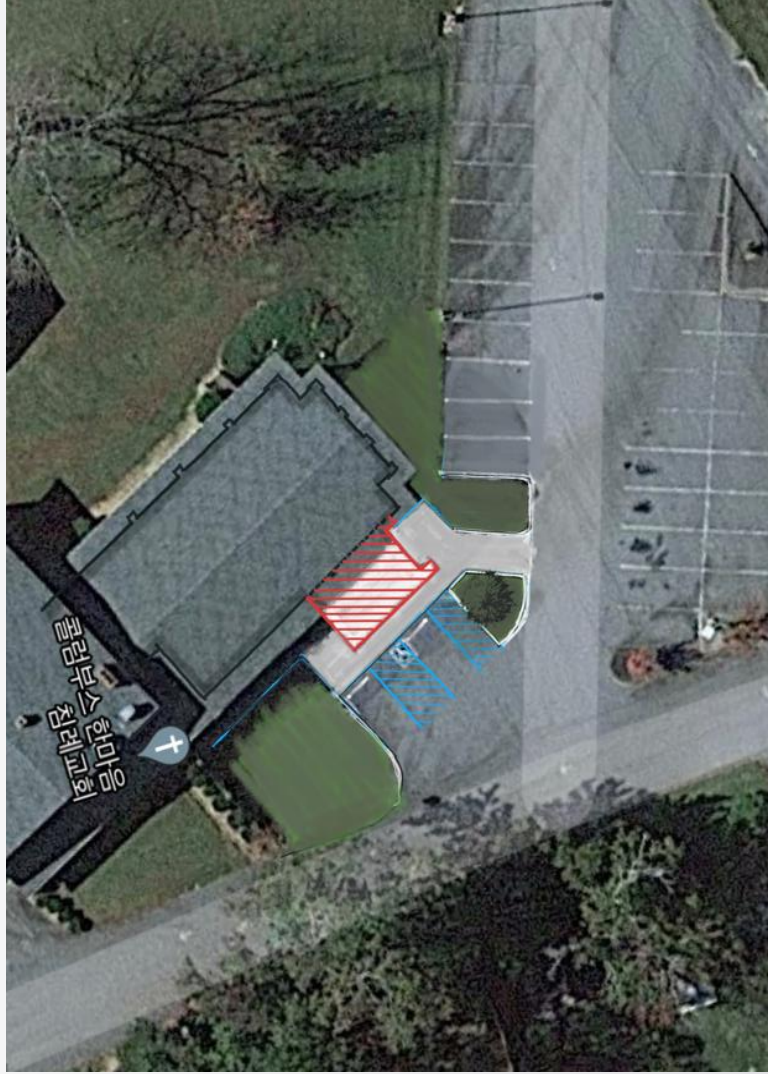
# CURRENT ZONING – SFR4



Item #6.

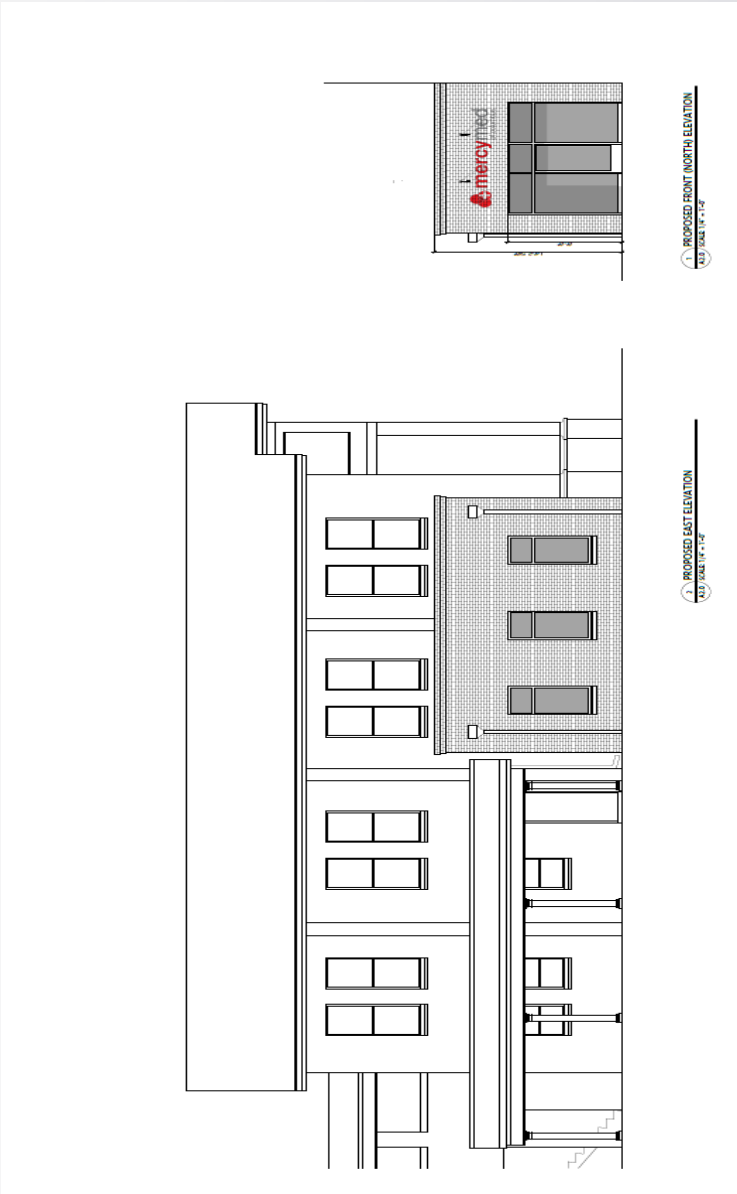
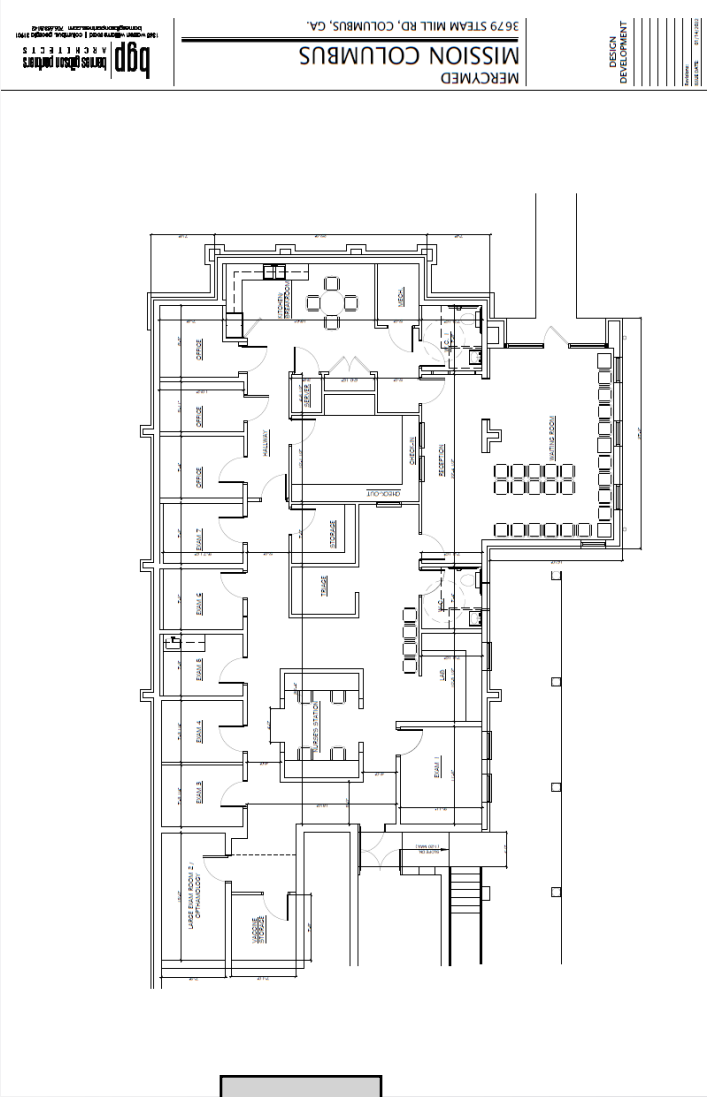


PROPOSED ZONING – GC  
PROPOSED USE – MEDICAL CLINIC



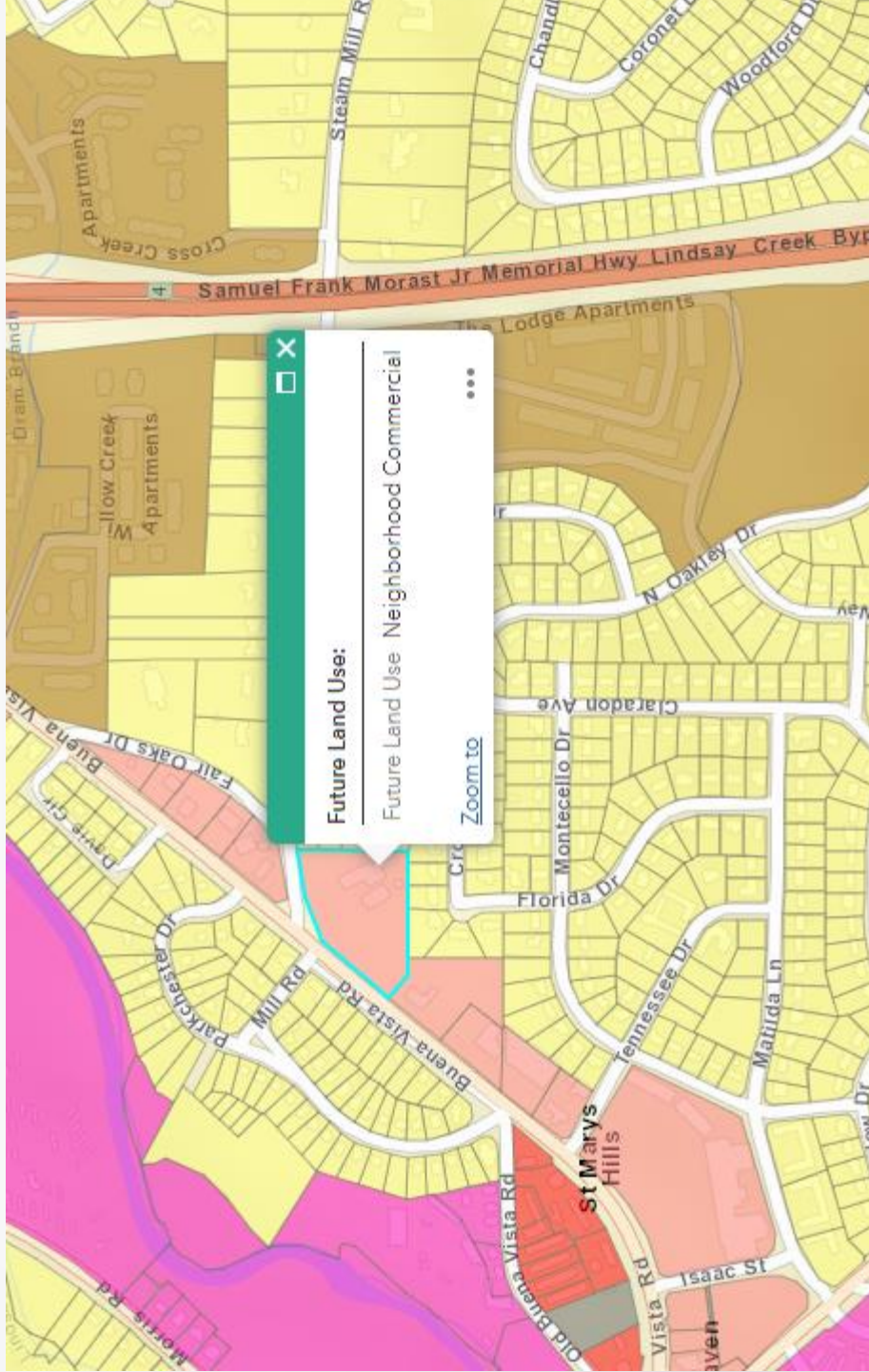


# PROPOSED ELEVATIONS AND FLOOR PLAN

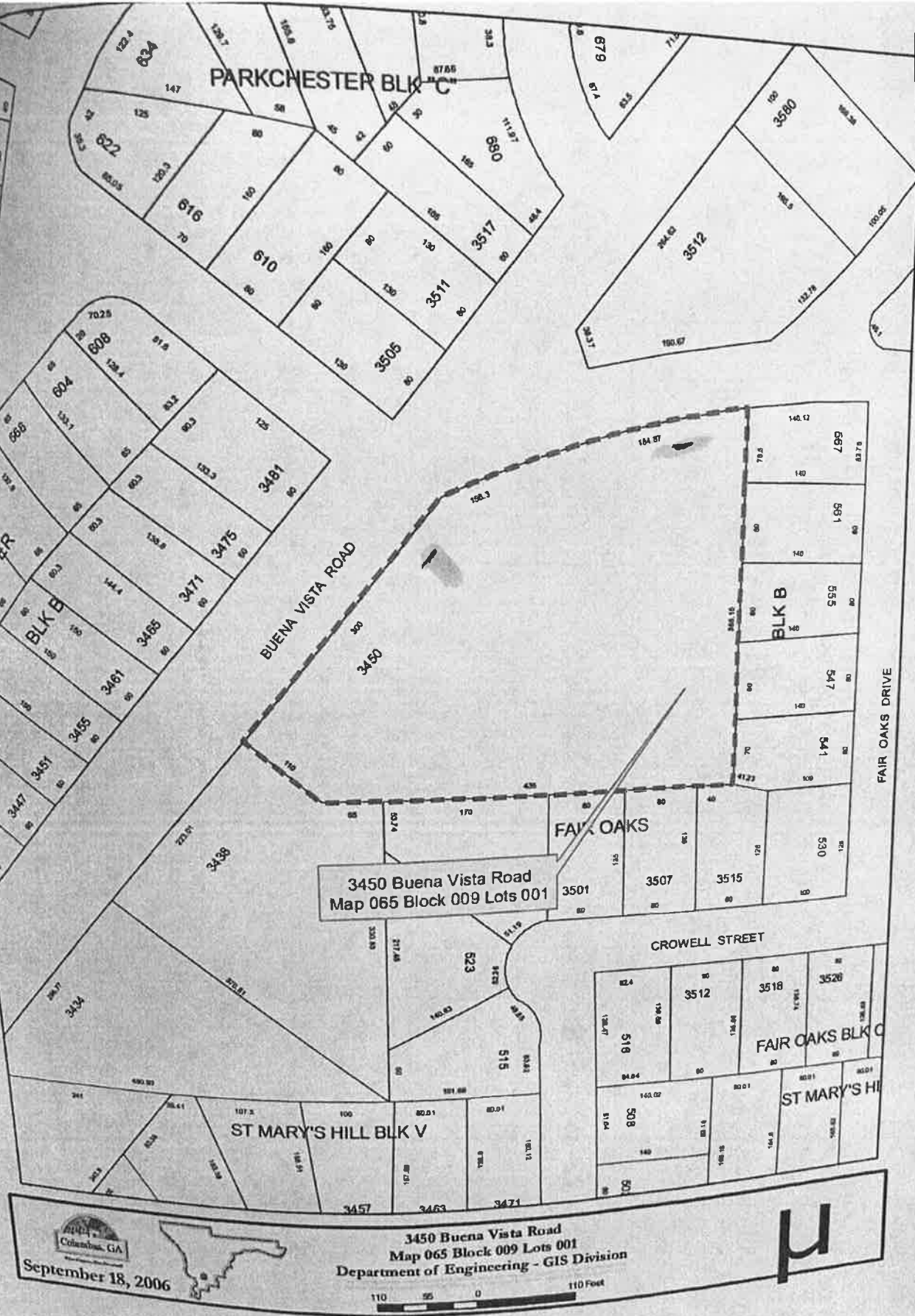




# FUTURE LAND USE – NC



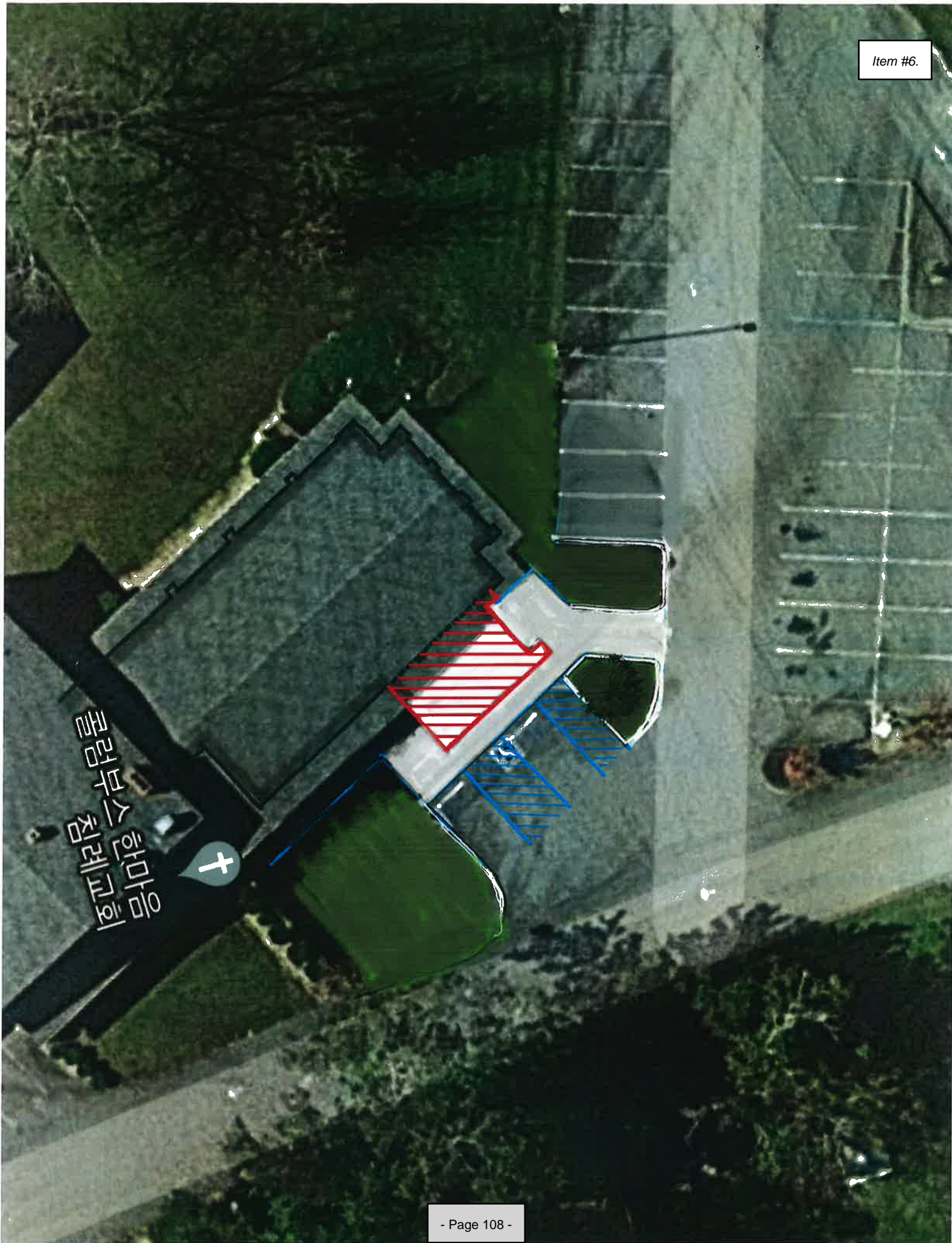
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콜럼버스 힐마을  
침례교회





**AN ORDINANCE****NO. \_\_\_\_\_**

An Ordinance amending the Zoning Atlas of the Consolidated Government of Columbus, Georgia, changes certain boundaries of a district located at **3679 Steam Mill Road** (parcel # 065-009-001) from SFR4 (Single Family Residential 4) Zoning District to GC (General Commercial) Zoning District.

**THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY ORDAINS:**

That the Zoning Atlas on file with the Planning Department is hereby amended by changing the property described below from SFR4 (Single Family Residential 4) Zoning District to GC (General Commercial) Zoning District.

“All that tract or parcel of land situate, lying and being in the State of Georgia, County of Muscogee and in Land Lot Numbered ONE HUNDRED TEN (110) of the Coweta Reserve of said County, and more particularly described within the following metes and bounds, to-wit: Beginning at an iron stake located at the intersection of the southeastern line of the Buena Vista road with the southeastern line of the Steam Mill Road, and from said beginning point running south 35 degrees, 30 minutes west, along the southeastern line of the said Buena Vista Road, three hundred (300) feet to another iron stake; thence running south 54 degrees 30 minutes east one hundred ten (110) feet to another iron stake; thence running north 85 degrees 55 minutes east four hundred thirty-five (435) feet to another iron stake; thence running north 04 degrees 05 minutes west three hundred eighty-eight and five-tenths (388.5) feet to another iron stake located on the southeastern line of the Steam Mill Road; thence running southwesterly, along the southeastern line of the Steam Will Road, one hundred eighty-four and eighty-seven one-hundredths (184.87) feet to another iron stake; and thence running south 67 degrees 05 minutes west, along the southeastern line of said Steam Mill Road, one hundred fifty-six and three-tenths (156.3) feet to the beginning point. Said tract or parcel of land hereby conveyed is shown on a plat entitled "Property of Mrs. Sara S. Simons, part of Land Lot 110 - Coweta Reserve, Muscogee County, Georgia", dated August 7, 1953, made by G. V. Carr & Co., Engineers, and recorded in Plat Book Nine (9), page 210, in the office of the Clerk of the Superior Court of Muscogee County, Georgia. This is the same property that Mrs. Sara S. Simons conveyed to Wynnton Baptist Church, Incorporated, by deed recorded in Deed Book 451, folio 230, in the office of the aforementioned Clerk.”

Introduced at a regular meeting of the Council of Columbus, Georgia held on the 10th day of May, 2022; introduced a second time at a regular meeting of said Council held on the \_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_ members of said Council.

Councilor Allen	voting _____
Councilor Barnes	voting _____
Councilor Crabb	voting _____
Councilor Davis	voting _____
Councilor Garrett	voting _____
Councilor House	voting _____
Councilor Huff	voting _____
Councilor Thomas	voting _____
Councilor Tucker	voting _____
Councilor Woodson	voting _____

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**Sandra T Davis**  
Clerk of Council

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**B. H. "Skip" Henderson, III**  
Mayor

**File Attachments for Item:**

**1. CCG Employee Health & Wellness Facility Lease Agreement with ROA Investments, LLC and its assignee, KAGR2 Columbus GA2000, LLC**

Approval is requested to notify ROA Investments, LLC, and its assignee , KAGR2 Columbus GA2000, LLC that the Council does not intend to renew its 5 year lease for medical office space identified as 2000 10<sup>th</sup> Avenue, Suite 410 for a CCG Health and Wellness facility when it expires on November 15, 2022 and authorize the City Manager to negotiate a month to month extension of the Lease Agreement, as amended, as needed up to May 31,2023.



**Columbus Consolidated Government  
Council Meeting Agenda Item**

Item #1.

<b>TO:</b>	Mayor and Councilors
<b>AGENDA SUBJECT:</b>	<b>CCG Employee Health &amp; Wellness Facility Lease Agreement with ROA Investments, LLC, and its assignee, KAGR2 Columbus GA2000, LLC</b>
<b>AGENDA SUMMARY:</b>	Approval is requested to notify ROA Investments, LLC, and its assignee , KAGR2 Columbus GA2000, LLC that the Council does not intend to renew its 5 year lease for medical office space identified as 2000 10 <sup>th</sup> Avenue, Suite 410 for a CCG Health and Wellness facility when it expires on November 15, 2022 and authorize the City Manager to negotiate a month to month extension of the Lease Agreement, as amended, as needed up to May 31,2023.
<b>INITIATED BY:</b>	<b>Human Resources Department</b>

**Recommendation:** Approval is requested to notify ROA Investments, LLC, and its assignee , KAGR2 Columbus GA2000, LLC that the Council does not intend to renew its 5 year lease for medical office space identified as 2000 10<sup>th</sup> Avenue, Suite 410 for a CCG Health and Wellness facility when it expires on November 15, 2022 and authorize the City Manager to negotiate a month to month extension of the Lease Agreement, as amended, as needed up to May 31,2023.

**Background:** City Council approved a lease agreement on February 5, 2013, with Resolution No. 44-13. At that time the 2000 building was owned by Columbus Regional Healthcare Systems, Inc. In February 2015 the 2000 building was purchased by Physicians Realty Trust, Resolution No. 36-15. In February 2017, with Resolution No. 54-17, the terms and conditions of the lease agreement were amended to incorporate an additional 797 square feet for a total of 2,951 square feet added to the Health and Wellness Center facility, Suite 410. In May 2018, the 2000 building was purchased by ROA Investments, LLC. Effective on January 28, 2022, KAGR2 Columbus GA2000, LLC was assigned the lease of building 2000 that was purchased by ROA Investments, LLC.

The current term of the lease of the premises commenced on November 15, 2017 and ends on November 15, 2022. The staff needs to provide adequate notice to the landlord of our intention not to renew the lease for a new five year term and negotiate the ability to continue the current lease on a month- to- month basis until May 31, 2023, at which time the Health and Wellness Center will relocate to the new City Hall Building.

**Financial Considerations:** The monthly rental rate for the property lease is \$2,914 including utilities. The lease of the Health and Wellness Center is included in the facility's overall operations costs. The base rent for the month-to-month tenancy will be negotiated, but will not exceed an increase of more than 2.5%

**Legal:** Authorization of Council is requested to give notice that that it does not intend to renew this rental agreement for another five year term when it expires on November 15, 2022, and to extend this agreement on a month-to-month basis until May 31, 2023.

**Recommendation/Actions:** The City Manager, Community Reinvestment, Human Resources, and Finance recommend taking the steps necessary to give appropriate notice that upon its expiration on November 15, 2022, it will not be renewed for a five year term, and to negotiate an extension until May 31, 2023 on month-to month basis.

**A RESOLUTION**

Item #1.

**NO. \_\_\_\_\_**

**A RESOLUTION AUTHORIZING THE CITY MANAGER TO PROVIDE NOTICE OF NON-RENEWAL OF AND NEGOTIATE A MONTH TO MONTH CONTINUATION OF A LEASE AGREEMENT FOR EMPLOYEE HEALTH AND WELLNESS CENTER OFFICE AND MEDICAL SPACE WITH ROA INVESTMENTS, LLC. AND KAGR2 COLUMBUS, GA, LLC.**

**WHEREAS**, the Columbus Council authorized the opening of an employee health and wellness center; and,

**WHEREAS**, a site evaluation team reviewed available sites, selecting a suite in the 2000 building medical plaza as the most appropriate site; and,

**WHEREAS**, the 2000 building located in the medical plaza was purchased by ROA Investments, LLC and they have agreed to continue the current five year lease that existed between the Columbus Consolidated Government and Physicians Realty Trust; and,

**WHEREAS**, ROA Investments, LLC, has assigned its interests in the current five year lease that exists between the Columbus Consolidated Government and ROA Investments to KAGR2 Columbus GA2000, LLC; and,

**WHEREAS**, when the lease agreement with ROA Investments, LLC ends on November 15, 2022, the Columbus Consolidated Government would like to continue the lease agreement on a month-to-month basis as needed up to May 31, 2023, at which time the Health and Wellness Center will relocate to the new City Hall Building.

**NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY RESOLVES AS FOLLOWS:**

That the City Manager is hereby authorized to provide notice that the CCG does not intend to renew its lease agreement for the specified medical/office space identified as 2000 Tenth Avenue, Suite 410 when it expires on November 15, 2022.

That the City Manager is also authorized to negotiate a continuation of the Lease Agreement on a month-to-month basis up to and including May 31, 2023.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the \_\_\_\_ day of May 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_ members of said Council.

Councilor Allen	voting	_____
Councilor Barnes	voting	_____
Councilor Crabb	voting	_____
Councilor Davis	voting	_____
Councilor Garrett	voting	_____
Councilor House	voting	_____
Councilor Huff	voting	_____
Councilor Tucker	voting	_____
Councilor Thomas	voting	_____
Councilor Woodson	voting	_____

\_\_\_\_\_  
Sandra T. Davis, Clerk of Council

\_\_\_\_\_  
B.H. "Skip" Henderson, III, Mayor



**File Attachments for Item:**

**2. Sanitary Sewer Easement within Cooper Creek Park**

Approval is requested to execute a Sanitary Sewer Easement with Waddell FP LLLP on property owned by the Columbus Consolidated Government and located in Cooper Creek Park as shown on survey entitled "Sanitary Sewer Easement, Property of Columbus Consolidated Government, Part of Land Lot 7, 9<sup>th</sup> District.

**Columbus Consolidated Government  
Council Meeting Agenda Item**

Item #2.

<b>TO:</b>	Mayor and Councilors
<b>AGENDA SUBJECT:</b>	<b>Sanitary Sewer Easement within Cooper Creek Park</b>
<b>AGENDA SUMMARY:</b>	Approval is requested to execute a Sanitary Sewer Easement with Waddell FP LLLP on property owned by the Columbus Consolidated Government and located in Cooper Creek Park as shown on survey entitled “Sanitary Sewer Easement, Property of Columbus Consolidated Government, Part of Land Lot 7, 9 <sup>th</sup> District.
<b>INITIATED BY:</b>	<b>Department of Engineering</b>

---

**Recommendation:** Approval is requested authorizing the City Manager to execute a Sanitary Sewer Easement with Waddell FP LLC on property owned by the Columbus Consolidated Government and located in Cooper Creek Park as shown on survey entitled “Sanitary Sewer Easement, Property of Columbus Consolidated Government, Part of Land Lot 7, 9<sup>th</sup> District.

**Background:** The Department of Engineering has received a request from Mr. Richard Waddell to execute a sanitary sewer easement through a portion of property owned by Columbus Consolidated Government that is located in Cooper Creek Park.

**Analysis:** Representatives from the Department of Engineering, Parks and Recreation and City Manager’s Office have met with Moon Meeks and Associates to look at options for location of the easement. The easement is needed in order to provide sanitary sewer services to Mr. Waddell’s adjoining property. New sanitary sewers have to be connected to a system owned and operated by the Columbus Water Works. The topography on the surrounding areas was challenging thus making the connection difficult to achieve.

**Financial Considerations:** There are no financial obligations for the City. Waddell FP LLC and its successors will be responsible for cost of all legal services in developing the easement as well as construction, operation and maintenance of the sanitary sewer.

**Legal Considerations:** Council must approve all permanent encroachments onto public property and execution of legal documents.

**Recommendation/Action:** Approval is requested authorizing the City Manager to execute a Sanitary Sewer Easement with Waddell FP LLC on property owned by the Columbus Consolidated Government and located in Cooper Creek Park as shown on survey entitled “Sanitary Sewer Easement, Property of Columbus Consolidated Government, Part of Land Lot 7, 9<sup>th</sup> District.

**A RESOLUTION**

Item #2.

**NO.**

**A RESOLUTION OF THE COUNCIL OF COLUMBUS, GEORGIA AUTHORIZING THE CITY MANAGER TO EXECUTE A SANITARY SEWER EASEMENT WITH WADDELL FP LLLP FOR 3679 S.F. OF LAND LOCATED WITHIN COOPER CREEK PARK, PROPERTY OF COLUMBUS CONSOLIDATED GOVERNMENT, PART OF LAND LOT 7, 9<sup>TH</sup> DISTRICT.**

**WHEREAS**, Waddell FP LLLP owns adjoining property to Cooper Creek Park with plans for future development; and,

**WHEREAS**, Waddell FP LLLP is in need to provide sanitary sewer service in order to develop the property; and,

**WHEREAS**, due to the topography and other constraints in the area Cooper Creek Park is the best location to provide sanitary sewer access; and,

**WHEREAS**, Waddell FP LLLP and any successors will be responsible for installation, operation and maintenance of the sanitary sewer and the City will not be responsible for any liability, damage, or relocation cost for the sanitary sewer.

**NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF COLUMBUS, GEORGIA, AS FOLLOWS:**

That the City Manager is authorized to execute a Sanitary Sewer Easement with Waddell FP LLLP and its successors for the construction, operation, and maintenance of a sanitary sewer as shown on survey entitled Sanitary Sewer Easement, Property of Columbus Consolidated Government. Part of Land Lot 7, 9<sup>th</sup> District.

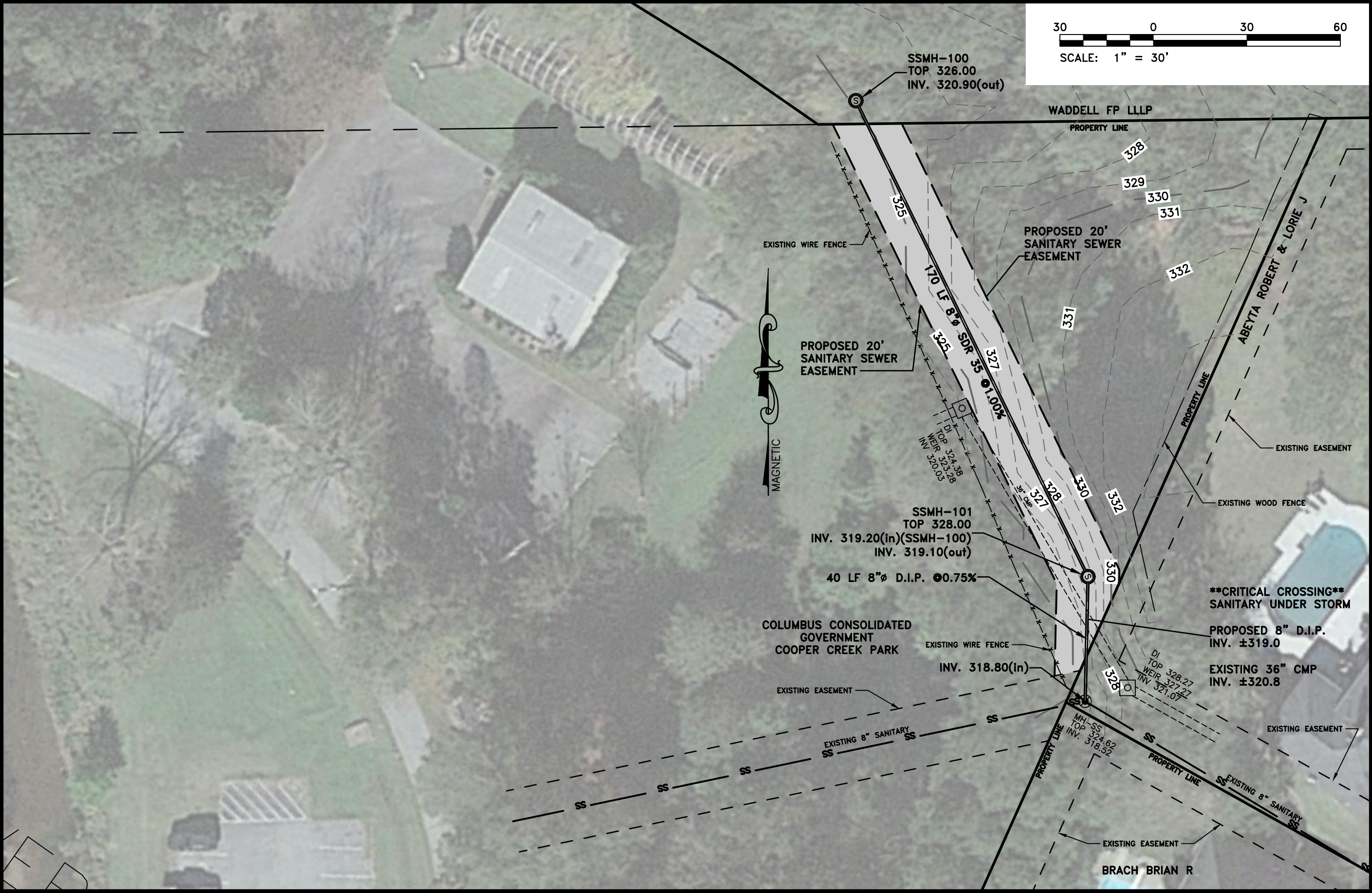
Introduced at a regular meeting of the Council of Columbus, Georgia held on the \_\_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of ten members of said Council.

Councilor Allen voting	_____.
Councilor Barnes voting	_____.
Councilor Crabb voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor House voting	_____.
Councilor Huff voting	_____.
Councilor Thomas voting	_____.
Councilor Tucker voting	_____.
Councilor Woodson voting	_____.

\_\_\_\_\_  
Sandra T. Davis, Clerk of Council

\_\_\_\_\_  
B.H. "Skip" Henderson, III, Mayor





MOON MEES & ASSOCIATES, INC.  
CIVIL ENGINEERS  
LAND SURVEYORS  
100 SOUTHERN WAY SUITE A  
COLUMBUS, GA. 31904  
(706) 327-8306

WADDELL - COOPER CREEK PARK  
**PROPOSED SANITARY  
SEWER EASEMENT**  
COLUMBUS, MUSCOGEE COUNTY, GEORGIA

REVISIONS:

DATE
12/02/21
SCALE
AS NOTED

SHEET  
**1**





Legal Description

All that tract or parcel of land lying in an being part of Land Lot 7, 9<sup>th</sup> District, Columbus, Muscogee County, Georgia being more particularly described as follows: Commence at point at the northwest corner of Land Lot 7, 9<sup>th</sup> District; thence North 89 degrees 18 minutes 09 seconds East, along the north line of said Land Lot, 445.1 feet more or less to a point on the centerline of a 20 foot sanitary sewer easement and the POINT OF BEGINNING; thence leaving the north line of Land Lot 7, South 25 degrees 59 minutes 16 seconds East along the centerline of said easement, 161.73 feet to a point; thence continue along the centerline of said easement, South 01 degree 17 minutes 53 seconds West, 25.84 feet to a point on the westerly line of Lot 13, Block "L", Section Eleven, Sears Woods, said point being North 24 degrees 05 minutes 49 seconds East, 15.74 feet from the common corner of Lot 12 and Lot 13, Block "L", Sears Woods, containing 3,679 Sq. Ft.

**File Attachments for Item:****3. Georgia Trauma commission – Georgia Trauma Care Network**

Approval is requested to apply for and accept a grant in the amount of \$11,978.80, or as otherwise awarded, from the Georgia Trauma Commission – Georgia Trauma Care Network Commission, with no local match required and amend the Multi-Government Fund by the award amount. The grant funds will be used to purchase equipment that will be used to better equip Columbus Fire and EMS in the treatment of trauma patients.

**Columbus Consolidated Government  
Council Meeting Agenda Item**

<b>TO:</b>	Mayor and Councilors
<b>AGENDA SUBJECT:</b>	<b>Georgia Trauma commission – Georgia Trauma Care Network</b>
<b>AGENDA SUMMARY:</b>	Approval is requested to apply for and accept a grant in the amount of \$11,978.80, or as otherwise awarded, from the Georgia Trauma Commission – Georgia Trauma Care Network Commission, with no local match required and amend the Multi-Government Fund by the award amount. The grant funds will be used to purchase equipment that will be used to better equip Columbus Fire and EMS in the treatment of trauma patients.
<b>INITIATED BY:</b>	<b>Columbus Fire and EMS</b>

**Recommendation:** Approval is requested to apply for and accept a grant in the amount of \$11,978.80, or as otherwise awarded, from the Georgia Trauma Commission – Georgia Trauma Care Network Commission, with no local match required and amend the Multi-Government Fund by the award amount.

**Background:** Funds have been allocated to the Georgia Trauma Commission for the purchase of trauma equipment. In 2007, the Georgia Legislature through senate Bill 60 established the Georgia Trauma Care Network Commission. In 2012, the Georgia Legislature through SB 489 amended SB 60 and thus O.C.G.A 31-11-100 to require annual reporting of the Commission's activities to both House and Senate Committees on Health and Human services. Trauma continues to be the leading cause of death between the ages of 1 -44. Overall, injury is the 4<sup>th</sup> leading cause of death in the United States, but life – years lost are greater from injury than from 3 other leading causes of death combined, which are heart disease, cancer, and stroke. The grant funds will be used to purchase equipment that will be used to better equip Columbus Fire and EMS in the treatment of trauma patients.

**Analysis:** The Department of Fire and Emergency Medical Services will purchase equipment with funds being reimbursed by the state.

**Financial Considerations:** The grant is for equipment that will enhance the treatment of the trauma patient amounting to \$11,978.80, with no matching funds required.

**Legal Considerations:** The Consolidated Government of Columbus is eligible to receive the funds.

**Recommendation/Action:** Approval is requested to apply for and accept a grant of \$11,978.80 from the Georgia Trauma Commission – Georgia Trauma Care Network Commission and amend the Multi-Governmental Fund by the amount of the award.



**A RESOLUTION  
NO. \_\_\_\_\_**

**A RESOLUTION AUTHORIZING THE CITY MANAGER TO ACCEPT A GRANT OF \$11,978.80, OR AS OTHERWISE AWARDED, FROM THE GEORGIA TRAUMA COMMISSION - GEORGIA TRAUMA CARE NETWORK COMMISSION GRANT, WITH NO LOCAL MATCH REQUIREMENT AND TO AMEND THE MULTI-GOVERNMENTAL FUND BY THE AMOUNT AWARDED. FUNDS WILL BE UTILIZED FOR THE PURCHASE OF TRAUMA EQUIPMENT TO AID THE CITIZENS OF COLUMBUS AND SURROUNDING COUNTIES.**

**WHEREAS**, trauma is the leading cause of death between the ages of 1 – 44. Overall, injury is the 4<sup>th</sup> leading cause of death in the United States, but life years lost are greater from injury than three other causes of death: heart disease, cancer, and stroke; and,

**WHEREAS**, the Columbus Fire and Emergency Medical Services has been approved by the Georgia Trauma Commission – Georgia Trauma Care Network Commission to receive \$11,978.80 of grant monies; and,

**WHEREAS**, the purchase of trauma equipment will enhance the delivery of trauma service by Columbus Fire and Emergency Medical Services; and,

**WHEREAS**, the funds have been allocated through the 2021 Georgia Trauma Commission - Georgia Trauma Care Network Commission Grant; and,

**WHEREAS**, the equipment will be utilized to respond to trauma emergencies in Columbus and the surrounding counties; and,

**WHEREAS**, this grant proposal requires purchase of equipment with state reimbursement of funds with no matching funds required.

**NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA HERBY RESOLVES:**

- 1) That the City Manager is hereby authorized to apply for and accept a Georgia Trauma Commission – Georgia Trauma Care Network Commission Grant of \$11,978.80, or as otherwise awarded.
- 2) Amend the Multi-Governmental Fund by \$11,978.80 or the actual amount funded.

\*\*\*\*\*

Introduced at a regular meeting of the Council of Columbus, Georgia held the \_\_\_\_\_ day  
of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members  
of said Council.

Councilor Allen voting	_____.
Councilor Barnes voting	_____.
Councilor Crabb voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor House voting	_____.
Councilor Huff voting	_____.
Councilor Tucker voting	_____.
Councilor Thomas voting	_____.
Councilor Woodson voting	_____.

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Sandra T. Davis, Clerk of Council

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B.H. "Skip" Henderson, Mayor

**File Attachments for Item:**

**4. Lease and Lease/Purchases of Equipment for City Golf Courses**

Approval is requested to enter into two leases and two lease purchases in the amount of \$232,788 to facilitate the lease purchase of eight pieces of Toro grounds keeping equipment from Huntington National Bank.

**Columbus Consolidated Government  
Council Meeting Agenda Item**

<b>TO:</b>	Mayor and Councilors
<b>AGENDA SUBJECT:</b>	Lease and Lease/Purchases of Equipment for City Golf Courses
<b>AGENDA SUMMARY:</b>	Approval is requested to enter into two leases and two lease purchases to facilitate the lease purchase of eight pieces of Toro grounds keeping equipment from Huntington National Bank.
<b>INITIATED BY:</b>	<b>Golf Authority</b>

**Recommendation:** Approval is requested to enter into two leases and two lease purchases to facilitate the lease purchase of eight pieces of Toro grounds keeping equipment from Huntington National Bank.

**Background:** There is a need at the Bull Creek and Oxbow Creek golf facilities for the equipment listed below to be used to maintain the courses.

**Bull Creek:**

Lease/Purchase #008-0699354-305  
1 Pre owned Toro GR 3150  
Monthly payment of \$366.36/48 months /\$17,585.28 total payments

Lease #008-0699354-102  
2 Toro Groundsmaster 1200  
1 Toro Reelmaster 3100-D  
1 Toro Reelmaster 3100-D w/ all accessories  
Monthly payment of \$2336.25/48 months/ total payments \$112,140.00  
Fair Market Value Purchase Option

**Oxbow Creek:**

Lease Purchase #008-0699354-304  
1 Pre owned Toro Reelmaster 3100-D  
1 Pre owned Toro Greensmaster 3150  
Monthly payment of \$609.23/ 48 months/ total payments \$29,243.04

Lease # 008-0699354-103  
1 Toro Groundsmaster 1200  
1 Toro Reelmaster 3575 D  
Monthly payment \$1537.91/48 months/total payments \$73,819.68  
Fair Market Value Purchase Option



**Analysis:** For Bull Creek Golf Course, the lease agreements will be for 48 months payments totaling \$129,725.28. For Oxbow Creek Golf Course, the leasing period will be for 48 months totaling \$103,062.72.

**Financial Considerations:** At the end of the term of each lease/purchase the Authority will own the equipment upon payment of a minimal fee. At the end of the term of the leases, the Authority will have the option to purchase the equipment for fair market value at that time should they determine they determine that it is in the Authority's best interest, but they are not obligated to do so.

**Legal Considerations:** The lease/purchase agreements, the lease agreements and any other documentation will be reviewed by the City Attorney's Office.

**Recommendations/Actions:** Approve a resolution to enter into two lease purchase agreements and two lease agreement to obtain grounds maintenance equipment from Huntington Bank.

**A RESOLUTION**

Item #4.

NO. \_\_\_\_\_

**A RESOLUTION AUTHORIZING A MASTER LEASE, TWO LEASE AGREEMENTS AND TWO LEASE/ PURCHASE AGREEMENTS WITH HUNTINGTON BANK OVER A 48 MONTH LEASE PERIOD IN A TOTAL AMOUNT OF \$232,788 TO OBTAIN EQUIPMENT TO BE UTILIZED AT BULL CREEK GOLF COURSE AND AT OXBOW CREEK GOLF COURSE.**

**WHEREAS**, the piece of TORO equipment listed on Exhibit A hereto are needed for golf course maintenance at the Bull Creek and Oxbow Creek golf courses.

**NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY RESOLVES AS FOLLOWS:**

That the City Manager is hereby authorized to enter into a master lease, two lease agreements and two a lease purchase agreements on behalf of the Columbus Golf Authority to acquire grounds maintenance equipment from Huntington Bank in accordance with the terms set forth on Exhibit A The cost of the lease and lease/purchase for the equipment to be utilized at Bull Creek Golf will total \$129,725.28 over a period of 48 months, and the cost of the lease and lease/ purchase for Oxbow Creek Golf Course will total \$103,062.72. over a period of 48 months. Funds are available in the FY22 Budget as follows: Bull Creek Golf Course Fund – Bull Creek – Operations - Equipment Rental/Lease; 0755-630-2100-6543 and Oxbow Creek Golf Course Fund – Oxbow – Maintenance – Equipment Rental/Lease; 0756-640-2200-6543. The City Manager, the Golf Director and their designees shall be authorized to execute the necessary documentation for this transaction.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the \_\_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members of said Council.

Councilor Allen voting	_____.
Councilor Barnes voting	_____.
Councilor Crabb voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor House voting	_____.
Councilor Huff voting	_____.
Councilor Thomas voting	_____.
Councilor Tucker voting	_____.
Councilor Woodson voting	_____.

\_\_\_\_\_  
Sandra T. Davis, Clerk of Council

\_\_\_\_\_  
B.H. "Skip" Henderson III, Mayor

**Bull Creek:**

Lease/Purchase # 008-0699354-305

1 Pre owned Toro GR 3150

Monthly payment of \$366.36/48 months /total payments \$17,585.28

Lease #008-0699354-102

2 Toro Groundsmaster 1200

1 Toro Reelmaster 3100-D

1 Toro Reelmaster 3100-D w/ all accessories

Monthly payment of \$2336.25/48 months/ total payments \$73,819.68

Fair Market Value Purchase Option

**Oxbow Creek:**

Lease /Purchase # 008-0699354-304

1 Pre owned Toro Reelmaster 3100-D

1 Pre owned Toro Greensmaster 3150

Monthly payment of \$609.23/ 48 months/ total payments \$29,243.04

Lease #

1 Toro Groundsmaster 1200

1 Toro Reelmaster 3575 D

Monthly payment \$1537.91/48 months/ total payments \$73,819.68

Fair Market Value Purchase Option

**File Attachments for Item:**

A. Contract Extension for Geotechnical and Environmental Consulting Services (Annual Contract) – RFP  
No. 16-0003



**Columbus Consolidated Government  
Council Meeting Agenda Item**

<b>TO:</b>	Mayor and Councilors
<b>AGENDA SUBJECT:</b>	Contract Extension for Geotechnical and Environmental Consulting Services (Annual Contract) – RFP No. 16-0003
<b>INITIATED BY:</b>	Finance Department

It is requested that Council authorize the extension of contracts for geotechnical and environmental consulting services with Building and Earth Sciences, Inc. (Columbus, GA), Terracon Consultants, Inc. (Lawrenceville, GA), and MC Squared, Inc. (Kennesaw, GA) for an additional three-month period.

Building and Earth Sciences, Inc., Terracon Consultants, Inc., and MC Squared, Inc. are contracted to provide quotes to the Engineering Department, on an as-needed basis, for soil and construction material testing for the development or design of various construction projects. A new RFP has been advertised and the evaluation process is about to commence. The contract extension is necessary to allow time to award new contracts for the services.

Per Resolution No. 66-16, Council authorized a 5-year contract with the firms. The contracts were set to expire on May 18, 2021. However, in accordance with Article 3-109 (Annual Contracts: Price Agreement and Service Contracts) of the Procurement Ordinance, and at the request of the Engineering Department, the contracts were extended for one year, through May 18, 2022. Council approval is required for extensions beyond the one-year extension.

Funding will be allocated in the budget for specific projects through the CIP, SPLOST, Bond, etc.

**A RESOLUTION**

Item #A.

**NO. \_\_\_\_\_**

**A RESOLUTION AUTHORIZING THE EXTENSION OF CONTRACTS FOR GEOTECHNICAL AND ENVIRONMENTAL CONSULTING SERVICES WITH BUILDING AND EARTH SCIENCES, INC. (COLUMBUS, GA), TERRACON CONSULTANTS, INC. (LAWRENCEVILLE, GA), AND MC SQUARED, INC. (KENNESAW, GA) FOR AN ADDITIONAL THREE-MONTH PERIOD.**

**WHEREAS**, Building and Earth Sciences, Inc., Terracon Consultants, Inc., and MC Squared, Inc. are contracted to provide quotes to the Engineering Department, on an as-needed basis, for soil and construction material testing for the development or design of various construction projects. A new RFP has been advertised and the evaluation process is about to commence. The contract extension is necessary to allow time to award new contracts for the services; and,

**WHEREAS**, per Resolution No. 66-16, Council authorized a 5-year contract with the firms. The contracts were set to expire on May 18, 2021. However, in accordance with Article 3-109 (Annual Contracts: Price Agreement and Service Contracts) of the Procurement Ordinance, and at the request of the Engineering Department, the contracts were extended for one year, through May 18, 2022. Council approval is required for extensions beyond the one-year extension.

**NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY RESOLVES AS FOLLOWS:**

That the City Manager is hereby authorized to extend the contracts for geotechnical and environmental consulting services with Building and Earth Sciences, Inc. (Columbus, GA), Terracon Consultants, Inc. (Lawrenceville, GA), and MC Squared, Inc. (Kennesaw, GA) for an additional three-month period. Funding will be allocated in the budget for specific projects through the CIP, SPLOST, Bond, etc.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the \_\_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members of said Council.

Councilor Allen voting	_____.
Councilor Barnes voting	_____.
Councilor Crabb voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor House voting	_____.
Councilor Huff voting	_____.
Councilor Thomas voting	_____.
Councilor Tucker voting	_____.
Councilor Woodson voting	_____.

\_\_\_\_\_  
Sandra T. Davis, Clerk of Council

\_\_\_\_\_  
B.H. "Skip" Henderson III, Mayor

**File Attachments for Item:**

B. Ford Expedition for Information Technology – Cooperative Purchase

**Columbus Consolidated Government  
Council Meeting Agenda Item**

<b>TO:</b>	Mayor and Councilors
<b>AGENDA SUBJECT:</b>	Ford Expedition for Information Technology – Cooperative Purchase
<b>INITIATED BY:</b>	Finance Department

It is requested that Council approve the purchase of one (1) Ford Expedition SSV, for the Information Technology Department, from Wade Ford (Smyrna, GA), in the amount of \$61,394.00. The purchase will be accomplished by Cooperative Purchase via the City of Atlanta, Department of Procurement, Contract #10660-WS-A1.

The Expedition will be used by department staff in the day-to-day operations of the Information Technology Department.

The purchase will be accomplished by Cooperative Purchase via Bid Number 10660-WS-A1, initiated by the City of Atlanta Department of Procurement, whereby Wade Ford was one of the successful vendors contracted to provide Various Passenger Vehicles for the Department of Fleet Services. The contract, which commenced December 12, 2018, is good through December 11, 2021, with an option to extend under the same terms and conditions for two (2), one (1) year extensions. The bid process utilized by the City of Atlanta Department of Procurement meets the requirements of the City's Procurement Ordinance; additionally, cooperative purchasing is authorized per Article 9-101 of the Procurement Ordinance.

Funds are budgeted in the FY22 Budget: General Fund – Information Technology – Information Technology – Light Trucks; 0101 – 210 – 1000 – ISS - 7722.



**A RESOLUTION**

Item #B.

**NO. \_\_\_\_\_**

**A RESOLUTION AUTHORIZING THE PURCHASE OF ONE (1) FORD EXPEDITION SSV, FOR THE INFORMATION TECHNOLOGY DEPARTMENT, FROM WADE FORD (SMYRNA, GA) IN THE AMOUNT OF \$61,394.00. THE PURCHASE WILL BE ACCOMPLISHED BY COOPERATIVE PURCHASE VIA THE CITY OF ATLANTA, DEPARTMENT OF PROCUREMENT, CONTRACT #10660-WS-A1.**

**WHEREAS**, the Expedition will be used by department staff in the day-to-day operations of the Information Technology Department; and,

**WHEREAS**, the purchase will be accomplished by Cooperative Purchase via Bid Number 10660-WS-A1, initiated by the City of Atlanta Department of Procurement, whereby Wade Ford was one of the successful vendors contracted to provide Various Passenger Vehicles for the Department of Fleet Services. The contract, which commenced December 12, 2018, is good through December 11, 2021, with an option to extend under the same terms and conditions for two (2), one (1) year extensions. The bid process utilized by the City of Atlanta Department of Procurement meets the requirements of the City's Procurement Ordinance; additionally, cooperative purchasing is authorized per Article 9-101 of the Procurement Ordinance.

**NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY RESOLVES AS FOLLOWS:**

That the City Manager is hereby authorized to purchase one (1) Ford Expedition SSV, for the Information Technology Department, from Wade Ford (Smyrna, GA) in the amount of \$61,394.00. The purchase will be accomplished by Cooperative Purchase via the City of Atlanta, Department of Procurement, Contract #10660-WS-A1. Funds are budgeted in the FY22 Budget: General Fund – Information Technology – Information Technology – Light Trucks; 0101 – 210 – 1000 – ISS - 7722.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the \_\_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members of said Council.

Councilor Allen voting	_____.
Councilor Barnes voting	_____.
Councilor Crabb voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor House voting	_____.
Councilor Huff voting	_____.
Councilor Thomas voting	_____.
Councilor Tucker voting	_____.
Councilor Woodson voting	_____.

\_\_\_\_\_  
Sandra T. Davis, Clerk of Council

\_\_\_\_\_  
B.H. "Skip" Henderson III, Mayor

**File Attachments for Item:**

C. Side Loader Refuse Trucks, Option 1: Cab and Chassis – RFB No. 22-0027

**Columbus Consolidated Government  
Council Meeting Agenda Item**

<b>TO:</b>	Mayor and Councilors
<b>AGENDA SUBJECT:</b>	Side Loader Refuse Trucks, Option 1: Cab and Chassis – RFB No. 22-0027
<b>INITIATED BY:</b>	Finance Department

It is requested that Council approve the purchase of forty (40) side loader refuse trucks, option 1: cab and chassis, from Peterbilt of Atlanta (Jackson, GA) at a unit price of \$160,828.00, and a total price of \$6,433,120.00.

The refuse trucks are a federally funded project that will be purchased via the American Rescue Plan (ARP). They will be used by the Public Works Department to pick up refuse. This is replacement equipment.

Bid specifications were posted on the web page of the Purchasing Division, the Georgia Procurement Registry, and DemandStar. Two (2) bid responses for Option 1: Cab and Chassis were received on March 16, 2022. This RFB has been advertised, opened, and reviewed. The bidders were:

<b>Vendors</b>	<b>Peterbilt of Atlanta (Jackson, GA)</b>	<b>Burroughs Diesel, Inc. (Laurel, MS)</b>	<b>Associated Fuel Systems, Inc.<sup>1</sup> (Conley, GA)</b>	<b>Action Truck Center<sup>2</sup> (Dothan, AL)</b>
<b>Option 1: Cab and Chassis</b>				
<b>Manufacturer/Make/Model</b>	Peterbilt 520 Dual Steer	Dennis Eagle Dual Steer Proview	Crane Carrier by Battle Motors LET2-454	Autocar ACX64
<b>Unit Price</b>	<b>\$160,828.00</b>	\$203,793.00	\$175,456.00	\$176,749.00
<b>Total Price (40 units)</b>	<b>\$6,433,120.00</b>	\$8,151,720.00	\$7,018,240.00	\$7,069,960.00

<sup>1</sup>Associated Fuel Systems, Inc. failed to include the required Detailed Specifications pages; failure to include automatically renders vendor's submission as non-responsive.

<sup>2</sup>Action Truck Center failed to include the required form "Communication Concerning This Solicitation; failure to include automatically renders vendor's submission as non-responsive.

Funds are budgeted in the FY22 Budget as follows: American Rescue Plan-Fiscal Recovery Funds – Federal ARP – Federal Public Health & Safety H&W – Heavy Trucks – Automation of Garbage Collection-Trucks; 0218-691-1000-ARPH-7723-40301-20220.



**A RESOLUTION****NO. \_\_\_\_\_**

**A RESOLUTION AUTHORIZING THE PURCHASE OF FORTY (40) SIDE LOADER REFUSE TRUCKS, OPTION 1: CAB AND CHASSIS, FROM PETERBILT OF ATLANTA (JACKSON, GA) AT A UNIT PRICE OF \$160,828.00, AND A TOTAL PRICE OF \$6,433,120.00.**

**WHEREAS**, this is a Federally funded project that will be purchased via the American Rescue Plan; and,

**WHEREAS**, the side loader refuse trucks are replacement equipment; and,

**WHEREAS**, this purchase will be for Option 1: Cab and Chassis Only.

**NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY RESOLVES AS FOLLOWS:**

That the City Manager is hereby authorized to purchase forty (40) Side Loader Refuse Trucks, Option 1: Cab and Chassis, from Peterbilt of Atlanta (Jackson, GA), at a unit price of \$160,828.00, and a total price of \$6,433,120.00. Funds are budgeted in the FY22 Budget as follows: American Rescue Plan-Fiscal Recovery Funds – Federal ARP – Federal Public Health & Safety H&W – Heavy Trucks – Automation of Garbage Collection-Trucks; 0218-691-1000-ARPH-7723-40301-20220.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the \_\_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members of said Council.

Councilor Allen voting	_____.
Councilor Barnes voting	_____.
Councilor Crabb voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor House voting	_____.
Councilor Huff voting	_____.
Councilor Thomas voting	_____.
Councilor Tucker voting	_____.
Councilor Woodson voting	_____.

\_\_\_\_\_  
Sandra T. Davis, Clerk of Council

\_\_\_\_\_  
B.H. "Skip" Henderson III, Mayor

**File Attachments for Item:**

D. Change Order 1 for Columbus Dragonfly Trail – Riverwalk to Martin Luther King, Jr. Connector – RFB  
No. 21-0017

**Columbus Consolidated Government  
Council Meeting Agenda Item**

Item #D.

<b>TO:</b>	Mayor and Councilors
<b>AGENDA SUBJECT:</b>	Change Order 1 for Columbus Dragonfly Trail – Riverwalk to Martin Luther King, Jr. Connector – RFB No. 21-0017
<b>INITIATED BY:</b>	Finance Department

It is requested that Council authorize the execution of Change Order 1 with JHC Corporation, Inc. (Peachtree City, GA) in the amount of \$302,686.50 for the Columbus Dragonfly Trail project.

Per Resolution No. 083-21, Council authorized the execution of a contract with JHC Corporation, Inc. to construct a new multiuse trail to connect the Riverwalk to the Martin Luther King, Jr. Trail. Upon completion, the new trail will run along 10<sup>th</sup> Avenue, 11<sup>th</sup> Street, 6<sup>th</sup> Avenue, and 10<sup>th</sup> Street.

Change Order 1 is for the gabion restoration and landscape enhancements along the Riverwalk, from the zipline tower at 11<sup>th</sup> and Bay to the Dillingham Street Bridge. The additional work is intended to stabilize the existing gabion walls to prevent further erosion and to enhance the surrounding landscape.

<b>Document</b>	<b>Description</b>	<b>Amount</b>
Original Contract	Construction of Columbus Dragonfly Trail	2,080,732.09
<b>Change Order 1</b>	Gabion restoration and landscape enhancements along the Riverwalk.	<b>302,686.50</b>
New Contract Amount		\$2,383,418.59

Funds are budgeted in the FY22 Budget as follow: Other Local Option Sales Tax Fund - Infrastructure – Engineering – General Construction – Dragonfly Trail MLK to The River; 0109-250-9901-ROAD-7661-92036-20210.

**A RESOLUTION**

Item #D.

**NO. \_\_\_\_\_**

**A RESOLUTION AUTHORIZING THE EXECUTION CHANGE ORDER 1 WITH JHC CORPORATION, INC. (PEACHTREE CITY, GA) IN THE AMOUNT OF \$302,686.50 FOR THE COLUMBUS DRAGONFLY TRAIL PROJECT.**

**WHEREAS**, per Resolution No. 083-21, Council authorized the execution of a contract with JHC Corporation, Inc. to construct a new multiuse trail to connect the Riverwalk to the Martin Luther King, Jr. Trail. Upon completion, the new trail will run along 10<sup>th</sup> Avenue, 11<sup>th</sup> Street, 6<sup>th</sup> Avenue, and 10<sup>th</sup> Street; and,

**WHEREAS**, Change Order 1 is for the gabion restoration and landscape enhancements along the Riverwalk, from the zipline tower at 11<sup>th</sup> and Bay to the Dillingham Street Bridge. The additional work is intended to stabilize the existing gabion walls to prevent further erosion and to enhance the surrounding landscape.

**NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY RESOLVES AS FOLLOWS:**

That the City Manager is hereby authorized to execute Change Order 1 with JHC Corporation, Inc. (Peachtree City, GA) in the amount of \$302,686.50 for the Columbus Dragonfly Trail project. Funds are budgeted in the FY22 Budget as follow: Other Local Option Sales Tax Fund - Infrastructure – Engineering – General Construction – Dragonfly Trail MLK to The River; 0109-250-9901-ROAD-7661-92036-20210.

Introduced at a regular meeting of the Council of Columbus, Georgia, held the \_\_\_\_\_ day of \_\_\_\_\_, 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members of said Council.

Councilor Allen voting	_____.
Councilor Barnes voting	_____.
Councilor Crabb voting	_____.
Councilor Davis voting	_____.
Councilor Garrett voting	_____.
Councilor House voting	_____.
Councilor Huff voting	_____.
Councilor Thomas voting	_____.
Councilor Tucker voting	_____.
Councilor Woodson voting	_____.

\_\_\_\_\_  
Sandra T. Davis, Clerk of Council

\_\_\_\_\_  
B.H. "Skip" Henderson III, Mayor



**File Attachments for Item:**

**DATE:** May 10, 2022  
**TO:** Mayor and Councilors  
**FROM:** Finance Department  
**SUBJECT:** Advertised Bids/RFPs/RFPs

**May 11, 2022**

**Fire/Intrusion Prevention Equipment, Supplies and Services – RFB No. 22-0038**

**Scope of Bid**

Provide Fire/Intrusion Prevention Equipment, Supplies and Services, to include: Fire Extinguishers, and related maintenance and repair parts, Fire Alarm/Intrusion Systems and Monitoring Services at various locations, and other related items/services.

The contract term shall be for five (5) years with the option to renew for five (5) additional twelve-month periods. Contract renewal shall be contingent upon the mutual agreement of the City and the Contractor.

**Slide Gate Operators – PQ No. 22-0002**

**Scope of PQ**

Columbus Consolidated Government (the City) is seeking quotes from qualified vendors to provide three (3) slide gate operators, LiftMaster SL585103UL (or equivalent), for use at the Department of Transportation/METRA transfer center. Vendor will be responsible for removal/disposal of current gate operators.

**Storage Containers for Public Works – PQ No. 22-0003**

**Scope of PQ**

The Columbus Consolidated Government (the City) is seeking quotes from qualified vendors to provide two (2) used storage containers, 40-foot and 20-foot in length, to be used by the Department of Public Works.

**May 18, 2022**

**1. Replacement Inground Lift – RFB No. 22-0026**

**Scope of Bid**

Columbus Consolidated Government (the City) is seeking bids from qualified vendors to remove an existing set of in-ground post lifts. A new system of fully functional in-ground post lifts, capable of lifting the expected weight of a 35-foot transit bus, will then be installed by the vendor as a replacement. Work shall be done at the Department of Transportation/METRA campus.

**May 20, 2022**

**Former Georgia State Farmers Market Phase II – Site Remediation – RFP No. 22-0030**

**Scope of RFP**

Columbus Consolidated Government (the City) is requesting proposals from qualified contractors to provide services for Phase II of the Former Georgia State Farmers Market project, which is located at 318 10th Avenue in Columbus, GA. Phase II includes providing all labor, materials equipment, permits, and incidentals necessary to complete all tasks associated with 1) removing an underground storage tank system, soil removal, and placement of fill material and 2) demolition of an old towing and recovery building.

**Columbus Consolidated Government  
Bid Advertisement - Agenda Item**

**DATE:** May 10, 2022

**TO:** Mayor and Councilors

**FROM:** Finance Department

**SUBJECT:** Advertised Bids/RFPs/RFQs

**May 11, 2022**

**1. Fire/Intrusion Prevention Equipment, Supplies and Services – RFB No. 22-0038**

Scope of Bid

Provide Fire/Intrusion Prevention Equipment, Supplies and Services, to include: Fire Extinguishers, and related maintenance and repair parts, Fire Alarm/Intrusion Systems and Monitoring Services at various locations, and other related items/services.

The contract term shall be for five (5) years with the option to renew for five (5) additional twelve-month periods. Contract renewal shall be contingent upon the mutual agreement of the City and the Contractor.

**2. Slide Gate Operators – PQ No. 22-0002**

Scope of PQ

Columbus Consolidated Government (the City) is seeking quotes from qualified vendors to provide three (3) slide gate operators, LiftMaster SL585103UL (or equivalent), for use at the Department of Transportation/METRA transfer center. Vendor will be responsible for removal/disposal of current gate operators.

**3. Storage Containers for Public Works – PQ No. 22-0003**

Scope of PQ

The Columbus Consolidated Government (the City) is seeking quotes from qualified vendors to provide two (2) used storage containers, 40-foot and 20-foot in length, to be used by the Department of Public Works.

**May 18, 2022**

**1. Replacement Inground Lift – RFB No. 22-0026**

Scope of Bid

Columbus Consolidated Government (the City) is seeking bids from qualified vendors to remove an existing set of in-ground post lifts. A new system of fully functional in-ground post lifts, capable of lifting the expected weight of a 35-foot transit bus, will then be installed by the vendor as a replacement. Work shall be done at the Department of

Transportation/METRA campus.

**May 20, 2022**

**1. Former Georgia State Farmers Market Phase II – Site Remediation – RFP No. 22-0030**

**Scope of RFP**

Columbus Consolidated Government (the City) is requesting proposals from qualified contractors to provide services for Phase II of the Former Georgia State Farmers Market project, which is located at 318 10<sup>th</sup> Avenue in Columbus, GA. Phase II includes providing all labor, materials equipment, permits, and incidentals necessary to complete all tasks associated with 1) removing an underground storage tank system, soil removal, and placement of fill material and 2) demolition of an old towing and recovery building.

**File Attachments for Item:**

**1. Minutes of the following boards:**

Airport Commission, February 2 and 23, 2022 and March 23, 2022

Board of Tax Assessors, #14-22 and #15-22

Columbus Golf Course Authority, April 28, 2022

Convention & Visitors Board of Commissioners, March 16, 2022

Housing Authority, March 16, 2022

Public Safety Advisory Commission, March 17, 2022



**MINUTES AT THE REGULAR MEETING OF THE COLUMBUS AIRPORT  
COMMISSION HELD AT THE COLUMBUS AIRPORT  
WEDNESDAY, FEBRUARY 2, 2022**

The following commission members were present for the entire meeting:

<b><u>NAME</u></b>	<b><u>EXPIRES</u></b>
Mr. James Barker, Chairman	December 31, 2023
Mr. Don D. Cook, Vice Chairman	December 31, 2022
Mr. Carl Rhodes, Jr., Secretary	December 31, 2024
Mr. Art Guin, Commissioner	December 31, 2025
Mrs. Dannell Marks, Commissioner	December 31, 2026

**Legal Counsel:** Mr. Don Morgan

**Staff members present:**

Suzanne Adams, Hospitality Team Member  
 Marion Anderson, Public Safety Officer  
 Amber Clark, C.M., Airport Director  
 Karlene Donahue, Flightways Customer Service Representative  
 Blake Fulford, Airfield Specialist  
 Shaundra Goodwin, Security Specialist  
 Cameron Hagan, Airfield Maintenance Technician  
 Pam Knight, Director of Finance  
 Mona Mitchell, Hospitality Team Member  
 Sonya Overton, Director of Marketing & Air Service Development  
 Troy Pair, Facilities Supervisor  
 André Parker, Chief of Public Safety  
 Anthony Pugh, Hospitality Team Supervisor  
 Michele Renfroe, Flightways Columbus Manager  
 Eric Rivers, Operations Technician  
 Adrian Sellers, Project Coordinator  
 Randy Sok, Public Safety Officer  
 Monica Stone, Human Resources Manager  
 Daniel Thomas, Sr., Maintenance Manager  
 Marshall Upshaw, Landscaping Supervisor  
 Khalfani Walker, Landscaping Technician

Others present:

Jacob Redwine: Holt Consulting; Brian Thompson and Pete Novak: RS&H; Philip Thayer: Thayer Bray Construction; Adam Nicholas McFarland Johnson

**BUSINESS OF THE MEETING**

Mr. James Barker called the February 2, 2022, Commission Meeting by Visual and Zoom to order at 9:34 AM.

**INSTALLATION OF NEW OFFICERS**

Mr. Barker asked to consider the installation of the new Commission officers. Ms. Tana McHale will be rolling off the Commission due to family needs. Mr. Barker presented the new slate of officers as: Mr. James Barker as Chairman, Mr. Art Guin as Vice Chairman, Mr. Don Cook as Treasurer, and Mr. Carl Rhodes Jr. as Secretary, and Mrs. Dannell Marks as Commissioner.

Motion by Mr. Carl Rhodes Jr. to approve the installation of the new Commission officers as presented.; seconded by Mr. Don Cook and unanimously approved by the Commission. Ayes: 4 / Nays: 0

#### **RECOGNITION OF PAST CHAIRMAN**

Mr. James Barker recognized Mr. Don Cook for holding the Chairman office for the past year. He congratulated and thanked him for his service. A plaque and gift basket were presented in Mr. Cook's honor.

#### **INTRODUCTION OF NEW COMMISSIONER**

Mr. James Barker introduced Mrs. Dannell Marks to the Columbus Airport Commission. Mrs. Marks currently holds the title of Executive Vice President of Strategic Accounts at TSYS now a Global Payments company. James welcomed Mrs. Marks to the Columbus Airport Commission.

#### **CONSIDER ADOPTION OF THE MINUTES FOR THE REGULARLY SCHEDULED COMMISSION MEETING ON NOVEMBER 17, 2021**

Mr. James Barker asked to consider adoption of the minutes for the meeting of November 17, 2021, and if there was any discussion. No discussion.

Motion by Mr. Art Guin to approve the minutes for the November 17, 2021, Columbus Airport Commission Meeting; seconded by Mr. Carl Rhodes Jr. and unanimously approved by the Commission. Ayes: 4 / No: 0

#### **CONSIDER APPROVAL OF THE AIRPORT RESCUE GRANT OFFER**

Mr. James Barker asked to consider approval of the Airport Rescue Grant Offer. Mr. Barker opened the floor for Ms. Amber Clark to present the information regarding the Airport Rescue Grant Offer.

Ms. Amber Clark provided the following update:

Recently the FAA has administered an additional funding for Airport coronavirus relief. This funding is part of the Airport Rescue Grant Offer. The purpose of this grant is to provide funding for costs related to operations, personnel, cleaning, sanitization, janitorial services, combating the spread of pathogens at the airport, and debt service payments. The grant offer is in the amount of \$1,258,021.00. Ms. Clark recommended approval of the Airport Rescue Grant Offer of \$1,258,021.00.

Ms. Clark asked the Commission if they had any questions?

Mr. Don Cook asked if a meeting will be held to discuss how the grant will be used? Ms. Clark stated that Mrs. Pam Knight, the Columbus Airport Finance Director, all the departments, and herself are beginning the budget review for next fiscal year. Once budget review is complete a recommendation on how to utilize the money will be made to the Commission.

Mr. Barker entertained a motion to approve the Airport Rescue Grant Offer.

Motion by Mr. Don Cook to approve the Airport Rescue Grant Offer; seconded by Mrs. Dannell Marks and unanimously approved by the Commission. Ayes: 4 / No: 0

#### **CONSIDER APPROVAL OF THE CONCESSIONS RENT RELIEF AIRPORT RESCUE GRANT OFFER**

Mr. James Barker asked to consider approval of the Concessions Rent Relief Airport Rescue Grant Offer. Mr. Barker opened the floor for Ms. Amber Clark



to present the information regarding the Concessions Rent Relief Airport Rescue Grant Offer.

Ms. Amber Clark provided the following update:

Recently the FAA has administered an additional funding for concession's relief. This funding is part of the Concessions Rent Relief Airport Rescue Grant Offer. The purpose of this grant is to provide relief from rent and minimum annual guarantees (MAG) obligations to each eligible airport concession in an amount that reflects each eligible airport concession's proportional share of the total amount of rent and MAGs. The grant is in the amount of \$35,879. Ms. Clark recommended approval of the Concessions Rent Relief Airport Rescue Grant Offer of \$35,879.

Ms. Clark asked the Commission if they had any questions?

Mrs. Dannell Marks asked Ms. Clark if she felt the amount awarded was sufficient to assist the concessionaires in rent payments? Ms. Clark responded that each rental car agency is experiencing different levels of need and by distributing the funds by the proportional share will be equitable for the rental car agencies.

Motion by Mr. Carl Rhodes Jr. to approve the Concessions Rent Relief Airport Rescue Grant Offer; seconded by Mr. Don Cook and unanimously approved by the Commission. Ayes: 4 / No: 0

**CONSIDER APPROVAL OF TAFFY PIPPIN CONSULTING, LLC  
DISADVANTAGED BUSINESS ENTERPRISE (DBE) PLAN FOR FY 2022-  
FY 2024**

Mr. James Barker asked to consider approval of the Taffy Pippin Consulting, LLC Disadvantaged Business Enterprise (DBE) Plan for FY 2022-FY 2024. Mr. Barker opened the floor for Ms. Adrian Sellers to present the information regarding the Taffy Pippin Consulting, LLC Disadvantaged Business Enterprise (DBE) Plan for FY 2022-FY 2024.

Ms. Adrian Sellers provided the following update:

The Columbus Airport Commission has established a Disadvantaged Business Enterprise (DBE) program in accordance with regulations of the U.S. Department of Transportation (USDOT) 49 CFR Part 26. The Airport Commission has received Federal financial assistance from USDOT, and as a condition of receiving this assistance, the Airport Commission has signed an assurance that they will comply with these regulations.

Taffy Pippin Consulting Inc. has been contracted to design a DBE Program to ensure the Columbus Airport Commission is complying within these regulations. The submitted plan ensures nondiscrimination awarding of contracts, level playing fields, that participating DBEs are eligible for assistance, removes barriers and promote DBEs to participate, to assist in the development of firms who participate, and providing flexibility and opportunities for DBEs in general.

Based on a review of past projects and coordinating with our consulting engineers, Taffy Pippin Consulting Inc., has created a methodology for establishing the FY2022-FY2024 DBE goals. The DBE methodology and plan had been submitted for your review. It is recommended that the Airport Commission set a goal of expending approximately \$1,158,050 or 27.27% with DBE firms during this three-year period.

Ms. Sellers stated she had reviewed this plan and methodology and recommended Commission adoption.

Ms. Clark asked the Commission if they had any questions?

Mr. Art Guin asked if Ms. Clark had any concerns with meeting the set goals or following the reporting requirements outlined? Ms. Clark replied that she felt comfortable with the plan as presented. The Aviation Engineering firm hired to complete the bidding process for the Federal projects will ensure the prime contractors are making a good faith effort to hire DBEs for the services needed. Ms. Clark clarified that good faith effort entails detailed reporting of when the DBEs were contacted, who was spoken to, what was discussed, if a message was left that the contractor followed back up, and whether the DBE was qualified and hired to complete the proposed work. Ms. Clark further explained if the prime contractor is not able to meet the goal the Columbus Airport Commission would not be held liable if a good faith effort had been made.

Mr. Art Guin asked if it would be the Columbus Airport Commission's responsibility to ensure the good faith effort was being made for these Federal projects?

Ms. Clark explained that the Columbus Airport Commission has contracted with Holt Consulting/Taffy Pippin to ensure the good faith efforts are being met by the prime contractors. However, Ms. Adrian Sellers and Ms. Clark have put checks and balances in place to ensure Holt Consulting and Taffy Pippin are holding the prime contractors accountable for a good faith effort, verifying the DBEs eligibility if utilized on the project, and ensuring the proper Davis Bacon wages are being paid.

Mr. James Barker asked if this requirement would slow down our bidding process?

Ms. Clark explained that this requirement should not slow down the bidding process as these DBEs are listed by trade on the Georgia Department of Transportation's website. Prime Contractors should be able to easily search for the possible DBEs, make contact, and hire as necessary. Ms. Clark also mentioned that the Columbus Airport Commission tends to see a lot of the same contractors bid on projects at the airport, so they are familiar with this requirement. Ms. Clark stated that the Aviation Engineering Consultant does go over this requirement in the bid package and if any contractors had questions, they would be provided an opportunity to discuss at the pre-bid meetings.

Mr. Barker asked if the DBE plan could be sent to all tenants of the Columbus Airport, so they are aware of the requirement?

Ms. Clark stated they could send out a notification to all tenants and the DBE plan will be posted on the Columbus Airport Website for review. Ms. Clark did clarify that the Columbus Airport will always encourage the use of DBEs; however, the requirement by law to use DBEs is strictly for Federally funded projects.

Mr. Don Cook asked if the Columbus Airport Commission would be working with the different Chambers to educate our local businesses on becoming pre-qualified with GDOT?

Ms. Clark explained that Ms. Adrian Sellers and herself had an action item to meet with the surrounding chambers to discuss the GDOT DBE program as well as offer assistance utilizing the Commission's consultant, Taffy Pippin, to guide these DBEs through the GDOT application process.

Motion by Mr. Don Cook to approve the Taffy Pippin Consulting, LLC Disadvantaged Business Enterprise (DBE) Plan for FY 2022-FY 2024;



seconded by Mr. Art Guin and unanimously approved by the Commission.  
Ayes: 4 / No: 0

**CONSIDER APPROVAL OF TAFFY PIPPIN CONSULTING, LLC AIRPORT CONCESSIONS DISADVANTAGED BUSINESS ENTERPRISE (ACDBE) PLAN FOR FY 2022**

Mr. James Barker asked to consider approval of the Taffy Pippin Consulting, LLC Airport Concessions Disadvantaged Business Enterprise (ACDBE) Plan for FY 2022. Mr. Barker opened the floor for Ms. Adrian Sellers to present the information regarding the Taffy Pippin Consulting, LLC Airport Concessions Disadvantaged Business Enterprise (ACDBE) Plan for FY 2022.

Ms. Adrian Sellers provided the following update:

The Columbus Airport Commission has established an Airport Concession Disadvantaged Business Enterprise (ACDBE) program in accordance with regulations of the U.S. Department of Transportation (USDOT) 49 CFR Part 23. The Airport Commission has received Federal financial assistance from USDOT, and as a condition of receiving this assistance, the Airport Commission has signed an assurance that they will comply with these regulations.

Taffy Pippin Consulting Inc. has been contracted to design an ACDBE Program to ensure the Columbus Airport Commission is complying within these regulations. The submitted plan ensures nondiscrimination award and administration of opportunities for concessions, levels playing fields, that participating ACDBEs are eligible for assistance, removes barriers and promote ACDBEs to participate, to assist in the development of firms who participate, and providing flexibility and opportunities for DBEs in general.

Ms. Sellers stated she had reviewed this plan and methodology and recommended Commission adoption.

Ms. Amber Clark explained that under CFR Part 23 any airport with concessions, which includes rental cars, that grosses over \$200,000 annually is required to have a ACDBE plan. The rental car companies may not be DBEs themselves however, they can employ subcontractors such as cleaning agents, maintenance companies, and suppliers that are DBEs. Ms. Clark asked the Commission if they had any questions?

Motion by Mr. Art Guin to approve the Taffy Pippin Consulting, LLC Airport Concessions Disadvantaged Business Enterprise (ACDBE) Plan for FY 2022; seconded by Mr. Don Cook and unanimously approved by the Commission.  
Ayes: 4 / No: 0

**RECOGNITION OF PAST COMMISSIONER**

Mr. James Barker recognized Ms. Tana McHale for holding a Columbus Airport Commission seat for the past five years. He congratulated and thanked her for her service. A plaque and gift basket were presented in Ms. McHale's honor.

**CONSIDER ADOPTION OF EMPLOYEE MANUAL UPDATES**

Mr. James Barker asked to consider approval of the adoption of employee manual updates. Mr. Barker opened the floor for Ms. Monica Stone to present the information regarding the employee manual updates.

Ms. Monica Stone provided the following update:



Human Resources has completed the annual review of Columbus Airport Commission Employee Manual as directed by the Airport Director.

The Employee Manual needs to reflect the current best practices for the Columbus Airport Commission employees. After reviewing the Employee Manual, Human Resources in conjunction with the Executive Leadership Team, has presented the Airport Commission with several updates to better provide understanding and clarity for all.

Upon approval the Employee Manual will be updated and provided to each employee by March 2022. The employee manual acknowledgement page will require the employee's signature in three different spaces.

The three signatures will acknowledge: Receipt of Employee Manual, Understanding of the Drug Free Workplace and Understanding and Acknowledgement of the Sexual Harassment Policy. This one-page document will be maintained in the HR personnel file.

Ms. Stone requested the approval of the updates to the employee manual as presented.

Ms. Stone asked if the Commission if they had any questions?

Mr. Don Cook asked if the Columbus Airport staff had been involved in the process of making the updates to the employee manual.

Ms. Stone replied that the Executive Leadership Team had provided input from coordination received within their various departments.

Mr. Cook provided feedback that he wanted to ensure all employees had an opportunity to review the proposed changes to the handbook and provide feedback.

Mrs. Dannel Marks asked how much of the employee manual was proposed to change?

Ms. Amber Clark responded the proposed changes that were presented were minor and mostly grammatical or formatting and/or just added language to clarify policies. Only a few items were removed or added including the appeal to the Commission after a termination.

Mr. Don Morgan added the process that has been removed was an appeal to the Commission from the employee who had been terminated. The thought process behind removing this policy is that the Columbus Airport Commission has an HR department, and an Airport Director, The Commission does not need to serve as an HR Committee at the Commission level.

Mrs. Marks stated that at her organization provides a roll out document to the staff for review of the changes to the employee manual to ensure they understand what is being changed before signing the new manual.

Mr. James Barker recommended to delay the vote until the February 23<sup>rd</sup> Commission pending a staff wide review.

Ms. Clark stated that the proposed employee manual changes will be presented at the next airport staff meeting on February 7<sup>th</sup>. This will allow for staff to ask questions and get clarification if necessary. Human Resources will then present the changes with staff input at the February 23<sup>rd</sup> Commission meeting for a vote.

Mr. James Barker asked for a motion to delay the vote on the proposed employee manual updates until the February 23rd Airport Commission Meeting.

Motion by Mr. Don Cook to delay the vote on the proposed employee manual updates until the February 23rd Airport Commission Meeting; seconded by Mrs. Dannel Marks and unanimously approved by the Commission. Ayes: 4 / No: 0

**CONSIDER REJECTION OF ALL BIDDERS FOR THE CSG-RFP WEBSITE DESIGN**

Mr. James Barker asked to consider rejection of all bidders for the CSG-RFP Website Design. Mr. Barker opened the floor for Mrs. Sonya Overton to present the information regarding the CSG-RFP Website Design.

Mrs. Sonya Overton provided the following update:

The Columbus Airport Commission, Columbus Georgia submitted an RFP seeking a qualified website development firm to provide professional website development and maintenance services in connection with the Marketing Department at the Columbus Airport in Columbus, Georgia, in October 2021.

The Website RFP committee met in January with a receipt of eight proposals that all came in over budget, some as high as \$400K. Mrs. Overton recommended all bidders be rejected and a new RFQ to be sent out. The new RFQ will simplify CSGs expectations in hopes of receiving bids within the designated budget. The RFQ timeframe will give a turnaround of 3 weeks response time to provide an opportunity for all proposers to resubmit.

Mrs. Overton asked the Commission if they had any questions?

Mr. Art Guin stated that the bid as high as \$400,000 seemed unreasonable. Mr. Guin asked if any of the bids did come in around the anticipated budget?

Mrs. Overton replied the Airport used resources from the Association of American Airport Executives (AAAE) to compile the RFP for the website design. After receiving the bids and a further review of the RFP, the RFP was deemed to have items that were more suited for a large airport not one the size of the Columbus Airport. So, with coordination with the Airport Director a new scaled to size RFQ was created and with approval will be submitted to all bidders to allow for more reasonable bids within our anticipated budget.

Mr. James Barker asked if the contract awarded to the bidder would include maintenance and if so for how long?

Mrs. Overton replied the contract would be for one year which would include maintenance for the period of the contract.

Mr. Barker recommended to get a long-term maintenance price as well to compare pricing on the front end. Mr. Guin also agreed.

Mr. Barker proposed to look into a third-party provider that may have a bot who can check for widget and formatting error regularly and alert and fix the issues.

Mr. Guin asked if we need to be concerned with any transactional services being implemented via the new website or any secure confidential information?



Ms. Clark replied that no transactions would be made on the new website, and the employee portal section would only host forms and non-confidential information. Ms. Clark also added the staff would have logins to access the employee portal it would not be open to the public's view.

Mr. James Barker asked for a motion to reject of all bidders for the CSG-RFP Website Design.

Motion by Mr. Don Cook to reject of all bidders for the CSG-RFP Website Design; seconded by Mr. Art Guin and unanimously approved by the Commission. Ayes: 4 / No: 0

## **DIRECTOR'S UPDATE**

### **Finance Director Report**

Mrs. Pamela Knight provided the following Finance report:

Columbus Airport: CSG

Financial Report Highlights

Year-to-Date: December 2021 (FY22)

	YTD Dec 2021 Actual	YTD Dec 2021 Budgeted	Variance	Additional Information
<b>Revenue</b>				
CSG Landing & Fuel Flowage Fees	\$131,021	\$125,479	\$5,542	Delta, Baron, B&C, and AFLAC; <b>Prior YTD \$85,391</b>
Security Reimbursements	\$169,238	\$169,238	\$0	
Airport Rental Income	\$978,707	\$997,365	-\$18,658	From FAA, TSA, Car Companies, Land Contracts, Delta Space; Variance mostly from Budget Auto's Rental Fee \$29,000 less than budgeted YTD. <b>Prior YTD \$864,365</b>
FBO Net Income (After COGS) from Fuel Sales Income	\$751,192	\$528,077	\$223,115	Prior Year less than \$500,000
Other FBO Revenue	\$173,242	\$168,241	\$5,001	
Parking Lot Revenue	\$178,171	\$150,000	\$28,171	
PFC Revenue (Restricted)	\$156,504	\$88,403	\$68,101	Used to pay terminal project debt directly related to PFC agreement
CFC Revenue (Restricted)	\$142,297	\$233,312	-\$91,015	Used to pay terminal project debt directly related to CFC agreement

	YTD Dec 2021 Actual	YTD Dec 2021 Budgeted	Variance	Additional Information
<b>Expenses</b>				
Labor w/ benefits	\$1,192,363	\$1,298,841	\$106,478	Prior Year was less than \$1,000,000
General Admin & Insurance	\$321,671	\$300,157	-\$21,514	CSG has spent \$60,000 more than prior year on Marketing
CSG Utilities, Inspections, Maintenance & Operations	\$581,264	\$666,574	\$84,950	CSG has spent in FY22 over \$130,00 on building and airfield improvements
Professional Fees	\$177,995	\$227,050	\$49,055	Audit Fees \$20,000 less than prior year and Legal Fees \$30,000 less than prior year

Bottom-Line	YTD Dec 2021 Actual	YTD Dec 2021 Budgeted	Variance	
<b>W/O Depreciation and Designated Revenues</b>	\$5,353	-\$418,869	\$424,222	✓ \$220,000 Better than Budgeted Unrestricted Revenue ✓ \$200,000 Better than Budgeted Expenses

Ms. Knight asked the Commission if they had any questions?

Mr. Art Guin commented the Finance report looks good. Revenues are up and expenses are down, that is what an organization is striving for. Mr. Guin asked what is the timeline for the FY23 budget?

Ms. Clark explained that the templates go out in the beginning of February and the departments build their proposed budget for FY23. Each department will have a discussion with Finance and the Director to make any adjustments as necessary. Finance will then put the organizational budget together for a Commission Work Session, hopefully the first week of March. Any revisions can then be made, and the final budget can be presented at the March Commission meeting for approval.

Mr. Barker asked if the marketing for Airlines can be pulled out as a separate line item due to the significant increase on the expense and the importance of the item?

Ms. Knight explained the budget is broken down into separate line items and these expenses can be tracked. However, she had presented a condensed version of the revenues/expenses for high-level reporting.

Ms. Clark stated that some of the marketing dollars being spent for the marketing of American Airlines is reimbursable under the Small Community Air Service Development (SCASD) Grant and the Airport is in the process of submitting those invoices to the Department of Transportation (DOT).

### **HUMAN RESOURCES**

Ms. Monica Stone provided the following update report:

**Promotion:** Blake Fulford, Airfield Operations Technician

**New Hires:** Randy Sok – Terminal Police Officer 12/27/2021 (Transfer from CCG)

Kimberly Williams – Hospitality Team Member 11/29/2021

### **Terminations/Resignations: 2**

Employee Name	Job Title	Department	Status	DOH – DOT/R
Shenna Zavala	Hospitality Member	Hospitality	Resignation	08/09/21 - 11/16/21
Madison Grapp	Customer Service Representative	Flightways/FBO	Resignation	07/12/21 - 12/31/21

**Vacant Positions: 7**



Vacancies	Job Title	Department	Status
1	Customer Service Representative	Flightways/FBO	Recruiting
1	Airfield Maintenance Technician	Maintenance	On Hold
2	Firefighter	Public Safety	Recruiting
2	Police Officers	Public Safety	Recruiting

\*Public Safety has implemented a realignment



## Human Resources Areas



### Compensation

- Submitted proposed compensation model for review and approval to Finance



### Compliance

- Developing a Succession Plan for Columbus Airport (on-going)
- Reviewed Employee Manual for updates



### Employee Engagement

- January Employee Meeting: Updates by Airport Direct and Honored Mary Scarbrough on her retirement
- January: Facebook slide show displaying team members and CSG accomplishments
  - "A Year in Review, We Could Not Do It Without You"
- December 31<sup>st</sup> -Vaccination Incentive ended
- December 17<sup>th</sup> - Holiday Social
- December 9<sup>th</sup> -CSG Volunteer Bell Ringer for Salvation Army



### Recruitment

- Contingent Offer extended to Administrative Coordinator – Pending Background Check
- Contingent Offer extended to Line Service Tech (Part-Time) – Pending Background Check
- Actively recruiting and interviewing to fill vacant positions
- Developing a Summer Internship Program for an Auburn student
- Utilizing "Handshake" recruitment tool for an Administrative Intern to support Airport Director



### Retention

- Employee Surveys and feedback sessions
- 

Ms. Stone asked the Commission if they had any questions?

## **MAINTENANCE DEPARTMENT**

Mr. Daniel Thomas provided the following update report:

Good morning and Happy New Year to everyone.

- I want to welcome Kimberly Williams to the Hospitality Division.



- I also want to congratulate Blake Fulford for being promoted to Airfield Operations Tech.
- A new computer system was installed in my office to provide access and allow me to monitor the new high-tech systems within the airport terminal.
- Late December, the main elevator that goes all the way up to the FAA ATCT 5<sup>th</sup> floor motor quit working. I called our elevator service company, Oracle. The motor was replaced in 7 days with a new one. The old elevator motor was the original motor that was installed when the airport was built.
- Facilities Division report:
  - Installed two new toilets in the FAA 2<sup>nd</sup> floor men's restroom
  - Installed 16-10" inch can light bulbs outside of the airport terminal building over the ramp area
  - Ordered 15-LED 1000 lumens per light for the 5-outside apron pole lights. Once these lights come in, we will rent an 80'foot lift to install the pole lights.
- Landscaping Division report:
  - Removed two dead Dogwood trees that fell over due to high wind. One was located by our new rental car parking lot, and the other one was located by gate 16 on Armour Rd.
- Hospitality Division report:
  - Increased the sanitizing of the airport terminal. All hard surfaces are being disinfected twice as much as before. In addition, we have ten hand sanitizer stations throughout the airport terminal. We want to ensure the airport remains safe for all our passengers and employees through this pandemic.
- Operations Division report:
  - Completed the FAA Part 139 yearly inspection with FAA inspector Nick LeMay. The airfield Operations Division is correcting the few discrepancies identified.

## **MARKETING**

Mrs. Sonya Overton provided the following update report:

- Terminal improvements continue with the launch of new television service for passengers and music in the terminal. Due to the design music can also be heard outside the terminal as well.
- We are working on advertising in the terminal now that construction has been completed for nonaeronautical revenue and plan to start March 2022.
- Marketing for American Airlines continues. Per the station manager's report and the data received from Airline Data Inc and our air service consultant, passenger loads continue to increase month to month. We are looking to have a meeting with American on updates and further discussion on current routes.

We are continuing to finalize signage around the airport and have installed new signage for the vending area. We now offer hot and cold food options with a microwave for passenger use as well as snacks, sodas, and juice.

Mrs. Overton asked if the Commission had any questions?

Mr. James Barker asked if there were any plans for a restaurant?

Ms. Amber Clark stated now that the terminal is completed an RFP will be put out for a restaurant within the next 30 days. However, in the meantime the

Airport is offering hot and cold grab and go items. The Airport is in the final stages of getting the beverage cart Propellers Sky Bar open as well.

### **PUBLIC SAFETY**

Chief André Parker provided the following updated report:

Good morning,

#### **Equipment/Facilities**

- Crash 2 in back in service after having a new alternator installed and transmission oil serviced.
- Crash 1's starter is being rebuilt due to there being no parts in stock. It should be back in service by the January 28th.
- We have received delivery of the E-ONE foam testing cart. The cart will allow us to test the foam mixture percentage for both vehicles without discharging foam. This will decrease our environmental impact.
- We have begun an installation of a Gunshot Detection System in the main terminal. This system will detect and notify Public Safety of the location of gunshots in the terminal. A mass notification will also be sent to terminal tenants, and employees advising them of the threat location. A live fire test will be scheduled with the vendor once the installation is completed. The live fire will be conducted using simunitions.

#### **Staff**

- I am pleased introduce Mr. Daniel Dawson and Randy Sok as the newest members to our team.

#### **Training**

- As previously reported, we plan to conduct a terminal familiarization walkthrough with our mutual aid agencies. This will provide our partners with knowledge of the terminal's new layout providing for a quick and efficient response should the need arise.

We have been invited by Columbus Fire EMS to take part in a live downed aircraft exercise next month. Details will be provided as they become available.

Ms. Amber Clark added the cost of the foam testing cart was completely Airport Improvement (AIP) funded.

Mr. Barker asked about the new truck we received from the Air Force was it in service and if not, what is the timeline for it to be put in service.?

Chief Parker responded Columbus Aero Service (CAS) has been working on the truck. They believe they have identified the issue however the manuals were needed to verify. Chief Parker stated he had requested those manuals from the Air Force and hopes to receive them shortly. Depending on the issue identified will determine when it can be put back in service. Chief Parker added the benefit of this truck is that it is equipped with an internal foam testing system.

Ms. Clark added that Chief Parker is currently getting quotes for a brand-new Air Rescue Fire Fighting (ARFF) truck. These trucks have a life span of about 10 years and the Airport qualifies for a new truck through AIP funding.

### **TERMINAL UPDATE**

Ms. Adrian Sellers provided the following update report:

#### **Exterior –**

1. Punch list items have been completed as of 1/17/22

**Phase C (Baggage Return and Rental Car Counters) -**

1. Electrical and Communications rooms complete

**Overall items**

1. Door Hardware (Cores on 9 doors are still outstanding)
2. Access Control On-going
3. Potable Water cabinet has a shipping date of 2/17/22, the order was finalized 9/20/21. We were given a Dec shipment date, but it has continuously been pushed back with delays.

**RWY 13/31**

- Runway 13-31 work started in mid Nov and continued until mid-Jan. (Unfortunately, there has been a lot of start and stopping b/c of unforeseen weather)
- Winter shutdown began on Jan 26, 2022 (Due to weather)
- Return Target date of Monday April 4<sup>th</sup>

**Master Plan**

Master Plan meeting was done on Sep 21<sup>st</sup> as well as a site visit for our (AIP) Airport Improvement Program for the year. Amber and I have been working with parties from McFarland Johnson to get them all the information they need.

**DIRECTOR'S REPORT**

Ms. Amber Clark provided the following report:

- A tenant on the field who runs a maintenance shop had a package delivered the airport. However, the package was not delivered to his location on the airport. Three of our employees, Karlene Donahue, Katelynne Pease, and Officer Marion Anderson all assisted in locating the package and delivering it to the tenant over the weekend. The tenant wanted to recognize these three employees for going above and beyond.
- Ms. Clark was selected for the Transportation Research Board Panel specifically studying the lessons learned from remote work at airports. This study is being conducted under the Airport Cooperative Research Program.
- Major Steve Quinn from the 75th Ranger Regiment on Fort Benning was hoping to re-engage our team on some of the cooperative efforts we began last summer to periodically allow the operation of military airlift out of Columbus Airport. Major Quin is wanting to establish a Letter of Agreement (LOA) that would enable the Regiment to access and use the airfield with appropriate notification.

**OTHER ITEMS**

No other items were presented

Mr. James Barker asked for a motion to move into a closed session.

Motion by Mr. Don Cook to enter a closed session; seconded by Mr. Art Guin and unanimously approved by the Commission. Ayes: 4 / No: 0

Closed session began at 11:07AM.

Mr. James Barker asked for a motion to move back into open session.



Motion by Mr. Art Guin to enter back into open session; seconded by Mrs. Dannell Marks and unanimously approved by the Commission. Ayes: 4 / No: 0

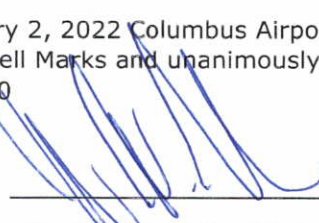
Closed session ended at 11:28 AM.

With no other matters Mr. James Barker asked for a motion to adjourn meeting at 11:28 AM.

Motion by Mr. Art Guin to adjourn the February 2, 2022 Columbus Airport Commission Meeting; seconded by Mrs. Dannell Marks and unanimously approved by the Commission. Ayes: 4 / No: 0



Amber Clark, Airport Director/Assistant Secretary



Mr. James Barker, Chairman

**MINUTES AT THE REGULAR MEETING OF THE COLUMBUS AIRPORT  
COMMISSION HELD AT THE COLUMBUS AIRPORT  
WEDNESDAY, FEBRUARY 23, 2022**

The following commission members were present for the entire meeting:

**NAME****EXPIRES**

Mr. James Barker, Chairman	December 31, 2023
Mr. Art Guin, Vice Chairman	December 31, 2025
Mr. Don D. Cook, Treasurer	December 31, 2022
Mrs. Dannel Marks, Commissioner	December 31, 2026

**Legal Counsel:** Ms. Alston Lyle

**Staff Members Present:**

Amber Clark, C.M., Airport Director  
 Michele Renfroe, FBO Manager  
 Daniel Thomas, Sr., Maintenance Manager  
 Andre Parker, Chief of Public Safety  
 Sonya Overton, Director of Marketing & Air Service Development  
 Troy Pair, Facilities Supervisor  
 Khalfani Walker, Landscaping Technician  
 Blake Fulford, Airfield Maintenance Technician  
 Adrian Sellers, Project Coordinator  
 Mona Mitchell, Hospitality Team Member  
 Suzanne Adams, Hospitality Team Member  
 Kimberly Williams, Hospitality Team Member  
 Monica Stone, HR Manager  
 Cameron Hagan, Facilities Technician  
 Anthony Pugh, Hospitality Supervisor  
 Marshall Upshaw Jr., Landscape Supervisor

Others present:

Bill Tudor: Holt Consulting; Justin Vest, Anna Phillips, Brian Thompson:  
 RS&H; Dan Dawson



**BUSINESS OF THE MEETING**

Mr. James Barker called the February 23, 2022, Commission Meeting by Visual and Zoom to order at 9:32 am.

**CONSIDER ADOPTION OF THE MINUTES FOR THE REGULARLY SCHEDULED COMMISSION MEETING ON FEBRUARY 2, 2022**

Mr. James Barker asked to consider adoption of the minutes for the meeting of February 2, 2022, and if there was any discussion. No discussion.

Motion by Mr. Art Guin to approve the minutes for the February 2, 2022, Columbus Airport Commission Meeting; seconded by Mr. Don Cook and unanimously approved by the Commission. Ayes: 4 / No: 0

**CONSIDER ADOPTION OF EMPLOYEE MANUAL UPDATES**

Mr. James Barker asked to consider adoption of the Employee Manual updates. Mr. Barker opened the floor for Ms. Amber Clark and Ms. Monica Stone to speak on any concerns that the employees had expressed about the updates between last month and the present month.

Ms. Stone said they did not. Ms. Stone said that Ms. Clark shared the updates at the employee staff meeting, but there was no one that expressed any concerns about it. Ms. Stone said that they did receive some input from some of the executive leadership team, but other than that there were no other changes.

Mr. Barker opened the floor for any employees to speak up, specifically if they had any concerns or anything to address, before moving it to the floor to vote. No discussion.

Mr. Barker entertained a motion to approve the Employee Manual updates.

Motion by Mrs. Dannel Marks to approve the Employee Manual updates; seconded by Mr. Don Cook and unanimously approved by the Commission. Ayes: 4 / No: 0

**AIR SERVICE UPDATE FROM JEREMIAH GERALD WITH ASM/INFORMATION**

Mr. Jeremiah Gerald thanked everyone for having him and wanted to give a quick update on what is going on in the industry today and what we see happening with the American service here at CSG:

I wanted to first off and say that there are always challenges in this industry. We went through a major pandemic, and we have had issues like 9/11 and fuel crises in the past and a recession, but the industry always recovers, and it actually grows when it comes out of that recovery. We expect 2022 to be that year when we are back to 2019 traffic levels.

The missing piece of the puzzle right now for the industry is certainly the timing of the full return of the corporate traveler. Whatever communities, whatever markets see that happen, the soonest are going to be the ones that win and with very limited resources, and in airplanes that are available with the legacy carriers, especially today. We are seeing signs of that certainly in Columbus. The other headwind we are going to face this year, even as we move into 2023, is the cost of energy.

Fuel costs are one of the largest, most volatile costs in the airline business, certainly back in 2008 through 2010. It fundamentally changed our industry when we had crude above one hundred dollars a barrel. There were tons of mergers, and we are certainly seeing signs of that, as we come out of this pandemic too, with the announcement of Frontier and Spirit potentially creating the fifth largest airline in the U.S., which I view that as the new Southwest, the new old Southwest will be entering the scene if the DOJ approves it. Certainly, it is something we want to watch, especially in smaller regional markets, as oil continues to creep up. It certainly will put some pressure on the airline's ability to add new markets, especially in the regional space.

Outside of that, when we look at the data leading up to November of this year in the Columbus market, we see that Delta has started to return to normal operating levels. I think that they had load factor, which is the percentage of the seats filled on their aircraft in November, of over 72%. Obviously, with a new entrant like American, with one flight a day to Dallas and two flights a day to Charlotte, we knew it was going to take some time to ramp up and generate some awareness. The good news is, as of November, we saw that load factor start to creep into that 60% range, and it was showing progress every month leading up to that from the August 17th launch to where we were in November, and that is the latest DOT data and is reported through November 21.

We have been keeping close contact with American, and they tell us that they are certainly seeing some positive improvements in the utilization of the service from Columbus. But of course, we had that Omicron variant at the end of the year that flattened things out for everybody across the country, but we are starting to come out of that, and we expect to see



American certainly become profitable in this market, as we lead into the summer months. So, we are excited about that. Of course, we were meeting with the Chamber just to try to make sure they were aware of the MRG program through the DOT SCASDP grant that we have. We haven't received any reconciliation or reimbursement requests from American yet, but we do expect that we likely will, at some stage, for the first quarter and the second quarter that they operated, but I believe that after we get out of those quarters we are going to be into level of profitability, as long as fuel doesn't get way out of hand.

We are just trying to prime the public-private partnership, which was put together back in 2014 when the grant was awarded, and it has been a while since that happened. We are working to reeducate them on how the MRG program works. We are going to need some funding from the public-private sector to cover that 20% match, whenever the airport has a payout. We have also already begun marketing efforts, of course, leading up to the August launch. So, I think that the airport has spent at least more than \$60,000 on digital marketing, which is reimbursable through the grant. So, we will definitely start the process of getting us funds from the federal government.

The most important thing is by the time we close this grant, which will be at the end of a two-year period, in our agreement with American, we need to make sure that we have that 20%, and that the public-private sector has contributed the 20%, or we'll have issues in closing the grant. So, we are trying to lead that, educate the public-private sector, and make sure that they not only understand the value of the service and the small commitment to support it monetarily but also the timeline and where we are and where we expect to be making some of those payments.

Outside of that, I think the most important thing also to look into is our goal with American is to increase frequency as soon as possible. We know it is challenging to use a one flight a day over a major hub like DFW. The connectivity isn't where it needs to be, but it is the chicken before the egg concept. We are seeing people utilize the services. I mentioned before it gets in that 60% range. There's a possibility that we may hit a glass ceiling at some point because of the frequency. We're working with American around that, and as energy costs increase, one good thing that we do have going for us on the American service from Columbus, many good things, but one of the main things I want to point out is they are operating dual class, operating larger RJs.

This energy crisis is first going to hit markets that have 50 seat regional jets. Those are the aircraft that don't have enough seats to sell to offset the costs

to operate those flights. Fortunately for us, American has made the commitments to putting in larger RJs into this market. We've got 70 plus seat and 60 plus seat aircraft with first class options, and those are extremely important, and that's why the return of the corporate traveler, not only domestic flights but also international flights from Columbus, using Columbus as a point of origin, is extremely important, and we have the product to serve that customer. That's what we're going to need. We're going to need to make sure we attract more and more of that, as it returns to the skies this year, and that's going to help us actually get that frequency that we need over Dallas and an additional frequency even over Charlotte.

So, with that, that's just a quick update. I do have some pretty pictures that I shared with the Chamber. I'm sure Ms. Clark and her team will share those with you as well.

Mr. Gerald asked the Commission if they had any questions for the air service development side of things?

Mr. Art Guin said that he had a quick question:

When you talk about it, I think it's a great idea talking about having a two-year grant and starting to educate the Chamber and the public market on the need to contribute and do our part, so we can close the grant. What are we doing, or do we have a plan, now that we started that education? Is there a process that we are going through or that we should be going through to start moving towards those contributions now? I'll exaggerate here for effect, but waiting until the last month and saying we have to have 20% in a month.

Mr. Gerald responded:

You know when American first launched, actually leading up to the launch of the service, we've had meetings educating the Chamber primarily and some of the stakeholders. We have our task force meetings where we did speak to that. We said that we understand that since back in 2014 there's been a lot of leadership changes across all of these organizations. We needed to revisit that and let them know that this is important. This \$175,000 investment from the private sector is extremely important, and we showed them that this is a small investment for the return that we're in getting in the global air service connectivity from here.

We've been meeting with Mr. Jerald Mitchell and Mr. Brian Sillitto with the Chamber, and we are laying out a plan in conjunction in working with them. I know Mrs. Sonya Overton and Ms. Clark have spent many hours sharing



that information and working to get that fund. I actually just spoke with Mr. Mitchell about this. It's \$100,000 a match for the MRG program. A good example is if we have a \$10,000 payout, the airport pays that to American. The DOT is only going to reimburse us about \$7,800 to \$7,900. That's only a little bit over \$2,000 that we'll need of transaction between either the Chamber or whatever public-private entity needs to come back into the airport, and we have to show that to the DOT at some point to close out the grant.

We're trying to right size the amount of money because, of course \$175,000 is what is committed, but \$175,000 is not what's necessarily going to be needed because it's going to be based on the success of the service. If the service is successful after the first two quarters, and there's no more payouts needed, it's a different number. We're trying to gauge what that may be to give them a good idea on how it fits within budgets. The discussion is going on. Outside of having a bank account with funds just sitting in it, which is not what I typically see in airports. In these grant programs we usually see, it's a fluid thing because no one wants to put \$100,000 in a bank account and let it sit there for two years and do nothing. We're basically just trying to right size what we believe that that ask will be, and we just need it before we close the grant out at the end of that two-year period. We have time to fit this in the budgets. We're really starting to ramp up and get more aggressive because we do believe that American, at some point in the near future, will send some reconciliation requests into CSG, but they haven't to date. I hope that helps answer your question.

Mr. Guin responded that it did and thanked Mr. Gerald.

Ms. Clark added to the discussion and responded:

I do also want to add on that. In working with Mr. Mitchell at the Chamber, it sounds as though it's kind of like what Mr. Gerald said, they don't have \$100,000 just sitting there to allocate to the airport. The conversations I've been having with them is that they are working with local businesses trying to secure those amounts with local businesses. We encourage you all, as you all have different organizations that you work for, to help Mr. Mitchell and myself and Mrs. Overton get in front of the right person to sit down and have these exact same conversations because we may not be able to get everything we need through the Chamber. As many conversations as we can have with different community stakeholders, and getting even small commitments from multiple, would help us bridge that gap. If you have someone in your organization or you have ties with another organization that you can get us in front of those people, that would really help as well.



That's kind of our next strategy is to just have as many people as we can meet with, to get even small commitments, to get that secured.

Mr. Gerald asked if he could add to Ms. Clark's response and responded:

It certainly becomes more real once we get a reimbursement request from American, so we can begin to quantify what that match will be. I'm sure it will be likely the first two quarters we'll get a reimbursement request for those first two quarters of service coming up here pretty soon, and we'll know the number that we need for that particular payout and certainly, it will make it more real, and we'll have something that we can speak with to the Chamber and any other organizations that want to be involved, as to what that need is in the short term. That's ultimately the way it's going to play out. I would imagine we'll get that reimbursement request before there's an actual commitment of \$175,000 or \$100,000, and we'll bring that to Mr. Mitchell and team and we'll hash out the details of how much the need is and what the timing of receiving that would be. Again, I think we could spread this out over two fiscal years to make it easier to digest within that public-private sector. Again, we may not need \$175,000. It may just be just be \$75,000. We don't know at this stage.

Mr. Gerald asked the Commission if they had any other questions? There were not. Mr. Gerald thanked everyone for their time.

Mr. Barker asked Mr. Gerald if he could stay behind for some follow-up questions after the meeting? Mr. Gerald said absolutely. Mr. Barker thanked Mr. Gerald.

## **DIRECTOR'S UPDATE**


### **Finance Director Report**

Ms. Clark gave the following update report on behalf of the finance director, Mrs. Pamela Knight:

Annual Reporting/ Compliance required after Audited Financials Issued:

- 1. Submitted to Columbus Consolidated Government- Audited/ Airport Commission Approved Financial Audit**
- 2. FAA Form 5100-126 and Form 5100-127 (CATS): (link below provides guidance & instructions)**
  - ☐ **[https://www.faa.gov/airports/airport\\_compliance/](https://www.faa.gov/airports/airport_compliance/)**

The FAA's Airport Compliance Program ensures airport sponsors comply with the Federal obligations they assume when they accept Federal grant funds or the transfer of Federal property for airport purposes. The program serves to protect the public interest in civil aviation and ensure compliance with applicable Federal laws, FAA rules, and policies.


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## Background

### What is the Airport Financial Reporting Program?

The Airport Financial Reporting Program is an outgrowth of the Federal Aviation Administration Authorization Act of 1994, which requires commercial service airports to annually file financial reports with the FAA.

### Which airports must file?

Any airport that meets the following criteria must file:

- The airport is obligated. An airport is obligated if its sponsor agreed to the Airport Improvement Program grant assurances on or after January 1, 1995.
- The airport provides commercial service. Commercial service airports are those airports that enplane 2,500 or more passengers in a calendar year.
- The airport provided commercial service in the preceding calendar year. For example, if the airport had at least 2,500 enplanements in calendar year 2002, it must file reports for its 2003 fiscal year.

## (CATS) Certification Activity Tracking System

The FAA Authorization Act of 1994 requires commercial service airports to annually file financial reports with the FAA. To meet this requirement, we created the Certification Activity Tracking System (CATS) to gather and disseminate Congressionally mandated airport financial information. Airport personnel use it to file and amend annual financial reports. FAA staff use it to administer the Airport Financial Reporting Program. The public can use it to view the financial reports of some 520 commercial service airports.

[View an Airport Financial Report](#)  
[View, print, download airport financial information]

[Enter Financial Data](#)  
[Login and input or amend financial reports]

*This is a Federal Government web site. It is open to the public for viewing (read-only), downloading and printing.  
\*\*\* Data input is limited to authorized Airport and FAA users \*\*\**

## Link to view and submit reports.

<https://cats.airports.faa.gov/>

## CSG FY21 Report

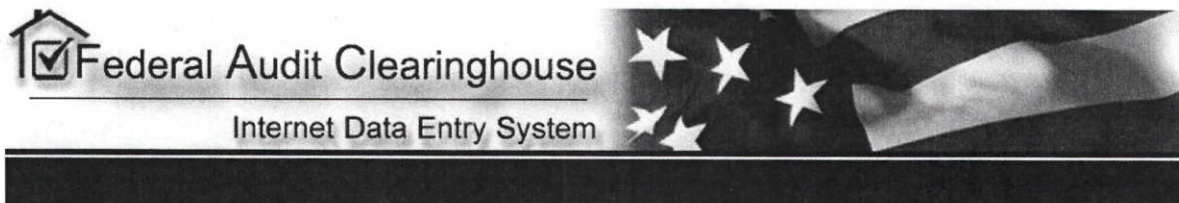
Operating and Financial Summary  
 Airport: COLUMBUS METRO  
 Airport 3 Digit ID Code: CSG  
 For Fiscal Year Ending: 06/30/2021  
 As of 01/25/2022 04:24:06 PM  
 Date Filed or Revised: 1-24-2022

<b>1.0 Passenger Airline Aeronautical Revenue</b>	<b>2021</b>	<b>2020</b>	<b>Change</b>	<b>8.0 Non-Operating Revenue (Expenses) and Capital</b>	<b>2021</b>	<b>2020</b>	<b>Change</b>
1.1 Passenger airline landing fees	\$155,452	\$184,346	18.59%	8.1 Interest income - restricted and non-restricted	\$123,916	\$-6,495	-105.24%
1.2 Terminal arrival fees, rents, and utilities	\$362,510	\$411,759	7.65%	8.2 Interest expense (use minus sign)	\$-73,336	\$-1,536	-97.91%
1.3 Terminal area apron charges/tiedowns	\$0	\$0	0%	8.3 Grant receipts	\$11,567,588	\$4,657,156	-58.01%
1.4 Federal Inspection Fees	\$0	\$0	0%	8.4 Passenger Facility Charges	\$106,054	\$34,117	-67.83%
1.5 Other passenger aeronautical fees	\$338,269	\$338,475	0.06%	8.5 Capital Contributions (for withdraw use minus sign)	\$0	\$0	0%
<b>1.6 Total</b>	<b>\$876,231</b>	<b>\$934,580</b>	<b>6.66%</b>	8.6 Special items (loss)	\$0	\$0	0%
<b>2.0 Non-Passenger Aeronautical Revenue</b>				8.7 Other	\$337,254	\$458,650	36.00%
2.1 Landing fees from cargo	\$10,120	\$9,354	-7.57%	(Taxicab & Limo Inc, RAC Facility Charges: \$337,254)			
2.2 Landing fees from GA and military	\$0	\$0	0%	<b>8.8 Total Non Operating Revenue (Expenses)</b>	<b>\$12,061,476</b>	<b>\$5,341,892</b>	<b>-55.71%</b>
2.3 FBO revenue; contract or sponsor-operated	\$2,581,737	\$2,184,476	-15.39%	<b>9.0 Net Assets</b>			
2.4 Cargo and hangar rentals	\$467,755	\$471,376	0.77%	9.1 Change in net assets	\$10,125,208	\$3,213,707	-68.26%
2.5 Aviation fuel tax retained for airport use	\$0	\$0	0%	9.2 Net assets (deficit) at beginning of year	\$35,529,437	\$32,315,762	-9.05%
2.6 Fuel sales net profit/loss or fuel flowage fees	\$31,008	\$57,259	84.66%	9.3 Net assets (deficit) at end of year	\$45,654,645	\$35,529,437	-22.18%
2.7 Security reimbursement from Federal Government	\$0	\$0	0%	<b>10.0 Capital Expenditures and Construction in Progress</b>			
2.8 Other non-passenger aeronautical revenue	\$0	\$0	0%	10.1 Airfield	\$3,462,095	\$4,806,676	38.84%
<b>2.9 Total</b>	<b>\$3,090,620</b>	<b>\$2,722,465</b>	<b>-11.91%</b>	10.2 Terminal	\$11,917,665	\$0	-100%
<b>3.0 Total Aeronautical Revenue</b>	<b>\$3,966,851</b>	<b>\$3,657,045</b>	<b>-7.81%</b>	10.3 Parking	\$0	\$0	0%
<b>4.0 Non-Aeronautical Revenue</b>				10.4 Roadways, rail, and transit	\$0	\$0	0%
4.1 Land and non-terminal facility leases and revenues	\$117,197	\$93,395	-20.31%	10.5 Other	\$535,195	\$0	-100.00%
4.2 Terminal-food and beverage	\$1,322	\$18,243	1279.95%	(Vehicles and Equipment: \$289,285) (Furniture, Fixture, and Equipment: \$245,901)			
4.3 Terminal-retail stores and duty free	\$0	\$0	0%	<b>10.6 Total</b>	<b>\$15,914,946</b>	<b>\$4,806,676</b>	<b>-69.80%</b>
4.4 Terminal-services and other	\$155	\$12,434	7821.94%	<b>11.0 Indebtedness at End of Year</b>			
4.5 Rental cars-excludes customer facility charges	\$817,252	\$833,419	1.98%	11.1 Long Term Bonds (GA, GARB, PFC, etc.)	\$3,921,069	\$0	-100.00%
4.6 Parking and ground transportation	\$156,702	\$220,479	40.70%	11.2 Loans and Interim financing	\$0	\$0	0%
4.7 Hotel	\$0	\$0	0%	11.3 Special facility bonds	\$0	\$0	0%
4.8 Other	\$2,854	\$4,104	43.80%	<b>11.4 Total Debt at End of Year</b>	<b>\$3,921,069</b>	<b>\$0</b>	<b>-100.00%</b>
(Vendors Comp & Terminal Ads: \$2,854)				<b>12.0 Externally Restricted Assets</b>			
<b>4.9 Total</b>	<b>\$1,095,482</b>	<b>\$1,182,074</b>	<b>7.90%</b>	12.1 Externally Restricted Debt Reserves	\$0	\$0	0%
<b>5.0 Total Operating Revenue</b>	<b>\$5,062,333</b>	<b>\$4,839,119</b>	<b>-4.41%</b>	12.2 Other Externally Restricted Assets	\$0	\$0	0%
<b>6.0 Operating Expenses</b>				<b>12.3 Total</b>	<b>\$0</b>	<b>\$0</b>	<b>0%</b>
6.1 Personnel compensation and benefits	\$2,155,877	\$2,186,749	1.43%	<b>13.0 Unrestricted Cash and Investments</b>	<b>\$0</b>	<b>\$0</b>	<b>0%</b>
6.2 Communications and utilities	\$357,745	\$405,829	13.44%	<b>14.0 Reporting Year Proceeds</b>			
6.3 Supplies and materials	\$417,560	\$485,328	16.23%	14.1 Bond proceeds	\$0	\$0	0%
6.4 Contractual services	\$0	\$0	0%	14.2 Proceeds from sale of property	\$0	\$0	0%
6.5 Insurance claims and settlements	\$138,990	\$135,103	-2.80%	<b>15.0 Debt Service</b>			
6.6 Other	\$1,646,772	\$1,523,761	-7.47%	15.1 Debt service, excluding coverage	\$0	\$0	0%
(Cost of FBO Fuel & other FBO costs: \$1,646,772)				15.2 Debt service, net of PFCs and Offsets	\$0	\$0	0%
<b>6.7 Subtotal</b>	<b>\$4,716,944</b>	<b>\$4,736,770</b>	<b>0.42%</b>	<b>16.0 Operating Statistics (* optional for airports having fewer than 25,000 enplanements in the preceding calendar year)</b>			
6.8 Depreciation	\$2,281,657	\$2,230,534	-2.24%	*Section 16.1 Enplanements	28,336	36,543	28.96%
<b>6.9 Total Operating Expenses</b>	<b>\$6,998,601</b>	<b>\$6,967,304</b>	<b>-0.45%</b>	*Section 16.2 Landed weights in pounds	47,539,838 lbs	64,336,754	35.34%
<b>7.0 Operating Income (Loss)</b>	<b>\$-1,936,268</b>	<b>\$-2,128,185</b>	<b>9.91%</b>	*Section 16.3 Signatory landing fee rate per 1,000 lbs	\$3.27	\$3.49	\$6.73
				*Section 16.4 Annual aircraft operations	32,215	\$29,551	-8.27%
				Section 16.5 Passenger Airline CPE (line 1.6/16.1)	\$30.92	\$25.57	-17.29%
				*Section 16.6 Full time equivalent employees at end of year	35	37	6%
				Section 16.7 Security and law enforcement costs	\$747,842	\$631,594	-15.54%
				Section 16.8 ARFF costs	\$15,388	\$27,597	79.34%
				Section 16.9 Repairs and maintenance	\$227,610	\$191,135	-16.03%
				Section 16.10 Marketing/Advertising/Promotions	\$119,846	\$56,007	-53.27%

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 FY21\FY21 CATS ANNUAL REPORTING\FAA AAS-400 CATS Report  
 127 FY21 certified.pdf



### 3. Federal Audit Clearinghouse: As stated below single audit reporting is required by law.

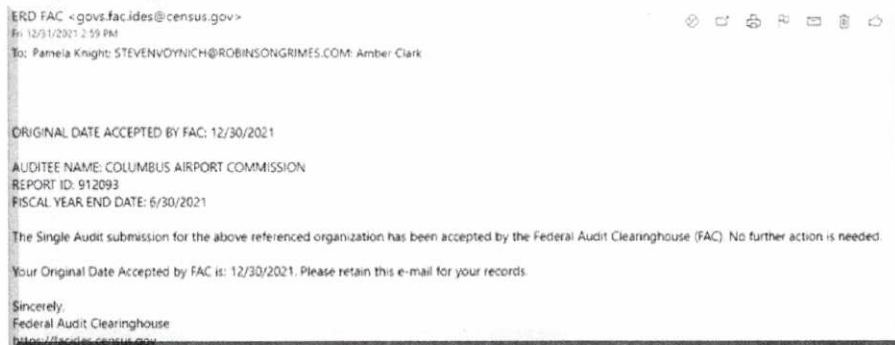


OMB Control Number: 0607-0518  
Approval Expires: March 31, 2022

The Internet Data Entry System (IDES) is the place to submit the single audit reporting package, including form SF-SAC, to the Federal Audit Clearinghouse (FAC). Single audit submission is required under the Single Audit Act of 1984 (amended in 1996), OMB Circular A-133, and the Office of Management and Budget (OMB) Title 2 U.S. Code of Federal Regulations (CFR) Part 200, Uniform Administrative Requirements for Federal Awards (Uniform Guidance).

**YOUR RESPONSE IS REQUIRED BY LAW.** Title 31 United States Code (U.S.C.), Section 7501 et. seq., OMB Circular A-133, and 2 C.F.R. Part 200 authorize this collection. 31 U.S.C. 7502(h), Circular A-133 § 320(a), and 2 C.F.R. 200.512(d) require your response. The provisions set forth in 31 U.S.C. 7502(h) and 2 C.F.R. 200.512(g) require the information provided be made publicly available, and therefore not given confidential treatment, with the following exceptions: Circular A-133 § 320(b)(1) states that only the Form SF-SAC will be publicly available for fiscal periods beginning prior to December 26, 2014, and 2 C.F.R. 200.512(b)(2) states that Indian Tribes and Tribal Organizations are exempt from having their reporting package made publicly available.

### **Below is the email confirming the Columbus Airport Commission is in compliance for FY21 filing.**



### 4. Census Annual Survey of Local Government Finances



#### **How the Data Are Used?**

The U.S. Congress, federal agencies, state and local governments, educational and research organizations, and the general public employ these results. Some major uses include the following:

- Development of the government component of the gross domestic product estimates
- Development of the national income accounts
- Development of personal income figures for state and county areas



- Allocation of certain federal grant funds
- Legislative research
- Comparative studies of state and local government finances
- Public and fiscal policy analysis/research

 <b>2021 Annual Survey of Local Government Finances</b> F-32: Special Agencies		 SURVEY of GOVERNMENTS	
<a href="#">Main Menu</a>	<a href="#">FAQs</a>	<a href="#">About Survey</a>	<a href="#">Instructions</a>
<a href="#">Print/Review Data (PDF)</a>	<a href="#">Attach Data</a>	<a href="#">Logout</a>	

Agency: COLUMBUS METROPOLITAN AIRPORT COMMISSION

Website: [Survey of Local Government Finances](#)  
 Email: [gwd.local.finance@census.gov](mailto:gwd.local.finance@census.gov)  
 Telephone: 1-800-632-2839 weekdays, 6 AM to 5 PM ET

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**Submission Confirmation | Annual Survey of Local Government Finances (ALFIN)**

Thank you for completing the 2021 Annual Survey of Local Government Finances!

The U.S. Census Bureau has received your data and appreciates your time and participation. Please keep a copy of the completed survey for your records by selecting the "Print/Review Data" button above in the toolbar. To attach a file with any additional information you would like to provide for the completion of the survey, select the "Attach Data" button from the toolbar.

**Name:** COLUMBUS METROPOLITAN AIRPORT COMMISSION

**Submission Date & Time:** Friday February 11, 2022, 01:28:47 PM EST

## 5. DCA: Annual Authority Registration and Financial Reporting

- ✓ Local government authorities are separate entities created for a specific public purpose. Local governments create authorities as a means of providing a wide range of services to their citizens and have used them in increasing numbers to deliver services. The 1992 Census of Governments notes that authorities are by far the most rapidly growing type of government. Realizing the ever-increasing role authorities play in service delivery at the local government level, the General Assembly passed the Local Government Authorities Registration Act O.C.G.A. 36-80-16 during the 1995 legislative session. This act requires local government authorities to register annually with the Department of Community Affairs (DCA) beginning January 1, 1996. The act also specifies that local government authorities may not incur any debt or credit obligations after January 1, 1996, unless they are registered
- ✓ Previous to FY2018, local authorities have had two annual reporting requirements to the Georgia Department of Community Affairs – 1) Authority Registration; and 2) the Report of Authority Finance, due on two different timelines. During the 2018 legislative session, HB257 passed in both chambers of the Georgia General Assembly and was signed into law by Governor Deal on May 3, 2018. This bill combines these two into a single report on one timeline.
- ✓ Beginning with FY2018, these two separate reporting requirements are now a single filing - the Annual Authority Registration and Financials,

or **AARF** - due within six months of the end of your authority's fiscal year.

<https://www.dca.ga.gov/local-government-assistance/research-surveys/compliance>

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**6. Worker's Comp Audit FY21- completed and received over \$4,000 refund.**

**7. Banking Update:**

- ☐ Fraudulent Activity: Funds restored and new measures in progress.
- ☐ Generally, \$1.3 million to \$1.8 million in deposits and transactions moving funds out process monthly.
- ☐ Synovus is preparing a proposal for the Airport Merchant Account (Parking and Terminal)

**8. Budget FY23: Templates and COA updates are provided to Team Manager**

Ms. Clark wanted to thank Synovus, as they have been a really great partner through this experience and look forward to implementing those new security procedures.

Ms. Clark said last meeting they discussed having a meeting in early March with the Commission, as a work session, and then present for approval for the FY23 budget at the end of March. After further discussion with Mrs. Knight, Ms. Clark said that many of the endeavors looking at doing over the next fiscal year will need more time. Ms. Clark proposes having a meeting with the Commission either late April or early May and then presenting for approval in May.

Ms. Clark asked if the Commission had any questions?

Mr. Guin asked what was the fraud activity and if it was something directly within the account in Synovus?

Ms. Clark responded that somebody had somehow gotten a copy of what their check looks like, and they produced two false checks. However, the check stock that is bought has certain security measures printed on the



check, and it was missing a few of those. As soon as it was scanned through, it was identified. They also used the same check number multiple times, which was a big heads up. Ms. Clark said they weren't sure where they got that information, but they were able to produce a copy of the check.

Ms. Clark informed the commission that Mrs. Knight said additional measures have been put in, as far as how checks are received and how they are deposited.

Mr. Guin asked if the additional security measures were internally at the airport, like internal financial processes?

Ms. Clark answered:

Yes, internally, and there's a few more processes that we have to do with Synovus electronically. After we make deposits and checks are cashed, we get alerts, alerting us if it is a valid check, and we have to go through and check each one. It will take a little more time, but it is something that we need.

The option of closing our account and restarting over was pitched, but after further review, we felt that would cause a lot of issues because we do have ACHTs set up with multiple organizations. We felt that it would really hinder our ability to get our cash inflow and be able to pay our vendors quickly.

We are going to try these, and if for some reason we continue to have issues, which I don't anticipate that we will. Mrs. Knight feels pretty strongly about these new measures we have in place. However, if we do continue to have problems, that is always an option.

Mr. Barker asked what choices we had for direct transfers instead of using paper checks?

Ms. Clark asked Mr. Barker to clarify and repeat the question.

Mr. Barker stated that you get a direct deposit for your paycheck monthly. There should be options for that where you can pay the vendor directly without having the use of a paper check, which would reduce your exposure. Ms. Clark responded that that is done a lot. Most of them are set up that way. There are a few that aren't. Everybody that they can is already put in place. Ms. Clark informed Mr. Barker that she could get him a percentage of exactly how many.

Mr. Barker asked if the Commission had any more questions? There were none.

### **Human Resources**

Ms. Monica Stone provided the following update report:

**Promotion:** None

**New Hires:** Anna Phillips, Administrative Coordinator – Administration DOH 02/21/2022 & Matthew Gilbert, Line Service Technician – Flightways DOH 02/21/2022

**Terminations/Resignations:** None

**Vacant Positions:** 9

<b>Vacancies</b>	<b>Job Title</b>	<b>Department</b>	<b>Status</b>	<b>Closing Date</b>
1	Accounting Coordinator (New Position)	Administration	Posted	02/09/2022
1	Customer Service Representative	Flightways/FBO	Re posted	02/11/2022
1	Airfield Maintenance Technician	Maintenance	On Hold	On Hold
4	Firefighter	Public Safety	Recruiting	Opened until filled
2	Police Officers	Public Safety	Recruiting	Opened until filled

\*Public Safety has implemented a realignment

### **Human Resources Areas**



## Compensation

- Submitted proposed compensation model for review and approval to Finance Department
- Working on Compensation Pay Structure for Public Safety

## Compliance

- Developing a Succession Plan for Columbus Airport (on-going)
- Employee manual revisions
  - Revisions discussion on 02/08/2022 employee meeting and emailed to all employees
  - Revisions emailed to ELT 02/07/2022

## Employee Engagement

- February Employee Meeting: Updates by Airport Direct
  - Employee manual revisions shared with an opportunity to discussion
  - Divided into 2 teams and played "Words" game – Team 2 won!
  - Marshall U (Mission), Cameron H (Vision)., and Michele R (8-Values) each won a \$10 gift card donated by McAlister's.

## Recruitment

- Actively recruiting to fill vacant positions
- Auburn University Intern selection will be on February 21, 2022. We received five letters of interest.

## Retention

- The proposed compensation structure submitted for review to Finance Department

Ms. Stone said there are 10 vacancies. Ms. Stone said that she previously indicated there were 9 vacancies, but their line service technician wouldn't be starting with them, so they will be recruiting for that position again.

Ms. Stone requested that the vacancies be shared with those in the community looking for employment.

Ms. Stone noted that the Auburn University Intern is excited to be joining.

Ms. Stone asked if the Commission had any questions or if she could provide any clarity? There were no questions.

Mr. Barker welcomed Ms. Anna Philips to the team and wished Ms. Stone good luck in recruiting those positions.

Ms. Stone thanked him and for everyone's support.

### **Public Safety**

Mr. Andre Parker provided the following update report:

### **Training Update**

- On March 15th, our Transportation Security Inspectors (TSI), Transportation Security Specialist-Explosive (TSS-E) from Atlanta (ATL) are putting together a security presentation. The presentation will cover the identification and familiarization of Improvised Explosive Devices (IED). Entities and tenants who fall under their inspections umbrella will be in attendance. The presentation will be hosted at our Crash Station.
- On Friday, February 11th, the Public Safety Department took part in a mock Downed Aircraft Exercise with Columbus Fire-EMS, Ft. Benning, and other local partners. The exercise was a huge success, and it was an invaluable training opportunity for our staff. Due to the importance of these exercises, we will partner with Columbus Fire-EMS and participate in more of these exercises. They will take place throughout the city and surrounding area. As expected, our guys did an amazing job.

Mr. Parker noted that their corporate tenants, such as Aflac and Stark Avionics, that fall under the umbrella of having inspections from TSA would be invited to the presentation on March 15th.

Mr. Parker also noted that a few staff members onsite took pictures and videos of the exercise on February 11th, and that it was a really good exercise.

Mr. Parker asked if the Commission had any questions? There were none.

Ms. Clark wanted to mention that Ms. Adrian Sellers and herself attended an East Alabama Chamber business after hours and handed out small informational cards, regarding their DBE program. That was discussed in the previous meeting. She stated that they had already spoken to the Muscogee County Chamber and have some time set up to meet with their direct contact, in regards to that programming and getting with their businesses. She also stated that they reached out to Ms. Kim Tharp with the Harris County Chamber and set up a date to meet with her and discuss it further.

Ms. Clark remarked that it was really nice to interact with those businesses directly and give them the information. Ms. Clark stated that they will continue to develop awareness of that program and work with the Chambers and give the commission updates.

### **Flightways Columbus**

Mrs. Michele Renfroe gave the following update report:

- **Fuel Volume Report:**

Flightways sold 82,970 gallons of Jet A fuel in January 2022. Our total volume increased 118% compared to last year's numbers. We sold 9,014.5 gallons of Avgas which was a volume increase of 35% year over year. Our self-serve volume also had a 55% increase in sales as well. Classic Air increased by 56% and government gallons sold had a decrease of 20% by volume. Since American Airlines is new to our market their gallons sold for January 2022 was 23,256 while Delta Airlines had a slight decrease of 1,862 gallons year over year with their monthly uplift being 14,088 gallons. The decrease was due to several flights being canceled due to weather in January.

- **Hangars:**

The contractors who have been working on the restrooms in hangar 13 are about 75% complete. They have installed the restroom lavatories as well as the sinks in all 3 restrooms. They are working on finalizing the lights and handicaps bars next week and should be complete by the end of February.

The netting material is in to help with the pigeon mitigation for hangar 13 and should be installed also by the end of this month. The brush prototype that was installed on the top sections of hangar 12 doors seem



to be working on keeping out the pigeons so we will continue to work with the contractor on several additional hangars to use this same process on the doors.

The maintenance department is working on installing new led lights in hangar 21E as a prototype to start the process of lighting upgrades. One of the statements made by the tenants is the lights are not bright enough so we are installing one over each wing and one over the mid to tail section. This will also be a great help for Flightways Columbus when towing and putting away aircraft in the hangars.

We currently have 3 open single sized hangars that we are going down the hangar waiting list and calling customers to get leased. We also have 2 open twin hangars that we currently do not have anyone on the list for.

### Comparative Airport List

February 8th, 2022					
Airport ID	Name	FBO	Jet A +	100LL FS	100LL SS
MCN	Middle Georgia Regional	Lowe Aviation	\$5.65	\$5.35	\$4.85
GVL	Lee Gilmer Memorial	Champion	\$5.79	\$6.59	\$5.33
GVL	Lee Gilmer Memorial	Lanier/Champion	~	\$6.43	\$5.43
HSV	Huntsville International	Signature	\$7.35	\$6.99	-
DHN	Dothan Regional Airport	Aero-One Aviation	\$6.33	\$6.17	-
ECP	NW Florida Beaches Intl	Sheltair	\$6.76	\$7.25	-
CHA	Lovell Field Airport	Wilson Air Center	\$6.75	\$6.90	-
MDQ	Huntsville Executive	Executive Flight Center	\$4.77	\$5.59	-
VPC	Cartersville Airport	Phoenix Air	\$4.49	\$5.39	-
FFC	Atlanta Regional Airport	Falcon Field	\$4.99	\$5.21	-
CSG	Columbus Airport	Flightways Columbus	\$5.95	\$6.24	\$5.05
Average			\$5.88	\$6.19	\$5.20

PIM	Pine Mountain	4.39	4.89	4.59
EUF	Eufaula	5.56	~	5.00



LGC Lagrange-Callaway

4.42 5.15 4.85

## Hangar Waiting List

CSG Hangar Waiting List			
Updated 1/01/22			
CSG Tenant Priority Move			
AJ Jain	5/9/2019	Twin/Single	Bonanza
Greg Auten	7/29/2019	Single	Bonanza
CSG Tenants Hangar to Hangar Requested			
Richard Knapp	10/27/2016	Single	Mooney
Chris Bisdood	7/14/2019	Single	Cherokee
Ben Marshon	6/15/2020	Single	Bonanza
Robert Boehnlein	12/14/2020	Twin	172
Jason McKenzie	5/28/2021	Single	182
Woody Gilliam	9/1/2021	Single	Piper Arrow
Single Hangar Requested			
LT Samuel Evans	8/20/2019	Single	Silvair 8E
Richard Bailey	10/27/2019	Single	Cherokee 180
Earl Ingram	11/13/2019	Single	Mooney 20R
Shannon Kay	12/3/2020	Single	Cherokee 160
Ronald Newcomb	1/26/2021	Single	Van's
Andrew Hill	6/1/2021	Single	Cessna 172G
Mark Lugash	9/15/2021	Single	RV 7
Justin Grimes	10/18/2021	Single	RAI-6 Foxtro
Shannon Franklin	11/13/2021	Single	Helicopter
Ronald Aut	12/6/2021	Single	Cherokee
Randall Terry	12/21/2021	Single	Tiger
Twin Hangar Requested			
Nick Meyer	7/21/2021	Twin	Cessna 172
Customers Waiting To Purchase Aircraft			
Bill Buck	4/7/2016	Single	
Paul Watson	4/11/2016	Single	
Omar McCants	4/30/2018	Single	
Reed Hovie	11/19/2018	Single	
David Lewis	3/25/2019	Single	
Elijah Figueroa	10/28/2019	Single	
Daniel Holley	1/10/2020	Single	
Thomas Henegar	2/19/2020	Single	
Michael Knautz	5/20/2020	Single	
John McLemore	6/16/2020	Single	
Tim Villegas/Shroff	6/22/2020	Twin	
Caroline Rimes	7/13/2020	Single	
Don Jones	9/29/2020	Single	
Jay Parker	3/11/2021	Single	
Mark Wrigglesworth	6/6/2021	Single	
Kenny Fuller	8/19/2021	Single	
Suzanne Widenhouse	9/7/2021	Single	
Michael Brooks	10/22/2021	Single	
Gregory Smith	12/28/2021	Single	

Mrs. Renfro noted that since the report was written, all of their singles are completely full and one twin that is left and open. All of the hangars are looking really good with new tenants.

Mrs. Renfro gave the back history of new employee, LaTego Copeland:

He is currently in college, earning a bachelor's degree in IT and Cyber Security. He was in the Navy, and while he was in the Navy, his job was aviation related. He fueled helicopters jets abroad USS IWO JIMA 2 from 2013 to 2018, and he was deployed twice. That's what brought him to the aviation side as a civilian, while he is here. He has a wife and two children.

Mrs. Renfroe said she wanted to give an update that he has a history in aviation, and she concluded her report.

**OTHER ITEMS**


No other items were presented.

Mr. James Barker asked for a motion to adjourn the meeting.

Motion by Mr. Don Cook to adjourn; seconded by Mr. Art Guin and unanimously approved by the Commission. Ayes: 4 / No: 0

Meeting adjourned at 10:09 am.

  
Amber Clark, Airport Director/Assistant Secretary

  
Mr. James Barker, Chairman

**MINUTES AT THE REGULAR MEETING OF THE COLUMBUS AIRPORT  
COMMISSION HELD AT THE COLUMBUS AIRPORT  
WEDNESDAY, MARCH 23, 2022**

The following commission members were present for the entire meeting:

**NAME****EXPIRES**

Mr. Art Guin, Vice Chairman	December 31, 2025
Mr. Don D. Cook, Treasurer	December 31, 2022
Mr. Carl Rhodes Jr., Secretary	December 31, 2024
Mrs. Dannell Marks, Commissioner	December 31, 2026

**Legal Counsel:** Mr. Don Morgan

**Staff Members Present:**

Amber Clark, C.M., Airport Director  
 Michele Renfroe, FBO Manager  
 Daniel Thomas, Maintenance Manager  
 Andre Parker, Chief of Public Safety  
 Sonya Overton, Director of Marketing & Air Service Development  
 Troy Pair, Facilities Supervisor  
 Khalfani Walker, Landscaping Technician  
 Blake Fulford, Operations Technician  
 Adrian Sellers, Project Coordinator  
 Mona Mitchell, Hospitality Team Member  
 Suzanne Adams, Hospitality Team Member  
 Kimberly Williams, Hospitality Team Member  
 Monica Stone, HR Manager  
 Cameron Hagan, Facilities Technician  
 Anthony Pugh, Hospitality Supervisor  
 Marshall Upshaw Jr., Landscape Supervisor  
 Karlene Donahue, Flightways CSR  
 Anna Phillips, Administrative Coordinator  
 Eric Rivers, Operation Supervisor  
 Travis Hope, Flightways Line Technician  
 Pam Knight, Director of Finance  
 Shaundra Goodwin, Security Specialist

Others present:

Bud Allen: Allen Development Group Inc.; Robert Boehnlein: Columbus Aero Service Inc.; Jacob Redwine: Holt Consulting; Brian Thompson: RS&H; Pete Novak: RS&H; Adam Nicholas: MacFarland Johnson

Mr. Don D. Cook called the March 23, 2022 Commission Meeting by Visual and Zoom to order at 9:32 am:

Well, first of all, I want to say good morning to everyone. We're going to do things a little differently, until we have a quorum, and once we have a quorum, we'll actually go into the voting process of this. So, as you look at the agenda this morning, it's going to kind of flip a little bit to the director's update and other matters, and once we have a quorum, I will officially call the meeting, and we'll begin the voting process on those items.

Mr. Cook asked if everyone was okay with that? There were no comments.

Mr. Cook proceeded:

Alright, sounds good to me. So, with that being said, welcome to the meeting, the unofficial non quorum part of the meeting, and we will begin with the director's update.

## **DIRECTOR'S UPDATE**

### **Finance Director Report**

Ms. Amber Clark stated that we would start with Mrs. Pam Knight, the Director of Finance, for the finance report.

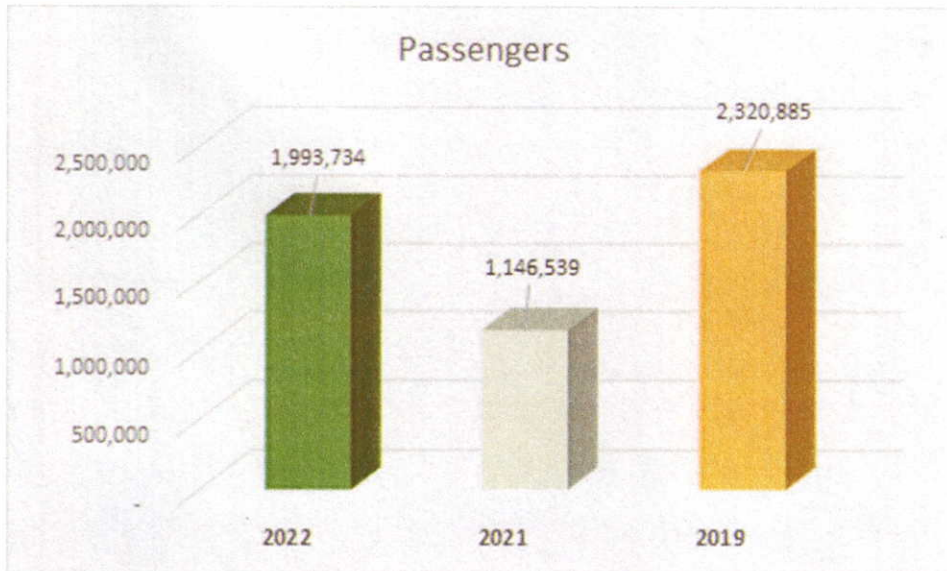
Mrs. Knight said good morning to everyone and provided the following update report:

Financial Report: How is Aviation (CSG) financially post-pandemic?

*Numbers to Review*

TSA screened passengers March 16<sup>th</sup> (Nationally)





2021 was 50% of the base, pre-Covid pandemic year 2019.  
 2022 is 86% of the base, pre-Covid pandemic year 2019.

#### Columbus Airport Numbers:

##### February Revenue Highlights

- Passenger Facility Fee Revenue used to pay for Airport Improvement Projects is **averaging over \$22,000 per month in FY22** compared to an average of less than \$9,000 per month in FY21. CSG has collected over \$80,000 in PFC revenue from American Airlines. PFC revenues are also dedicated to paying down the \$3,055,000 owed on the Terminal Renovation Project.
- CSG **collected \$4,353,980 of the \$4,393,691 in grant revenue receivables from FY21** have been collected. Over \$100,000 of the grant revenue receivable collected were from 2019 & 2020.
- **Over \$1.0 million** of the \$1.8 million in grant revenue earned in FY22 is COVID grant revenue and not obligated to funding projects. These funds are to assist will improving airport cash position, negatively impacted from decreased revenue. CSG payroll reports were submitted for reimbursement to claim these funds.
- **Delta's FY22 common use space monthly average** is \$8,200 compared to **FY21** common use space monthly average \$4,600... \$3,600 more revenue each month
- Total 12 months of Parking Revenue FY21: \$156,702
- **Total Parking Revenue as of 8 months in FY22: \$239,420;**
- **Current Projected Parking Revenue for FY22 \$320,00** (conservative)
- **Most Parking Revenue, since system installed in 2017 is \$281,722 (FY19)**

- **Car Rental Revenue YTD February 2022 is over \$80,000 greater than YTD February 2021.**

### **REVENUE TO CSG FROM CAR RENTAL AGENCIES**

	YTD FEB	YTD FEB	YTD FEB	YTD FEB	YTD FEB	YTD FEB
FISCAL YEAR	ENTERPRISE	NATIONAL	AVIS	BUDGET	HERTZ	TOTAL ALL AGENCIES
2019	107,985	72,962	101,386	67,507	141,702	491,542
2020	111,311	112,227	98,721	83,956	172,693	578,908
2021	114,194	56,647	112,848	101,400	100,089	485,178
2022	128,946	57,801	139,298	75,974	165,701	567,720
BUDGET FY22	139,388	80,780	128,597	117,399	163,900	630,064

FBO FINANCIAL REPORT- YTD FEBRUARY 2022			
	ACTUAL YTD	BUDGETED YTD	VARIANCE
REVENUE	1,922,958	1,580,350	342,608
COGS	712,872	651,922	(60,950)
NET SALES	1,210,086	928,428	281,658
LABOR	310,765	401,412	90,647
OPERATING	136,941	136,093	(848)
MTNC & INSPECTIONS	45,457	75,061	29,604
TOTAL EXPENSES	493,163	612,566	119,403
NET INCOME	716,923	315,862	401,061

OVERALL EXPENSES ARE BELOW BUDGET AND BEING REVIEWED WEEKLY. SOME LINE ITEMS ARE OVER, WHILE OTHER LINE ITEMS BELOW BUDGET.

A LESS DETAILED, P/L SUMMARY WILL BE PROVIDED IN APRIL. A DEPARTMENTAL LINE-ITEM REPORT WILL BE PROVIDED WITH THE FY23 BUDGET RECOMMENDATION.



Mrs. Knight stated:

We're looking very good on our expenses. We'll have more details on the expense side next month. I just wanted to touch on the revenue because that's what I feel like is key to staying where we are financially right now, and kudos to everybody who has made that happen.

Mr. Cook replied:

Well, Mrs. Knight, I didn't want to interrupt you because you just kept coming on that roll of good news, good news on good news. We certainly appreciate your effort and all your expertise that you bring to us. We know that you labor hard to look at those numbers, so we can just simply get down to the bottom line. Thank you so much, and Ms. Clark if you want to add something to that, but I just want to give you all the accolades.

Ms. Clark stated:

I do want to say yes, thank you Mrs. Knight. That was a great report. We love to hear that, but as Mrs. Knight said, I just want to collectively say thank you to everybody. You know obviously American was a big piece in that—so, obviously Mrs. Sonya Overton working on air service and Mrs. Michele Renfroe with the FBO. I mean all of our other departments, they may not be revenue generators, but they're definitely helping cut back their expenses. So, I just want to say congratulations everybody. We did this all together, so thank you very much, and let's keep it going.

Mr. Cook added to Ms. Clark's statement:

I just wanted to say it takes everybody. I mean because if you're not greeted properly or the place doesn't look good when you drive up, everyone is contributing. So, if your name isn't mentioned, or you see all the newspapers and articles or different things, know that that is you, and that you are a part of it, and you bring that value to everything, and that's everyone who works at the airport. So, thank you all for what you do.

Ms. Clark asked if the Commission had any questions? There were none.

### **Flightways Columbus**

Mrs. Michele Renfroe provided the following update report:

- **Fuel Volume Report:**

Flightways sold 84,743 gallons of Jet A fuel in February 2022. Our total volume increased 87% compared to last year's numbers. We sold 7,304 gallons of Avgas which was a volume increase of 61% year over year. Our self-serve volume also had a significant increase in sales as well. Classic Air increased by 270% and government gallons sold had an increase of 46% by volume. American Airlines fuel volume for February 2022 was 27,219 while Delta Airlines had a slight decrease of 2,834 gallons year over year with their monthly uplift being 13,391 gallons.

- **Hangars:**

The contractors have completed the 2 restrooms in hangar 13 except for the handicap bars which are on order and will be installed when they come in. They continue to put final touches on the last restroom that will be used by the EAA chapter for their meetings.

The netting material for pigeon mitigation has been completed in hangar 13 except one opening on the side with the offices. This section is about a 50 by 12 ft section that will be complete when the additional material arrives. When the additional material arrives, the contractor will begin the same process in hangar 11 to separate the bays with the netting.

The maintenance department continues to work on installing new LED lights in hangar 21E. Once the lights have been installed, we will continue to move forward with other hangars on the lighting upgrades.

We have leased all of our single hangars and currently have 1 twin size hangar open for lease. At the moment we do not have anyone on the waiting list for the twin size hangar but will be renting a large bay to a tenant with multiple airplanes as well as a tenant that is waiting for a single hangar to come available. In our larger hangar we have 2 bays currently open for lease.

- **Employees:**

Flightways Columbus staff came together for a night of bowling, food and fun. Katelynne, Karlene, Jenny, Tego, Travis and myself had a blast being able to compete against each other to see who could get the most strikes or gutter balls. It was great to spend time outside of work and just have fun and encourage each other just to do our best whether we received gutter balls or strikes. This is something we are going to try and do once a quarter to get out and spend time as a team.



### Comparative Airport List:

Fuel Price Comparison					DATE: 03/14/2022
Airport Identifier	Name	Jet A +	AvGas	SS100L	FBO COMPANY NAME
<b>CSG</b>		<b>\$6.20</b>	<b>\$6.35</b>	<b>\$5.25</b>	<b>Flightways Columbus</b>
<b>MCN</b> (478) 788-3491	Macon	\$6.05	\$6.15	\$5.65	Lowe Aviation
<b>GVL</b> (770) 532-4136	Gainesville	\$5.79	\$6.59	\$5.33	Champion Aviation
<b>GVL</b> (678) 989-2395	Gainesville	~	\$6.60	\$5.60	Lanier Flight Center
<b>HSV</b> (256) 772-9341	Huntsville	\$7.84	\$6.99	~	Signature
<b>DHN</b> (334) 983-4541	Dothan	\$7.17	\$6.89	~	Aero One Aviation
<b>ECP</b> (850) 233-4717	Panama City	\$6.90	\$7.55	~	Shellair
<b>CHA</b> (423) 855-2299	Chattanooga	\$7.22	\$7.35	~	Wilson Air Center
<b>MDQ</b> (256) 828-1403	Dwntwn Huntsville	\$4.97	\$6.27	~	Excutive Flight Center
<b>VPC</b> (770) 382-9800	Cartersville	\$4.99	\$5.69	~	Phoenix Air
<b>FFC</b> (770) 487-2225	Falcon Field	\$6.11	\$6.54	~	Atlanta Regional Airport
<b>AVERAGE</b>		<b>\$6.34</b>	<b>\$6.66</b>	<b>\$5.53</b>	
<b>PIM</b> (706) 663-2083	Pine Mountain	\$4.59	\$5.25	\$4.99	
<b>EUF</b> (334) 687-2051	Eufaula	\$5.95	~	\$5.00	
<b>LGC</b> (706) 884-2121	Lagrange	\$4.60	\$5.15	\$4.85	

### Hangar Waiting List

CSG Hangar Waiting List			
Updated 3/01/22			
CSG Tenant Priority Move			
Al Jain	5/9/2019	Twin/Single	Bonanza
Greg Auten	7/29/2019	Single	Bonanza
CSG Tenants Hangar to Hangar Requested			
Richard Knapp	10/27/2016	Single	Mooney
Chris Badcock	7/14/2019	Single	Cherokee
Ben Marston	6/15/2020	Single	Bonanza
Robert Boehnlein	12/14/2020	Twin	172
Woody Gilliam	9/1/2021	Single	Piper Arrow
Single Hangar Requested			
2LT Samuel Evans	8/20/2019	Single	Silvaire 8E
Richard Bailey	10/27/2019	Single	Cherokee 180
Shannon Kay	12/3/2020	Single	Cherokee 180
Ronald Newcomb	1/26/2021	Single	Van's
Andrew Hill	6/1/2021	Single	Cessna 172G
Mark Lugash	9/15/2021	Single	RV 7
Shannon Franklin	11/10/2021	Single	Helicopter
Randall Terry	12/21/2021	Single	Tiger
Neil Brinson	2/4/2022	Single	Bonanza
Twin Hangar Requested			
Nick Meyer	7/21/2021	Twin	Cessna 172
Customers Waiting To Purchase Aircraft			
Bill Buck	4/7/2016	Single	
Paul Watson	4/11/2016	Single	
Omar McCants	4/30/2018	Single	
Reed Hovie	11/19/2018	Single	
David Lewis	3/25/2019	Single	
Elijah Figueroa	10/28/2019	Single	
Daniel Holley	1/10/2020	Single	
Thomas Henegar	2/19/2020	Single	
Michael Knautz	5/20/2020	Single	
John McEmore	6/16/2020	Single	
Tim Villegas/Shroff	6/22/2020	Twin	
Caroline Rimes	7/13/2020	Single	
Don Jones	9/29/2020	Single	
Jay Parker	3/11/2021	Single	
Mark Wigglesworth	6/8/2021	Single	
Kenny Fuller	8/19/2021	Single	
Suzanne Widenhouse	9/7/2021	Single	
Michael Brooks	10/22/2021	Single	
Gregory Smith	12/29/2021	Single	

Concerning the Fuel Price Comparison Report, Mrs. Renfroe stated:

As everybody knows, fuel has went up. If you see it at the gas station going up, it is definitely going up on the aviation side as well, but we are doing our best to keep our prices in line where we need them.

Mrs. Renfroe asked if the Commission had any questions? There were none.

## **Human Resources**

Ms. Monica Stone gave the following update report:

**Promotion:** None

**New Hires:** None

**Terminations/Resignations:** Cameron Hagan, Facilities Maintenance Technician

**Vacant Positions: 9**

<b>Vacancies</b>	<b>Job Title</b>	<b>Department</b>	<b>Status</b>	<b>Closing Date</b>
1	Facilities Maintenance Technician	Maintenance	Posted	03/18/2022
1	Customer Service Representative	Flightways/FBO	Re posted	Opened until filled
1	Airfield Maintenance Technician	Maintenance	On Hold	On Hold
4	Firefighter	Public Safety	Recruiting	Opened until filled
2	Police Officers	Public Safety	Recruiting	Opened until filled

\*Public Safety has implemented a realignment

### **Compensation**

- Submitted proposed compensation model for review and approval to Finance Department
- Working on Compensation Pay Structure for Public Safety

### **Compliance**

- Updated version of employee manual will be available in April

### **Employee Engagement**

- Employee Meeting: Updates by Airport Director

### **Recruitment**

- Accounting Coordinator offer extended - waiting on background check
- Line Service Technician offer extended – waiting on background check

### **Retention**

- The proposed compensation structure submitted for review to Finance Department



Ms. Stone announced Mr. Cameron Hagan's resignation as the facilities maintenance technician. Ms. Stone stated that CSG will miss him and thanked him for his commitment to the airport team.

Ms. Stone informed the commission of nine vacancies and noted:

There may be some changes we're looking at doing, some things different with public safety.

Ms. Stone asked if the Commission had any questions? There were none.

Ms. Clark stated:

I just want to clarify that the nine openings that we have are not all in public safety. We do have a few in public safety, but Ms. Stone pointed out we might be looking at a creative way of filling those positions, so stay tuned, and we'll give you an update on that.

I did also want to mention that at our monthly meeting this past month, we have put out a challenge for our team to memorize their mission, vision, and values, and many of them had already done this, but we wanted to make it fun. So, we have four teams that were chosen at random, so it's not departments against each other or people who spend a lot of time together with each other. It's random, and so, they're competing against each other for their entire time to be able to come and recite to me the mission, vision, and values memorized. I can gladly say that we have about one fourth of our entire team that has come and done it so far. They have about twenty more days to get it done, but whatever team wins will be at Stars and Strikes playing some laser tag and maybe getting some gutter balls with Mrs. Renfro over there and her team. So, we're really excited about it, but I just want to say that I am very proud because I have seen a lot of you step out of your comfort zone, but as we've mentioned, it's just so important to really know your organization's mission, vision, and values because how can you live it every day, if you don't know it. So, where we're going with that, and I just want to say to all of you that I'm so proud, and if you haven't come and said it, I'm here all day, so I'll see you later.

Ms. Clark asked if the Commission had any questions on Ms. Stone's report? There were none.

### **Maintenance**

Mr. Daniel Thomas provided the following update report:



Good morning everyone, and I hope everyone is doing well.

- The Facilities Division installed 15 new 1000 lumen LED pole lights on the back commercial apron. These lights have made working on the commercial ramp safer now at night.
- Airfield Operations Division is still working on the few discrepancies identified in our yearly FAA inspection. The weather has been a factor in fixing these issues as we do not want to cause more issues while trying to fix the issue we already have.
- The Airfield Operations, Facilities, and Landscaping Division came together to repair and replace a broken stormwater drain grate on the GA ramp. All that is needed is to paint the drainage grate before we can remove the low-profile barricades.
- The Maintenance Department would like to wish Cameron Hagan best wishes on his new career choice as today March 23, 2022, is his last day with us as an employee with the Columbus Airport. We will miss him and want to thank him for all he has done in the Maintenance Department.

Mr. Thomas asked if the Commission had any questions? There were none.

### **Marketing**

Mrs. Sonya Overton provided the following update report:

- We're currently working on the Marketing budget and plans for FY 2023 as we continue to promote American Airlines and using CSG versus other sources of travel.
- New signage is going up in the terminal, as we work towards effective communication for passengers concerning the opening of the security checkpoint and airline counters. We will also be creating regular announcements that also speak to these openings.

- New logo change on badges have been approved. We will be using the new logo moving forward and arranging times for staff to update their badges.
- We are currently developing the Kids Play area. Signage as well as other safety measures are currently in the works. Once everything is in place, we will send out a press release and officially open the area.
- We are currently working on a new catchment study to update our information since the arrival of American Airlines and to prepare ourselves for the next Air Service Development conference. Marketing continues to promote the current service.
- Staff participated in the first all virtual STEAM conference. The conference went well but had a few hiccups per Let's Grow Steam staff. We were able to share our feedback. Thank you to all staff who participated in this event and created presentations in order to educate the kids on areas of Math and Engineering which was this year's focus.

Mrs. Overton stated that she really appreciated the team coming together, noting that a lot of people stepped out of their comfort zones to put together the presentations mentioned and get in front of a room full of teenagers and elementary school kids. Mrs. Overton thanked them for dedicating their time and just proving that teamwork does work, even in virtual situations.

Mrs. Overton concluded her report, and Ms. Clark asked if the Commission had any questions? There were none.

### **Project Coordinator**

Ms. Adrian Sellers provided the following update report:

#### **Overall Items**

1. Door Hardware (Cores on 9 doors are still outstanding)
2. Access Control On-going
3. Potable Water cabinet has an arrival date of 3/14/22. Will schedule installation when the cabinet is on hand.
4. Waiting on the arrival for 2 replacement doors

#### **RWY 13/31**

- RWY 13/31 has a return target date of Monday, April 4<sup>th</sup>

**Master Plan & Disadvantaged Business Enterprise Program (DBE)**

- Working with McFarland Johnson to get the needed information to complete the Master Plan is still ongoing.
- Amber and I have been meeting with Chamber members from Columbus, Harris County, and East Alabama to partner with them and see how we can help get the word out to DBE businesses in the area to exceed our goal in partnering with these businesses. We are looking to host a session every quarter with our DBE Consultant, Mrs. Taffy Pippin, so that she can help educate and assist any business that may need it going through the application process.

Ms. Sellers stated that the potable water cabinet was installed and thanked Daniel.

Ms. Sellers asked if the Commission had any questions? There were none.

**OTHER MATTERS**

Mr. Cook asked if there were any other matters, or if anyone else would like to bring something forth to the Commission?

Mr. Cook asked Mrs. Renfroe how many gutter balls and strikes her team got? He stated he was curious as to who won.

Mrs. Renfroe responded:

I was on the bottom, I think for all of the games that we played. I think overall we did good. I think each one of us ended up getting strikes along the way at some point and some spares, but I think we all had our fair share of gutter balls along the way.

Mr. Cook informed Mrs. Renfroe that if she needed someone to come and throw some gutter balls, call him.

Mrs. Renfroe said they would be glad to have him, and it would add to the mix of the fun, for sure.

Mr. Cook stated:

Well, I would tell you. I've been with the airport almost twenty years now, and I would just cheer to hear you guys getting along, and these types of things have been my greatest dream to hear you guys doing what you're doing. So, keep continuing to live your best life, and every time you pass the airport, know that you make a difference. I know that you're young, and you don't know how much history you're making in this community, but ten



years from now you'll look back and realize what you've really did because Covid was a world-wide event, and we're finally coming out of it. You guys stayed together and did a super, super job on staying focused on what we're doing. So, whatever you do, whatever sector, whatever you're responsible for, know that you made a difference. So, I can give you accolades all day.

We're waiting now to make sure we have three commissioners online, so we can do the votes on items one, two and three. So, if you want to take a drink of water or hold, we'll just sit quietly, so I'm not here trying to do a monologue. So, in other words, feel comfortable getting off of camera.

The meeting took a brief pause.

Mr. Cook asked if Ms. Clark was present?

Ms. Clark responded that she was and that Mr. Art Guin would be joining in just a moment.

Mr. Cook replied:

We'll still need enough for a quorum. I know that somebody can't vote, so we may not have enough for a quorum.

Ms. Clark stated:

We will. We're not voting on the one that would be affected, so we should still have a quorum for the other three items.

Mr. Cook asked if the Commission was voting on items one and two?

Ms. Clark responded that the Commission would be voting on items one, two, and three. Ms. Clark stated that she had another item, but she didn't put it on the agenda.

Mr. Cook stated to those present in the meeting:

The Commission is required to have at least three voting commissioners on, which is a quorum, in order to vote on any matters that go in effect. So, if you just joined in, we're just doing a little tap dance for a moment.

Ms. Clark asked if Mr. Guin could hear okay? Mr. Guin responded that he could. Ms. Clark thanked him for joining.



Mr. Cook asked what other commissioners were online, to make sure everyone else heard their voice.

Mr. Carl Rhodes, Jr. responded that he was present.

### **BUSINESS OF THE MEETING**

Mr. Cook called the March 23, 2022, Commission Meeting by Visual and Zoom to order at 10:04 am.

### **CONSIDER ADOPTION OF THE MINUTES FOR THE REGULARLY SCHEDULED COMMISSION MEETING ON FEBRUARY 23, 2022**

Mr. Cook asked to consider adoption of the minutes for the meeting of February 23, 2022, and if there was any discussion. No discussion.

Mr. Cook entertained a motion to approve the minutes.

Motion by Mr. Guin to approve the minutes for the February 23, 2022 Columbus Airport Commission Meeting; seconded by Mr. Rhodes, Jr. And unanimously approved by the Commission. Ayes: 3 / Nays: 0

### **CONSIDER APPROVAL OF NEW SUB-LEASE FOR HANGAR PREVIOUSLY OCCUPIED BY STARK AVIONICS**

Mr. Cook invited Ms. Clark to share a little bit about the item before moving to a vote.

Ms. Clark stated:

I'm going to give a little background and then going to introduce Mr. Bud Allen who is here to represent this voting option. So, Mr. Bud Allen, or Allen Development Group, does have a ground lease with the Columbus Airport, and Allen Development Group did build a hangar on that plot of land. It's been operational for many years, and Stark Avionics has been sub-leasing that hangar from Allen Development Group and operating Stark Avionics.

Stark will no longer be operating in that hangar, and so, Mr. Bud Allen with Allen Development Group has come forward and would like to request to move his jet into that hangar, as well as sub-lease half of that hangar out to a tenant on the field. So, I've asked him to come here and request that of the Commission and receive consent from the Commission on whether to proceed or if the Commission has any questions. So, now I'm going to turn it over to Mr. Allen and go ahead and let him talk about his sub-lease request.

Mr. Allen stated:

Good morning. Bud Allen here. Almost twenty years ago, we leased this land from the airport, and I built a hangar, and I leased it to John Stark Avionics for the last nineteen and a half years. He's been a wonderful tenant, hate to see him go, but he's moving to Florida, and he's opened his operations down there, and he's kind of beginning to wind down. So, he's given me the property back. We originally had a 25-year land lease with two, three, five-year options. I am requesting under Section 28 of our ground lease to now sub-lease the hangar facilities to Columbus Aero Services. We are going to move our personal jet into part of it. He's going to lease about  $\frac{3}{4}$  of the balance under a five-year lease. Any questions that you've guys have got, I would be happy to try and answer.

Mr. Cook responded:

First of all Bud, thank you for coming here and sharing that information with us and being one of the guys that make us good. So, we appreciate you.

Mr. Cook asked Mr. Don Morgan if he had anything that he needed to add to the conversation?

Mr. Morgan replied:

I'm sorry. I'm sorry. I was on mute. All I said was that I don't really have anything to add. This is certainly within the Commission's authority to allow Mr. Allen's sub-lease. He's done what he is supposed to do and asked for the prior consent of the Commission.

Mr. Cook asked Ms. Clark if Mr. Allen brought this to the Commission with her approval and request for approval?

Ms. Clark responded yes.

Mr. Cook entertained a motion to approve the new sub-lease.

Motion by Mr. Guin to approve the new sub-lease for the hangar previously occupied by Stark Avionics; seconded by Mrs. Dannel Marks and unanimously approved by the Commission. Ayes: 4 / Nays: 0

Mr. Cook welcomed Mr. Allen aboard.

Mr. Allen replied:



If I could just take a moment, I just want to tell you guys how much I appreciate Mrs. Renfroe and Ms. Clark and the great job they do out there at the airport. We base our jet here. We fly it on medevac charters. We just have a great team out there, and I just want you guys to know how much I appreciate the hard work that they do—the 3 am callouts to get our plane out of the hangar. They're just always on top of everything, and I just want you guys to know how much we appreciate them. Thank you.

Mr. Cook responded thank you and how they appreciate the kind words. Super team.

### **CONSIDER APPROVAL OF ADVERTISING CONTRACT WITH DEPARTURE MEDIA**

Mrs. Overton presented the following on the item:

Good morning, again. The Columbus Airport Commission submitted an RFP seeking experienced, highly motivated, and creative advertising companies that could demonstrate a successful track record of establishing and maintaining revenue producing advertising programs within the airport facilities in May 2021 to CSG's advertising program. The concession opportunity consists of developing, constructing, installing, operating, maintaining, and selling indoor terminal advertising services, outdoor advertising signage, and nontraditional advertising on airport property. We received several inquiries and questions from local and national agencies, but only received one submission from Departure Media who has a standing track record working with small and non-hub airport advertising.

Due to the small response, we followed up with other agencies to find out why they chose not to submit a proposal. Responses received were Covid-related, advertisers spending less money, size of our airport, low enplanement and deplanement numbers, and the lack of confidence that they would make a profit here at CSG. Departure Media has had several site visits since August 2021 taking pictures of the terminal, several walkthroughs, and have met with marketing discussing businesses in the market, local contacts, and connections to identify the levels of success.

Departure Media would provide all materials, labor, installation, and uninstallation of all advertising signage with little to no damage to the newly renovated terminal at no additional costs to CSG. The Director of Marketing would work closely with Departure Media to approve all advertising before installation. Terms have been sent to the Commission prior to the meeting, based on the factors, as well as the ability for Departure Media to send their

staff into our market and local business to business sells. I recommend to the Commission to enter into a contract with Departure Media to provide advertising services and nonaeronautical revenue for the Columbus Airport.

Mr. Cook thanked Mrs. Overton and asked the Commission if they had any questions? There were none.

Mr. Cook entertained a motion to enter into a contract with Departure Media.

Motion by Mr. Guin to approve entering into a contract with Departure Media; seconded by Mrs. Marks and unanimously approved by the Commission. Ayes: 4 / Nays: 0

Mr. Cook stated:

I want to thank everyone for taking the time and for you guys and the Commissioners. I know it's tough with everybody doing a thousand different things to come together and make this happen. So, I'm really pleased we were able to make this happen. I know Mr. James Barker is out there doing great things.

**CONSIDER APPROVAL OF INCREASING THE CUMULATIVE CREDIT CARD LIMIT TO THE AGENDA**

Mr. Cook asked Ms. Clark if she had anything else for the group.

Ms. Clark responded:

Actually, I was going to see if there was a way that I could add something to the agenda, now that we have Mrs. Marks, Mr. Guin, and you. We would have a quorum without Mr. Rhodes, Jr having to abstain. Could we add the item that was previously sent to the Commission for review?

Mr. Cook entertained a motion to add the item to the agenda.

Motion by Mr. Guin to approve adding the item to the agenda; seconded by Mrs. Marks and unanimously approved by the Commission. Ayes: 4 / Nays: 0

**CONSIDER APPROVAL OF INCREASING THE CUMULATIVE CREDIT CARD LIMIT**

Mr. Cook invited Ms. Clark to share the item on the agenda.



Ms. Clark stated:

Currently, the airport uses Synovus for our purchasing credit cards, and our total aggregate limit for those cards is around \$20,000. Most departments do have their own cards, which are used to purchase travel, education, or operational goods and services. Due to Covid, there's been inflation, an increase in goods and services, and we're finding that about mid-way through the month we're reaching that accumulative credit limit, and it's causing us to be unable to either travel or purchase items as needed.

So, our Director of Finance has had conversations with Synovus, and looking at our organizational size and the rate of inflation, a recommendation of moving that accumulative credit limit up to \$70,000 was made. Our Finance Director is supportive of that, and I would like to recommend the Commission's approval to move up to an accumulative average of \$70,000, so that we would not have these issues with our credit cards anymore.

Mr. Cook asked the Commission if they had any questions or comments for Ms. Clark?

Mr. Guin responded:

Yes, quick question for that. I'm looking through the attendees. I see Mrs. Knight is on.

Ms. Clark confirmed that she is, and she would gladly answer any questions. Mr. Guin continued:

You addressed part of it in advance, Ms. Clark, by saying that Ms. Knight had already reached out and gave her blessing, which is usually what I would look for. Mrs. Knight, I just assume that the fact that we're tripling this, all that's in line with airports of our size. You don't have concerns or any risks related to this. Is that correct?

Mrs. Knight replied:

No. Currently, if everybody's card was maxed out, like today, it would be \$57,000. So, our balance is \$20,000, and a lot of people have like \$5,000. A couple of people have a \$10,000 limit. So, two weeks into the cycle, we're seeing it maxed out, especially when it's travel season because if just one or two people have maxed their card out, then our overall limit is maxed out. So, we had a meeting with Synovus, whether we should go for purchasing cards or do other things. This was something they recommended to us for

the issues we're running into because they said this limit has been at that limit for years, and they were surprised it's still such a low limit.

We're moving to a new platform where Ms. Bernadette Zuber and I can up a person's limit for a given month when they're traveling and lower it back down, and we could do that today, and it would up it, and then go back a week from now to lower it. So, the new platform we're moving to is going to give us control also.

Ms. Clark stated:

One thing that Mrs. Knight didn't mention is that we are requesting a couple of additional cards. Mrs. Knight does not have a card. A couple of other department heads or departments need a general card for their departments. So, that's why it's an excess of \$50,000.

Mr. Guin responded:

Okay, that's helpful, and that makes sense to know that anybody spending or traveling is all being cashed and totaled under one single account, if you will, our balance. So, I think that's reasonable, and it makes sense to me, as long as Mrs. Knight is comfortable with it. You know she feels that she has control over it, and spending doesn't get completely out of whack where we can't control it, but this does not sound like an excessive amount to me at all, so I'm certainly supportive of it.

Mr. Cook asked the Commission if they had any other questions? There were none.

Ms. Clark called to move to entertain a motion to approve increasing the cumulative credit card limit to \$70,000.

Mr. Cook entertained the motion.

Motion by Mr. Guin to approve increasing the cumulative credit card limit to \$70,000; seconded by Mrs. Marks and unanimously approved by the Commission. Ayes: 3 / Nays: 0

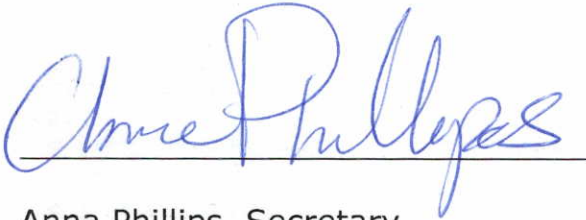
Mr. Cook asked Ms. Clark and anyone else if they had anything additional to present. There were no additional matters.

Mr. Cook thanked everyone and the Commissioners, stating that he appreciated them for coming. Mr. Cook thanked everyone for their patience. Mr. Cook asked for a motion to adjourn the meeting.

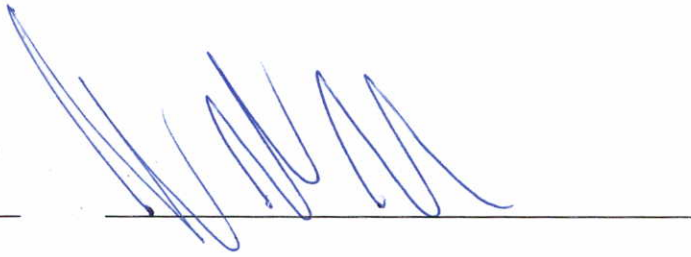
Motion by Mr. Guin to adjourn the meeting; seconded by Mrs. Marks and unanimously approved by the Commission. Ayes: 4 / Nays: 0.

Meeting adjourned at 10:19 am.

APPROVED:

A handwritten signature in blue ink, appearing to read "Anna Phillips", written over a horizontal line.

Anna Phillips, Secretary

A handwritten signature in blue ink, consisting of several stylized, overlapping loops, written over a horizontal line.

Mr. James Barker, Chairman



# Columbus, Georgia, Board of Tax Assessors

GEORGIA'S FIRST CONSOLIDATED GOVERNMENT

City Services Center  
3111 Citizens Way  
Columbus, GA 31906

Mailing Address:  
PO Box 1340  
Columbus, GA 31902

Telephone (706) 653-4398, 4402  
Fax (706) 225-3800

## Board Members

Jayne Govar  
Chairman

Lanitra Sandifer Hicks  
Assessor

Kathy J. Jones  
Assessor

Todd A. Hammonds  
Assessor

Trey Carmack  
Vice Chairman

Chief Appraiser  
Suzanne Widenhouse

## MINUTES #14-22

**CALL TO ORDER:** Chairman Jayne Govar calls the Columbus, Georgia Board of Assessors' meeting to order on Monday, April 18, 2022, at 9:00 AM.

### PRESENT ARE:

Chairman Jayne Govar  
Vice Chairman Trey Carmack  
Assessor Lanitra Sandifer Hicks  
Assessor Kathy Jones  
Deputy Chief Appraiser Glen Thomason  
Recording Secretary Katrina Culpepper

**APPROVAL OF AGENDA:** Vice Chairman Carmack motions to accept agenda. Assessor Jones seconds and the motion carries.

**APPROVAL OF MINUTES:** Assessor Jones motions to accept Minutes #13-22. Assessor Sandifer Hicks seconds and the motion carries.

At 9:05, Personal Property Manager Stacy Pollard presents to the Board:

- Value Adjustment – Signed & Approved.

At 9:08, Residential Property Manager Heidi Flanagan presents to the Board:

- Permit Value Changes for 2022 – Signed & Approved. Parcel # 120 001 005 – pulled for further review.

At 9:56, Commercial Property Manager Jeff Milam presents to the Board:

- Value Changes – Signed & Approved. Parcels #002 010 001; 003 007 007; 004 007 010; 004 011 006B – pulled for further review.
- Assessor Jones motions to add a CUVA to the agenda. Vice Chairman Carmack seconds and the motion carries. CUVA #136 001 009 – Signed & Denied.

At 10:57, Deputy Chief Appraiser Glen Thomason presents to the Board:

- Map Splits – #185 012 004 & 067 001 005 – Signed & Approved; Parcel # 110 011 022 & 110 011 002H – rejected to be reworked.
- Non-Disclosure – denied due to official holding an elected position.

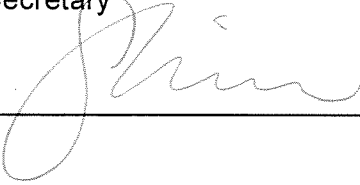


At 11:08, Deputy Chief Appraiser Glen Thomason presents for Chief Appraiser to the Board:

- Follow up on board discussion – Chairman Govar states that this will be revisited when the full board is present.

At 11:10, Chairman Jayne Govar adjourns the meeting without any objections

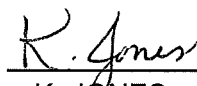
Suzanne Widenhouse  
Chief Appraiser/Secretary


APPROVED: 

MIN# 15 - 22 APR 25 2022

  
J. GOVAR  
CHAIRMAN

  
L. SANDIFER HICKS  
ASSESSOR

  
K. JONES  
ASSESSOR

  
T.A. HAMMONDS  
ASSESSOR

  
T. CARMACK  
VICE CHAIRMAN



# Columbus, Georgia, Board of Tax Assessors

GEORGIA'S FIRST CONSOLIDATED GOVERNMENT

Item #1.

City Services Center  
3111 Citizens Way  
Columbus, GA 31906

Mailing Address:  
PO Box 1340  
Columbus, GA 31902

Telephone (706) 653-4398, 4402  
Fax (706) 225-3800

## Board Members

Jayne Govar  
Chairman

Lanitra Sandifer Hicks  
Assessor

Kathy J. Jones  
Assessor

Todd A. Hammonds  
Assessor

Trey Carmack  
Vice Chairman

Chief Appraiser  
Suzanne Widenhouse

## MINUTES #15-22

**CALL TO ORDER:** Chairman Jayne Govar calls the Columbus, Georgia Board of Assessors' meeting to order on Monday, April 25, 2022, at 9:00 AM.

### PRESENT ARE:

Chairman Jayne Govar  
Vice Chairman Trey Carmack  
Assessor Lanitra Sandifer Hicks  
Assessor Kathy Jones  
Assessor Todd Hammonds  
Chief Appraiser Suzanne Widenhouse  
Acting Recording Secretary, Deputy Chief Glen Thomason

**APPROVAL OF AGENDA:** Vice Chairman Carmack motions to accept agenda with one noted change. Assessor Sandifer Hicks seconds and the motion carries.

**APPROVAL OF MINUTES:** Assessor Hammonds motions to accept Minutes #14-22. Assessor Sandifer Hicks seconds and the motion carries.

At 9:05, Commercial Property Manager Jeff Milam presents to the Board:

- Value Changes – Signed & Approved. Vice Chairman Carmack recused himself from parcel # 066 036 009. Parcel #'s 026 010 003; 089 011 013; 097 031 008; 110 006 003; 188 007 020A; 188 007 020B – pulled for further review.

At 10:30, Residential Property Manager Heidi Flanagan presents to the Board:


- 2022 Value Changes – Signed & Approved.
- 2022 Sales – Signed & Approved. Parcel # 163 001 006 – pulled for further review.
- 299 C – list was pulled for further review.

At 11:48, Chairman Jayne Govar adjourns the meeting without any objections.


Suzanne Widenhouse  
Chief Appraiser/Secretary

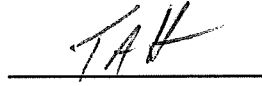
MIN# 16-22 MAY 02 2022

APPROVED: \_\_\_\_\_

  
J. GOVAR  
CHAIRMAN

  
L. SANDIFER HICKS  
ASSESSOR

  
K. JONES  
ASSESSOR

  
T.A. HAMMONDS  
ASSESSOR

  
T. CARMACK  
VICE CHAIRMAN

# COLUMBUS GOLF AUTHORITY

## AGENDA

**APRIL 28, 2022**

**CALL TO ORDER: Chairman Gerald Miley**

\* ~~Note- Housekeeping measure—~~please silence cell phones.

**MINUTES: Offered for approval, the minutes of March 22, 2022, meeting.**

**SUPERINTENDENT'S REPORT: Steve Brown**

**DIRECTOR'S REPORT: Jim Arendt**

Updates on revenue reports for Bull Creek and Oxbow Creek Golf Courses.

Director's comments: Briefing on a variety of items.

**NEW BUSINESS:**

**OLD BUSINESS:**

**RECOGNITION: Comments by Authority members.**

**PUBLIC AGENDA: Persons registered to speak to the Golf Authority.**

**ADJOURNMENT**

\* **Note-Next Meeting—May 24, 2022 @ 4:00 pm--Bull Creek Grill.**



## COLUMBUS GOLF AUTHORITY MINUTES

### MARCH 22, 2022 MEETING

Chairman Gerald Miley called the meeting to order.

The minutes of the February 21, 2022, meeting were approved by unanimous vote.

Superintendent Steve Brown reported that his crews at Bull Creek have been focusing on tree removal in recent days, especially those that are dead, diseased or present a safety hazard. That will continue for about two more weeks as the crews work their way around the course. He also is seeking assistance from the city's Forestry Department for access to a stump grinder to eliminate several tree stumps that need removal.

Work at Bull Creek will then move to improving cart paths that have been damaged and need repair, possibly even arranging to bring in a concrete truck to make more extensive repairs on certain paths and put in a cut-through path behind the gold/red tee box on the West Course's 11<sup>th</sup> hole.

Although still four inmates short on work crews, Brown said he is now receiving details of 10-12 inmates on average.

The city is in the process of finalizing a lease agreement that will bring new John Deere mowing tractors to the courses, and paperwork is still being prepared to obtain Toro equipment, including mowing decks for tractors. Some supply chain problems have inhibited factory production, with some equipment delayed until at least July, and some likely not to become available until 2023, Brown said.

Director Arendt reported that revenues at Bull Creek Golf Course total more than \$973,149 to date, compared to a budget of \$1.5 million for the year. With 36 percent of the budget remaining available, and four strong months expected before the fiscal year ends, the course is in good shape financially to meet or exceed budget, he said.

Oxbow Creek's revenue also is in good shape, having recorded almost \$300,000 year to date of a budgeted \$528,401. March, April, May and June also have been great revenue months for Oxbow and make it possible for that course also to meet budget projections.

Arendt said he and Oxbow pro Nikki Siter are considering making a seasonal employee hire for Oxbow, possibly employing a collegian between semesters, which would provide a variety of assistance to the staff there and could be funded within the existing budget.

Zara Day-Brown said the courses' reserve fund for the current fiscal year stands at \$85,580 for Bull Creek and \$43,929 for Oxbow Creek. Arendt said he still is seeking a better understanding of the reserve fund balance for the courses from the 2020-21 fiscal year, and will continue to seek a clearer explanation of the posted city results.

Arendt also said he would like to amend the plan to lease Yamaha golf carts, opting for a 48-month lease instead of the 60-month plan. The revised lease would cost \$53.60 per month for each of the 104 carts. Doing so would allow renewal of the carts sooner, as wear and tear diminish the performance of carts over time and make the shorter lease period more desirable.

Ricky Wright made a motion to approve the 48-month lease option, instead of the 60-month lease the Authority approved last month. Ken Crumpler seconded the motion and it was unanimously approved.

Arendt said he is still not satisfied with the operation of the Bull Creek Grill, for which only two part-time employee slots have been sanctioned by the City Finance Department. The budget would allow for a full-time grill operator, which the course had before the Covid-19 pandemic occurred, he said.



Candidates are available for the full-time position, and the matter is complicated by the release of one of the part-time employees in recent days. The result was no employee available during the weekend, which should be the grill's busiest time and best revenue producing days.

"If we're trying to be a first-class place, that's just not first-class service," Arendt said. "We've been trying to get someone on board. This is just not acceptable. There is money in the budget to get someone on full time."

"We cannot wait until June or July," said Chairman Miley, who said he and Director Arendt will meet with the city Finance Director to try to get immediate relief for the staffing delay.

Ken Crumpler made a motion, seconded by Kenneth Davis, for the Authority to accept the proposed 2022-23 fiscal year budget as recommended by the Authority's Budget Committee. The motion was unanimously approved.

Arendt reported the courses' budget proposal was presented virtually to the city on Monday, resulting in "no adjustments yet."

The golf director also reported that the City Manager has instructed that golf course employees be included in the city's ongoing "Evergreen" reclassification study, which would establish a "ladder" approach to employee advancement plans.

Arendt informed the Authority of a series of April events scheduled at Bull Creek, including the former Hardaway Invitational, now known as the GPGA Gaither Invitational, which will be held on April 4-5. Moving the event from its traditional weekend to a Monday-Tuesday period will help the golf course better accommodate the tournament and weekend golfers, he said.

Other April events include the Exchange Club (April 8); Tee It Up for Teammates (April 22); VGA (April 24); AAAA High School Regional (April 26); Ga Cities Week at Oxbow Creek (April 27); Easter Seals (April 29); and Church of Columbus (April 30).

Following up on a request for additional carts for Oxbow Creek, Arendt said it has been determined that the facility can house four additional carts, instead of two, and he is seeking help from Yamaha to find quality used carts that may be available for purchase.

Columbus' Human Resources director has agreed to accept written complaints for investigation by her staff. The move follows previous incidents revealing the courses have had no formal procedure for processing and investigating complaints, including no requirement that complaints be presented in writing.

Arendt reported that Richard Mahone's suggestion that approaching local schools to develop a Golf in Schools program to foster more youth golf interest is being pursued, with Mahone and Arendt to discuss the proposal with school officials.

The golf director also said he has acquired the Golf Authority's minutes from the 1990s in an attempt to determine what plans, proposals or promises were made to eventually expand from a 9-hole course to an 18-hole facility when Oxbow Creek was being built. He said he has not yet found such references.

Jim Houston said he will contact the Clerk of Council to attempt to locate such proposals or discussions that accompanied the 1994 SPLOST plan that funded construction of Oxbow Creek.

Ken Crumpler made a motion, seconded by Alonzo Jones, to direct Arendt to approach council concerning the possibility of a feasibility study into adding nine holes to Oxbow Creek. The motion was passed unanimously.

Following up on discussions during the February meeting concerning the city Legal Department's progress on leases needed by the courses, Arendt said the John Deere lease proposal is in hand, the Yamaha lease proposal also is available, the Toro lease proposals are being rewritten and the Godwin Creek lease remains in the department's work basket.



Stephanie Callahan made a motion, seconded by Kenneth Davis, to move the Authority's April meeting from the fourth Tuesday to the fourth Thursday (April 28). This would allow Authority members to be available to attend the Columbus Council session on the fourth Tuesday. The motion was approved unanimously.

Callahan also made a motion, seconded by Ken Crumpler, to designate the June meeting of the Authority as its Annual Meeting, during which a new chairman is to be selected. The motion also was unanimously approved.

Kenneth Davis made a motion, seconded by Ricky Wright, that the meeting be adjourned. The motion was passed unanimously.

Members attending were Gerald Miley, Jim Houston, Ken Davis, Richard Mahone, Ricky Wright, Alonzo Jones, Ken Crumpler, Stephanie Callahan and William Roundtree.

Report Date : 04/08/2022

Revenues vs Budget

Report Time : 01:26 PM, UTC

For Fiscal Year 2022 / Accounting Period 9

Item #1

Fund	0755 - Bull Creek Golf Course Fd								
Department	099 - Government Wide Revenue								
Unit	1999 - Government Wide Revenue								
Revenue Source	Revenue Source Name	Current Period Revenue	YTD Revenue	YTD Cash Collected	Current Revenue Budget	Unrecognized Revenue Budget	Percent		
4541	Golf Course Handicap Fees	0.00	0.00	0.00	500.00	500.00	100.00%		
4542	Operations - Golf Course	76,369.85	795,035.27	795,035.27	1,200,000.00	404,964.73	33.75%		
4543	Golf Range Fees	2,904.70	25,982.58	25,982.58	30,000.00	4,017.42	13.39%		
4544	Snack Bar- Golf Course	10,592.46	92,063.13	92,063.13	105,000.00	12,936.87	12.32%		
4582	Sale Of Merchandise	7,167.29	117,652.00	117,652.00	113,000.00	(4,652.00)	-4.12%		
4681	Fee Based Program Fees	380.00	3,110.00	3,110.00	5,000.00	1,890.00	37.80%		
4832	Special Events Sponsors	0.00	140.00	140.00	0.00	(140.00)	0.0		
4840	Rebates	1,174.21	12,332.41	12,332.41	0.00	(12,332.41)	0.0		
4842	Vendors Comp. - Sales Tax	111.63	1,088.74	1,088.74	3,365.00	2,276.26	67.6		
4931	Transfer In-General Fund	0.00	24,446.00	24,446.00	74,446.00	50,000.00	67.15%		
Total For Unit 1999 - Government Wide Revenue		98,700.14	1,071,850.13	1,071,850.13	1,531,311.00	459,460.87	30.00%		
Total For Department 099 - Government Wide Revenue		98,700.14	1,071,850.13	1,071,850.13	1,531,311.00	459,460.87	30.00%		
Total For Fund 0755 - Bull Creek Golf Course Fd		98,700.14	1,071,850.13	1,071,850.13	1,531,311.00	459,460.87	30.00%		



# Sales By Department

## Full Creek Golf Course

Tuesday, March 1, 2022 - Thursday, March 31, 2022

Sales						Refunds			Total		
Item by Department, Category, and Sub-Category	Qty	Sales	Tax	Cost	Margin	Qty	Sales Refund	Tax Refund	Qty	Sales	Tax
Cart Fees	3,219	\$57,030.06		\$12.50	99.98%				3,219	\$57,030.06	
Food & Beverage	4,751	\$14,078.88		\$1,047.20	92.56%				4,751	\$14,078.88	
Gift Certificate	10	\$573.00							10	\$573.00	
Green Fees	3,386	\$31,659.29							3,386	\$31,659.29	
Memberships	100	\$18,748.43							100	\$18,748.43	
Pro Shop	1,860	\$26,897.73		\$5,952.80	77.87%				1,860	\$26,897.73	
Total	13,326	\$148,987.39	\$10,629.00	\$7,012.50	95.29%			\$0.00	13,326	\$148,987.39	\$10,629.00

Item #1.

# Sales By Department

Ill Creek Golf Course

May, April 1, 2022 - Saturday April 30, 2022

8:00 am April 28

Item by Department, Category, and Sub-Category	Sales					Refunds			Total		
	Qty	Sales	Tax	Cost	Margin	Qty	Sales Refund	Tax Refund	Qty	Sales	Tax
Cart Fees	3,478	\$63,226.30		\$19.00	99.97%				3,478	\$63,226.30	
Food & Beverage	5,304	\$16,672.01		\$1,373.67	91.76%				5,304	\$16,672.01	
Gift Certificate	19	\$1,651.00							19	\$1,651.00	
Green Fees	3,504	\$40,318.90							3,504	\$40,318.90	
Memberships	38	\$7,461.27							38	\$7,461.27	
Package	1								1		
Pro Shop	2,145	\$34,274.16		\$8,802.14	74.32%				2,145	\$34,274.16	
Total	14,489	\$163,603.64	\$13,010.08	\$10,194.81	93.77%			\$0.00	14,489	\$163,603.64	\$13,010.08



Report Date : 04/08/2022

Report Time : 01:20 PM, UTC

## Obligations vs. Budget

For Fiscal Year 2022 / Accounting Period 9

For Budget Fiscal Year 2022

Item #1.

Fund 0755 - Bull Creek Golf Course Fd

Department 590 - Miscellaneous

Unit 3000 - Non-Categorical

Appropriation 3157 - NON-CATEGORICAL OXBOW CREEK

Object	Object Name	Current Period Expenditures	YTD Pre-Encumbrances	YTD Encumbrances	YTD Expenditures	Total Obligations	Current Budgeted Amount	Budget Balance Unobligated	Unobligated
6810	Cost Allocation Services	11,232.00	0.00	0.00	33,696.00	33,696.00	44,928.00	11,232.00	25.00%
6843	Allocated Workers Comp Costs	1,033.25	0.00	0.00	9,299.25	9,299.25	12,399.00	3,099.75	25.00%
Total For Appropriation 3157		12,265.25	0.00	0.00	42,995.25	42,995.25	57,327.00	14,331.75	25.00%
Total For Unit 3000		12,265.25	0.00	0.00	42,995.25	42,995.25	57,327.00	14,331.75	25.00%
Total For Department 590		12,265.25	0.00	0.00	42,995.25	42,995.25	57,327.00	14,331.75	25.00%

Revised: 04/08/2022

## Obligations vs. Budget

Rate : 01:20 PM, UTC

For Fiscal Year 2022 / Accounting Period 9

For Budget Fiscal Year 2022

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Ru	: 04/08/2022
Ru	: 01:20 PM, UTC

Obligations vs. Budget  
For Fiscal Year 2022 / Accounting Period 9  
For Budget Fiscal Year 2022

Fund	0755 - Bull Creek Golf Course Fd									
Department	630 - Bull Creek									
Unit	2100 - Bull Creek Golf Course Mainten									
Appropriation	3207 - BULL CREEK MAINTENANCE									
Object	Object Name	Current Period Expenditures	YTD Pre-Encumbrances	YTD Encumbrances	YTD Expenditures	Total Obligations	Current Budgeted Amount	Budget Balance Unobligated	Unobligated	
6350	Servicing Fees	0.00	0.00	0.00	583.07	583.07	0.00	(583.07)	0.00%	
6519	Miscellaneous Equipment Maintn	708.41	0.00	0.00	2,570.41	2,570.41	2,000.00	(570.41)	-28.52%	
6521	Building Maintenance & Repair	0.00	0.00	0.00	3,173.92	3,173.92	2,000.00	(1,173.92)	-58.70%	
6530	Vehicle Repairs/Accidents	0.00	0.00	0.00	0.00	0.00	6,000.00	6,000.00	100.00%	
6543	Equipment Rental/Lease	6,452.32	0.00	0.00	91,590.79	91,590.79	145,000.00	53,409.21	36.83%	
6577	Parks Maintenance	0.00	0.00	0.00	16,065.47	16,065.47	35,000.00	18,934.53	54.10%	
6621	Telephone	0.00	0.00	0.00	6,217.04	6,217.04	3,950.00	(2,267.04)	-57.39%	
6641	Travel,Schools & Conferences	0.00	0.00	0.00	79.56	79.56	450.00	370.44	82.32%	
6657	Membership Dues And Fees	0.00	0.00	0.00	1,405.00	1,405.00	650.00	(755.00)	-116.15%	
6673	State Innmate Wages	360.00	0.00	0.00	6,585.00	6,585.00	15,000.00	8,415.00	56.10%	
6721	Auto Parts And Supplies	6,088.76	0.00	0.00	67,461.11	67,461.11	35,000.00	(32,461.11)	-92.75%	
6727	Horticulture/Landscaping Suppl	2,437.93	0.00	0.00	47,286.18	47,286.18	102,000.00	54,713.82	53.64%	
6728	Operating Materials	1,807.14	0.00	0.00	13,217.76	13,217.76	40,000.00	26,782.24	66.96%	
6743	Electricity	0.00	0.00	0.00	18,058.48	18,058.48	23,000.00	4,941.52	21.48%	
6746	Motor Fuel	4,546.28	0.00	0.00	30,129.21	30,129.21	30,000.00	(129.21)	-0.43%	
Total For Appropriation 3207		22,400.84	0.00	0.00	304,423.00	304,423.00	440,050.00	135,627.00	30.82%	

Obligations vs. Budget  
For Fiscal Year 2022 / Accounting Period 9  
For Budget Fiscal Year 2022

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Obligations vs. Budget

For Fiscal Year 2022 / Accounting Period 9

For Budget Fiscal Year 2022

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Fiscal Year : 04/08/2022

Fiscal Year : 01:26 PM, UTC

## Revenues vs Budget

For Fiscal Year 2022 / Accounting Period 9

Item #1.

Fund	0756 - Oxbow Creek Golf Course Fd								
Department	099 - Government Wide Revenue								
Unit	1999 - Government Wide Revenue								
Revenue Source	Revenue Source Name	Current Period Revenue	YTD Revenue	YTD Cash Collected	Current Revenue Budget	Unrecognized Revenue Budget	Percent		
4542	Operations - Golf Course	48,176.15	271,898.06	271,898.06	295,850.00	23,951.94	8.10%		
4543	Golf Range Fees	3,609.54	25,248.44	25,248.44	27,000.00	1,751.56	6.49%		
4544	Snack Bar- Golf Course	4,777.16	25,842.08	25,842.08	24,000.00	(1,842.08)	-7.68%		
4582	Sale Of Merchandise	5,203.80	31,284.19	31,284.19	25,000.00	(6,284.19)	-25.14%		
4832	Special Events Sponsors	0.00	200.00	200.00	0.00	(200.00)	0.00%		
4840	Rebates	0.00	0.00	0.00	0.00	0.00	0.00%		
4842	Vendors Comp. - Sales Tax	76.50	718.29	718.29	0.00	(718.29)	0.00%		
4931	Transfer In-General Fund	0.00	6,551.00	6,551.00	156,551.00	150,000.00	95.8%		
Total For Unit 1999 - Government Wide Revenue		61,843.15	361,742.06	361,742.06	528,401.00	166,658.94	31.54%		
Total For Department 099 - Government Wide Revenue		61,843.15	361,742.06	361,742.06	528,401.00	166,658.94	31.54%		
Total For Fund 0756 - Oxbow Creek Golf Course Fd		61,843.15	361,742.06	361,742.06	528,401.00	166,658.94	31.54%		

# Sales By Department

Low Creek Golf Course

day, March 1, 2022 - Thursday, March 31, 2022

Item #1.

Sales						Refunds			Total		
Item by Department, Category, and Sub-Category	Qty	Sales	Tax	Cost	Margin	Qty	Sales Refund	Tax Refund	Qty	Sales	Tax
Cart Fees	598	\$6,588.11		\$0.00	100.00%	(1)	(\$12.96)		597	\$6,575.15	
Food & Beverage	1,602	\$2,654.71		\$19.80	99.25%	(7)	(\$16.64)		1,595	\$2,638.07	
Green Fees	2,047	\$24,435.45				(1)	(\$6.48)		2,046	\$24,428.97	
Pro Shop	974	\$6,165.43		\$1,115.17	81.91%				974	\$6,165.43	
Total	5,221	\$39,843.70	\$3,154.86	\$1,134.97	97.15%	(9)	(\$36.08)	(\$2.86)	5,212	\$39,807.62	\$3,152.00



Item #1.

# Sales By Department

How Creek Golf Course

by, April 1, 2022 - Saturday, April 30, 2022

8:10 am April 28

Item by Department, Category, and Sub-Category	Sales					Refunds			Total		
	Qty	Sales	Tax	Cost	Margin	Qty	Sales Refund	Tax Refund	Qty	Sales	Tax
Cart Fees	669	\$7,183.53		\$0.00	100.00%				669	\$7,183.53	
Food & Beverage	1,977	\$3,311.04		\$19.80	99.40%				1,977	\$3,311.04	
Green Fees	2,013	\$27,012.43							2,013	\$27,012.43	
Pro Shop	1,325	\$8,518.01		\$1,845.20	78.34%				1,325	\$8,518.01	
Total	5,984	\$46,025.01	\$4,076.80	\$1,865.00	95.95%			\$0.00	5,984	\$46,025.01	\$4,076.80

Revised : 04/08/2022

Obligations vs. Budget

Revised : 01:20 PM, UTC

For Fiscal Year 2022 / Accounting Period 9

For Budget Fiscal Year 2022

Item #1.

Fund 0756 - Oxbow Creek Golf Course Fd

Department 590 - Miscellaneous

Unit 2000 - Contingency

Appropriation 0333 - Oxbow Creek Golf Course Contingency

Object	Object Name	Current Period Expenditures	YTD Pre-Encumbrances	YTD Encumbrances	YTD Expenditures	YTD Obligations	Total	Budgeted Current Amount	Budget Balance Unobligated	Unobligated
6268	Other Employee Benefits	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00%
Total For Appropriation 0333		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00%
Total For Unit 2000		0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00%



Run Date : 04/08/2022

Obligations vs. Budget

Run Time : 01:20 PM, UTC

For Fiscal Year 2022 / Accounting Period 9

For Budget Fiscal Year 2022

Item #1.

Fund 0756 - Oxbow Creek Golf Course Fd

Department 590 - Miscellaneous

Unit 3000 - Non-Categorical

Appropriation 3178 - OXBOW CREEK

Object	Object Name	Current Period Expenditures	YTD Pre-Encumbrances	YTD Encumbrances	YTD Expenditures	Total Obligations	Budgeted Amount	Budget Balance Unobligated	Unobligated
6810	Cost Allocation Services	2,726.25	0.00	0.00	8,178.75	8,178.75	10,905.00	2,726.25	25.00%
6843	Allocated Workers Comp Costs	516.67	0.00	0.00	4,650.03	4,650.03	6,200.00	1,549.97	25.00%
Total For Appropriation 3178		3,242.92	0.00	0.00	12,828.78	12,828.78	17,105.00	4,276.22	25.00%
Total For Unit 3000		3,242.92	0.00	0.00	12,828.78	12,828.78	17,105.00	4,276.22	25.00%
Total For Department 590		3,242.92	0.00	0.00	12,828.78	12,828.78	17,105.00	4,276.22	25.00%

04/08/2022

Item #1.

## For Budget Fiscal Year 2022

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Obligations vs. Budget

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Obligations vs. Budget  
For Fiscal Year 2022 / Accounting Period 9  
For Budget Fiscal Year 2022

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Golf Director Report-Tuesday April 28, 2022, submitted by Jim Arendt

Updates:

- Zara Day-Brown report
  - Reserves, other
- Nikki Siter report
- Oxbow Creek Expansion meeting April 19
  - Land
  - Feasibility
  - Sell
- City Manager announced 2% COLA for July 1, in budget, pay study - \$10M in budget
- Oxbow Creek "Prison Labor Foreman"
- Leases-approved by City Council April 26
- Mayor's Budget received
- Cash handling
- Georgia Cities Week





BOARD OF COMMISSIONERS MEETING  
Wednesday, March 16, 2022

**Commissioners Present;** Lauren Becker, Dan Gilbert, Miles Greathouse, Mayor Skip Henderson, Pete Jones, Mamie Pound, Jamie Waters

**Commissioners Absent:** Sherricka Day, Donna Hix

**Special Invitees:** Josh Beard, Mayor Henderson's Chief of Staff; Michael Denehy, National Infantry Museum; Pace Halter, WC Bradley Real Estate;

**Special Guest:** Kim Ritten, Digital Edge

**Staff Present:** Peter Bowden, Shelby Guest, Joel Slocumb, Ashley Woitena

**Call to Order ..... Peter Bowden**

- With the resignation of Amish Das a special election was held for Board Officers. Peter Bowden called the meeting to order presenting the slate of 2022 officers -- Lauren Becker, Chair; Jamie Waters, Vice Chair; and Miles Greathouse Secretary/Treasurer. Mr. Bowden asked for any nominations from the floor. There being none, a vote was taken and the officers were approved. The meeting was adjourned by Mr. Bowden and turned over to Ms. Becker.

**Call to Order ..... Lauren Becker**

- The March meeting was called to order by Lauren Becker at 3:40pm. Ms. Becker began the meeting by introducing new Board member Pete Jones with the National Infantry Museum. She then asked Miles Greathouse to present the Minutes & Financials.

**Approval of Minutes & Financials ..... Miles Greathouse**

- Mr. Greathouse reminded the Board approval of Minutes & Financials is by way of a consent agenda and asked if there were any questions or discussions on the minutes and financials. There being none, a motion was made by Pete Jones to approve the February Minutes & Financials and the motion was seconded by Jamie Waters. A vote was taken, and the motion was approved.

**Special Presentation ..... Digital Edge**



- Ms. Becker introduced Kim Ritten and Courtney Goodwin with Digital Edge to give an update/recap on the Convention and Meetings Marketing Campaign. Ms Goodwin explained that the campaign's goals are:

- To create awareness that Columbus is a new meeting destination with hotel options and convention packages
- To create interest via short lead form for the Sales Department for prospecting purposes, follow up and development into new meeting opportunities
- To target state and regional associations, military reunions, religious groups, and corporate groups tied to the local corporate base
- To focus geographically on Georgia and specific cities in Alabama that are drivable;
- To showcase VisitColumbusGA's ability to produce viable meeting options to keep partners engaged and working collaboratively.

Ms. Goodwin discussed the metrics for the campaign, the lead generation campaign, social distribution metrics — specifically Facebook and LinkedIn, and email marketing results; all of which were outperforming national averages.

#### **Chair's Report.....Lauren Becker**

- Ms. Becker took a moment to recognize and thank Amish Das for his leadership and service on this Board, particularly his guidance as Board Chair through the pandemic.
- She also informed the Board that staff continues researching alternative spaces to relocate the administrative offices and that report will be discussed at the next Board.

#### **President's Report.....Peter Bowden**

- This month's report featured presentations from VisitColumbusGA staff with updates on departmental projects.
  - **Sales Department .....Ashley Woitena:**  
Update of goals for meetings held, leads sent, turned definite, citywide performance, number of site visits conducted, proposals submitted, total room nights, and economic impact. She also discussed the impact still being felt due to the COVID-19 pandemic.
  - **PopUp Visitors Center & FilmColumbusGA..... Joel Slocumb:**
    - Discussion on the progress of the PopUp Visitors Center, its set-up (can be indoors or outdoors), tracking visitors intercepts (averaging 100 visitors per week), partner participation, etc. Mr. Slocumb also gave an update on projects within the Columbus Film Commission Office to include meetings with two independent film productions, with possible filming in late Spring or early Summer—all of which depend on financing and casting. There is also on-going discussions with a producer about a possible television series to be filmed in Columbus. Mr. Slocumb finished his report with a brief explanation of an animation project and its work through several local organizations.
  - **Travel Media Tour..... Shelby Guest**

- Ms. Gust provided an update on the recent travel writer tour, conducted in conjunction with Laurie Rowe Communications (LRC). Writers included Becky Beall, Nicole Letts, and Mira Temkin. The tour took place over three days. She also gave an update of the latest report from LRC detailing the number of published results, total impressions and total estimated value, while highlighting some of the outlets. Ms. Guest finished her report by reminding the Board will a second travel media tour, highlighting outdoor adventure, is slated for mid-May.
- **Legislative Update.....Peter Bowden**
  - Mr. Bowden updated on specific legislation directly affecting the tourism/hospitality industry to include:
    - **House Bill 1434** currently, this legislation is for individuals displaced from their home due to fire, allowing an exemption from hotel/motel tax. The bill also includes situations of domestic violence, human trafficking;
    - **House Bill 1429** exempting owners of short-term rentals from paying hotel/motel tax—he explained this bill is intended specifically for Augusta, GA area and the impact on short term rentals supporting The Masters Tournament; however, other sub-committee members have expressed interest in providing similar exemptions. This could cause a serious effect on the tourism industry. This bill has been introduced but is still in committee study for Ways & Means
    - **House Bill 1330** the Georgia Music Theatre Recovery Act—lowers the threshold for minimum spending required to receive tax credit for the music and entertainment industry.

**Other Business..... Group**

- No other business from the group

**Adjournment.....Lauren Becker**

With no further business, Ms. Becker called for a motion to adjourn, which was made by Miles Greathouse and seconded by Pete Jones. Motion was approved and the meeting was adjourned at 4:30 p.m.

APR 27 2022

3568

**THE HOUSING AUTHORITY OF COLUMBUS, GEORGIA****Regular Meeting****March 16, 2022****9:00 AM****Columbus, Georgia****Meeting was Held by Both Telephone Conferencing and In-Person  
Due to the COVID-19 Virus**

**The Commissioners of the Housing Authority of Columbus, Georgia met in a regular session in Columbus, Georgia.**

**Chairman Cardin called the meeting to order, and the following Commissioners were present:**

**Ed Burdeshaw  
John Greenman  
Linda Hadley  
Jeanella Pendleton  
John Sheftall  
Tiffani Stacy**

**In attendance from the Housing Authority staff was Lisa Walters, Chief Executive Officer, Sabrina Richards, Chief of Property Management, John Casteel, Chief Assisted Housing Officer, Sheila Crisp, Chief Financial Officer, Carla Godwin, MTW Coordinator and Resident Services Administrator, Karen Kinnison, Executive Assistant, and Attorney Jack Schley.**

**ADOPTION OF AGENDA:**

**Motion for approval of the agenda was made by Commissioner Greenman, seconded by Commissioner Pendleton. Motion carried.**

3569

**APPROVAL OF THE FEBRUARY 16, 2022 BOARD MEETING MINUTES:**

Chairman Cardin called for a motion to approve the minutes of the December 15, 2021 Board meeting.

Motion for approval was made by Commissioner Greenman, seconded by Commissioner Burdeshaw. The motion carried.

**FINANCIAL REPORT:**

Sheila Crisp, CFO, provided a report of agency finances month-to-date and year-to-date actual to budget results and the explanation of the top factors of the variances. In summary, we are tracking ahead of budget by \$944K.

The top factors for both MTD and YTD variances for Net Profit before Capitalized Expenditures and Transfers:

- Developer fees, loan fees, and attorney reimbursement from Warm Springs Senior Village received – \$275K.
- Disbursement from CAHS received – \$418K.
- Hiring for the second Community Resource Officer position is on hold.
- The warehouse project is on hold.

**CHARGE-OFF OF SECTION 8 FORMER RESIDENT ACCOUNT BALANCES FOR MONTH ENDING FEBRUARY 28, 2022:**

The following Resolution was introduced and duly considered:

**RESOLUTION NO. 3406**

**A RESOLUTION AUTHORIZING THE CHARGE-OFF OF FORMER  
SECTION 8 RESIDENT ACCOUNT BALANCES TO COLLECTION LOSS FOR  
THE AUTHORITY'S HOUSING DEVELOPMENTS  
FOR THE MONTH ENDING FEBRUARY 28, 2022**

Motion for approval was made by Commissioner Hadley, seconded by Commissioner Pendleton. Motion carried.



3570

**CHARGE-OFF OF FORMER RESIDENT ACCOUNT BALANCES  
FOR MONTH ENDING FEBRUARY 28, 2022:**

The following Resolution was introduced and duly considered:

**RESOLUTION NO. 3407**

**A RESOLUTION AUTHORIZING THE CHARGE-OFF OF FORMER  
RESIDENT ACCOUNT BALANCES TO COLLECTION LOSS FOR  
THE AUTHORITY'S HOUSING DEVELOPMENTS  
FOR THE MONTH ENDING FEBRUARY 28, 2022**

Motion for approval was made by Commissioner Greenman, seconded by  
Commissioner Burdeshaw. Motion carried.

**CONSIDER A RESOLUTION APPROVING THE MOVING TO  
WORK (MTW) DEMONSTRATION PROGRAM'S FISCAL YEAR  
2023 ANNUAL PLAN:**

The FY 2023 Annual MTW Plan was available for review and comments from January 19, 2022 thru February 18, 2022. HACG presented the Proposed MTW Plan at the Joint President Council Meeting on January 19, 2022, where there was a total of twenty-five participants. Also held two public hearing via Zoom on February 3rd and had a total of four participants. We were able to answer several questions regarding the changes to the current plan.

HACG is required to execute and submit to HUD for review and approval the Certifications of Compliance along with submission of an Annual Plan. It is our recommendation to the Board, to approve FY 2023 Annual MTW Plan.

Motion for approval was made by Commissioner Greenman, seconded by  
Commissioner Pendleton. Motion carried.

**REPORT FROM THE GOVERNANCE COMMITTEE:**

Commissioner Pendleton, Chair of the Governance Committee, announced the committee will meet in April, after the Senior Staff Retreat, to approve proposed changes to the HACG Mission Statement. The committee will also discuss the timeline for the CEO's yearly review.

**REPORT FROM THE AUDIT AND FINANCE COMMITTEE:**

Commissioner Greenman, Chair of the Audit and Finance Committee, stated there is nothing to report.

3571

**REPORT FROM THE REAL ESTATE COMMITTEE:**

Commissioner Burdeshaw, Chair of the Real Estate Committee, stated Warm Springs Senior Village has broken ground. The project in the works for BTW South includes 90 units.

**PUBLIC SAFETY TASK FORCE:**

Commissioner Stacy stated there have been some issues at the sites:

- Farley – Students are loitering after they get home from school.
- Columbus Commons – Stolen cars are being left on the property.
- E. J. Knight – Individuals are stealing cars and plants. People are also coming on property and abusing drugs on porches.
- Columbus Villas – High School students are on property and smoking in breezeways during school hours. This has been reported to Kendrick High School officials.
- Nicholson Terrace – Not a lot of issues but there were some quick drug deals that were reported to the management office.
- Warren Williams – There is an issue with loitering and drug activity by buildings 108, 109 and 112. Residents call the police by the time they arrive the crowd disperses.
- Wilson – Nothing new to report but the management asked about the timeline for reporting illegal activities to the authorities and having residents removed from the property. The Sergeant answered that drug activity cases take time to build. He encouraged them to keep reporting everything they observe.
- Canty – there are issues at the basketball courts and with the car parade. The police are aware of the problems and do respond. However, they are short-handed and do the best they can to react timely.

The Police have been more engaged with the authority and appreciate the Public Safety Task Force it brings all the staff together to report.

**EXECUTIVE DIRECTOR'S REPORT:**

Mrs. Walters reported that HACG has a 96% lease up rate for all developments including the remote properties. She also noted that Section 8 voucher utilization is at 81% or 3151 vouchers. HACG has 154 families with vouchers still searching for housing. An orientation will take place on March 29, 2022, for 57 families.

A stakeholders meeting was held at Warren Williams on March 3<sup>rd</sup> with a great turn out and made WTVM news. The meetings were regarding the plans for Warren Williams/Rivers and the proposed plan for the BTW South.

Ms. Walters approached Columbia Residential with a plan for a Phase 1 Senior Building at BTW South. They were excited to work with us again by submitting a 9% tax credit application by May 2022. The pre-application was submitted March 2022.

3572

The House and Senate passed a 1.5 trillion omnibus bill. HUD will receive an increase of \$4 billion over FY21 for a total of \$53.7 billion.

Mrs. Walters, Laura Johnson, and Ricky Miles will attend the 25<sup>th</sup> Annual Georgia Affordable Housing Coalition in Savannah March 23 – 25, 2022. They hope to meet the new representatives of the Georgia Department of Community Affairs (DCA) and some of the HACG current tax credit investors.

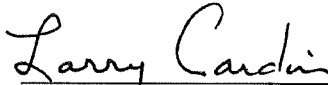
The items Len Williams is currently working on for HACG at Mrs. Walters' request:

- Year 15 of Tax Credit properties – related to Arbor Pointe
- Faircloth to RAD conversion
- National Housing Trust Fund
- Assistance with Home for Good
- Working with Cathy Williams on her upcoming south Columbus site with possible loans from CAHS and the HACG management of her properties.

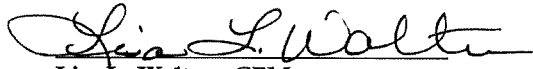
Jack Schley updated the board on two pending lawsuits.

**ADJOURN:**

There being no further business, Chairman Cardin asked for a motion to adjourn the meeting. Motion for adjournment was made by Commissioner Burdeshaw, seconded by Commissioner Greenman. The motion carried and the meeting was adjourned.



Larry Cardin  
Chairman



Lisa L. Walters, CPM  
Secretary-Treasurer

**Public Safety Advisory Commission – Columbus, GA**  
**Monthly Meeting Minutes**

**Date:** 3/17/2022  
**Location:** Virtual Meeting  
**Start time:** 4:00 PM  
**Adjournment time:** 4:50 PM  
**Next meeting:** April 21, 2022  
**Meeting Recorder:** Annalisa Shelling

**Members Present:**

<input checked="" type="checkbox"/> David Rohwedder, Chair	<input type="checkbox"/> Donald Watkins
<input type="checkbox"/> Pete Temesgen, Vice-Chair	<input checked="" type="checkbox"/> Stan Swiney
<input checked="" type="checkbox"/> Byron Hickey	<input checked="" type="checkbox"/> Lisa Branchcomb
<input type="checkbox"/> Belvin Millner	<input checked="" type="checkbox"/> Alexander King
<input checked="" type="checkbox"/> Scott Taft	

There were not enough members present for a quorum. The February Meeting Minutes were not approved due to not enough members in attendance. The members present discussed the following:

- **David Rohwedder** mentioned the City Council Meeting that Lt. Ralph Dowe (FOP President) spoke at. He stated that he wants to see Chief Blackmon succeed and have all resources available to him. He stated that he would follow up with Mayor Henderson in reference to the PSAC conducting a survey. He stated that he would like to call a special meeting before the April 21, 2022 meeting to discuss the survey further. He stated he thinks the survey maybe part of Anker's plan.
- **Byron Hickey** stated that Lt. Ralph Dowe told him that he tried to reach out to Mayor Henderson multiple times and could not get a meeting with him. He stated that the council meeting presentation was unfair because the Mayor and City Manager deflected the actual issues and turned Dowe's presentation into something it wasn't. Byron stated that retention issues have never been this bad at CPD. He stated that he thinks the Public Safety Advisory Committee conducting a survey of CPD employees is an excellent idea. He stated that the race card was pulled at the City Council Meeting. He stated that the officers and the citizens are not safe. He stated



that sometimes the city council must hear the truth to actually get the information out. He also stated that the city has done multiple pay studies and they never follow through with them. He stated that the reality is CPD has 488 allocated sworn positions and approximately 302 of them are filled. He stated that some shifts only have approximately 11 to 15 officers patrolling the city. He stated that the Mayor was given the FOP survey information approximately a week prior to the council meeting and that Mayor Henderson stated "he did not completely review it". Byron stated that the PSAC must be careful of any influence from the City Government. He stated for the survey to be fair that we must be sure that there is no influence on the questions.

- **Stan Swiney** stated that he thinks it would be a good idea to get CSU to assist the Public Safety Advisory Commission to conduct a survey. He stated that it would be good to find the commonality of why some people are staying? He stated he would like to see what the PSAC can do to assist with retention. He stated he would like to see the survey done before the election. He stated that some members of the city council do not care about public safety.
- **Scott Taft** stated that if the Mayor and City Manager did not have time to review the FOP's survey they still had time to create replies and a PowerPoint Presentation in response.
- **Lisa Branchcomb** stated that she thinks the PSAC should meet with city council representatives to discuss ideas and suggestions that the commission has. She stated that she has been on the PSAC Board for 3 years and she has not seen a real change except that the PSAC now receives copies of incident reports. She stated that she would like to see change and see the city be safe.

End of Meeting – 4:50 PM

**File Attachments for Item:**

**. MAYOR'S APPOINTMENT- ANY NOMINATIONS MAY BE CONFIRMED FOR THIS MEETING:**

**PENSION FUND, EMPLOYEES' BOARD OF TRUSTEES:**

**Audrey Hollingsworth**

*(Mayor's Appointment)*

**(Business Community)**

*Does not desire reappointment*

Term Expires: June 30, 2022

*These are four-year terms. Board meets monthly.*

**CITY MANAGER'S APPOINTMENT- READY FOR CONFIRMATION:**

**457 DEFERRED COMPENSATION BOARD:**

**Forrest Toelle**

*(City Manager's Appointment)*

**(General Government Employee)**

*Not Eligible to succeed*

Term Expires: May 31, 2022

**City Manager Hugley is nominating Public Works Director Drale Short to succeed IT Director Forrest Toelle.**

*These are three-year terms. Board meets monthly.*

**COUNCIL’S APPOINTMENT- READY FOR CONFIRMATION:**

**457 DEFERRED COMPENSATION BOARD:** Ms. Rhonda Davis was nominated to Tyler Townsend in the **(Plan Expert / Volunteer seat)**. *(Councilor Davis’ nominee)* **Term expires: May 31, 2025**

**BOARD OF FAMILY & CHILDREN SERVICES:** Pastor Johnny Flakes, III was nominated to serve another term of office. *(Councilor Tucker’s nominee)* **Term expires: June 30, 2027**

**COLUMBUS GOLF COURSE AUTHORITY:** Mr. William Roundtree was nominated to serve another term of office. *(Councilor Huff’s nominee)* **Term expires: June 30, 2026**

**COLUMBUS GOLF COURSE AUTHORITY:** Mr. Ken Crumpler was nominated to serve another term of office. *(Councilor Huff’s nominee)* **Term expires: June 30, 2026**

**COLUMBUS GOLF COURSE AUTHORITY:** Mr. Kenneth Davis was nominated to serve another term of office. *(Councilor Huff’s nominee)* **Term expires: June 30, 2026**

**COLUMBUS GOLF COURSE AUTHORITY:** Mr. Alonzo E. Jones was nominated to serve another term of office. *(Councilor Huff’s nominee)* **Term expires: June 30, 2026**

**COLUMBUS GOLF COURSE AUTHORITY:** Ms. Stephanie Callahan was nominated to serve another term of office. *(Councilor Huff’s nominee)* **Term expires: June 30, 2026**

**RETIREES’ HEALTH BENEFITS COMMITTEE:** Mr. Thomas Barron was nominated to serve another term of office. *(Councilor Tucker’s nominee)* **Term expires: June 30, 2025**

**RETIREES’ HEALTH BENEFITS COMMITTEE:** Ms. Esther Radcliff was nominated to serve another term of office. *(Councilor Huff’s nominee)* **Term expires: June 30, 2025**

**VALLEY PARTNERSHIP JOINT DEVELOPMENT AUTHORITY:** Councilor Walker Garrett was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026

**VALLEY PARTNERSHIP JOINT DEVELOPMENT AUTHORITY:** Mr. Monte Galbraith was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026

**COUNCIL'S APPOINTMENT – VOTE TABULATION:**

**COLUMBUS GOLF COURSE AUTHORITY:**

**Gerald Miley**

*Not Eligible to succeed*

Term Expires: June 30, 2022

**Open for Nominations**

**(Council's Appointment)**

**Councilor Davis nominated Mr. Mario Davis and Councilor Crabb nominated Tommy Nobles for the seat of Gerald Miley.**

*This is a four-year term. Board meets monthly.*

**Women: 1**

**Senatorial District 15: 4**

**Senatorial District 29: 5**

**COUNCIL'S APPOINTMENTS- ANY NOMINATIONS WOULD BE LISTED FOR THE NEXT MEETING:**



**BOARD OF FAMILY & CHILDREN SERVICES:**

**Barbara Story-Jones**

**Open for Nominations**

*Seat declared vacant*

**(Council's Appointment)**

Term Expires: June 30, 2022

*In accordance with O.C.G.A. 49-3-2 (Amended via 2015 SB 138) the governing authority (Local County Board of Commissioners) shall ensure that all appointments made on or after July 1, 2015, are made from the following categories: (1) Pediatric healthcare providers (active or retired); (2) Emergency responders (active or retired); (3) Law enforcement personnel (active or retired); (4) Private child welfare service providers (active or retired); (5) Alumni of the child welfare system; (6) Mental health care providers (active or retired) and (7) Former foster parents.*

*This is a five-year term. Board meets monthly.*

**Women: 4**

**Senatorial District 15: 4**

**Senatorial District 29: 1**

**COUNCIL DISTRICT SEATS- ANY NOMINATIONS MAY BE CONFIRMED:**

**KEEP COLUMBUS BEAUTIFUL COMMISSION:**

**Vanessa Lewis**

***(District 1- Barnes) District One***

***Representative Not Eligible to succeed*** Term Expires: June 30, 2022

**Dominique Williamson**

*(District 9- Thomas) District Nine*

*Representative* *Not Eligible to succeed* Term Expires: June 30, 2022

**COUNCIL APPOINTMENTS- ANY NOMINATIONS WOULD BE LISTED FOR THE NEXT MEETING:**

**KEEP COLUMBUS BEAUTIFUL COMMISSION:**

**Douglas McLeod, Jr.**

**Open for Nominations**

*Eligible to succeed*

**(Council's Appointment)**

***At-Large Member***

Term Expires: June 30, 2022

**Alyssa Williams**

**Open for Nominations**

*Eligible to succeed*

**(Council's Appointment)**

***At-Large Member***

Term Expires: June 30, 2022

**Tracy Walton-King-** Interested in serving

**Open for Nominations**

*Eligible to succeed*

**(Council's Appointment)**

***At-Large Member***

Term Expires: June 30, 2022

**Larry Derby**

**Open for Nominations**

***At-Large Member***

**(Council's Appointment)**

*Did not desire reappointment*

Term Expires: June 30, 2022

**Kenneth Leuer**

***At-Large Member***

*Not Eligible to succeed*

Term Expires: June 30, 2022

**Open for Nominations**

**(Council's Appointment)**

**Sharon Baker**

***At-Large Member***

*Not Eligible to succeed*

Term Expires: June 30, 2022

**Open for Nominations**

**(Council's Appointment)**

**David Goldberg**

*Moving out of county*

***At-Large Member***

Term Expired: June 30, 2021

**Open for Nominations**

**(Council's Appointment)**

**Arsburn "Oz" Roberts**

***At-Large Member***

*Not Eligible to succeed*

Term Expired: June 30, 2021

**Open for Nominations**

**(Council's Appointment)**

**Dr. William Kendall**

***At-Large Member***

*Not Eligible to succeed*

**Open for Nominations**

**(Council's Appointment)**

Term Expired: June 30, 2021

**Fran Fluker**

***At-Large Member***

***Not Eligible to succeed***

Term Expired: June 30, 2021

**Open for Nominations**

**(Council's Appointment)**

**Orlean Baulkmon**

***At-Large Member***

***Not Eligible to succeed***

Term Expired: June 30, 2021

**Open for Nominations**

**(Council's Appointment)**

***The terms are two-years. Meets every even month.***

**B. VALLEY PARTNERSHIP JOINT DEVELOPMENT:**

**Gary Jones**

***(passed away)***

Term Expires: June 30, 2023

**Open for Nominations**

**(Council's Appointment)**

***These are four-year terms. Board meets every other month beginning in January.***

**Women: 0**

**Senatorial District 15: 3**



**Senatorial District 29: 1**

**Columbus Consolidated Government  
Board Appointments – Action Requested**

**2. MAYOR'S APPOINTMENT- ANY NOMINATIONS MAY BE CONFIRMED FOR THIS MEETING:**

**A. PENSION FUND, EMPLOYEES' BOARD OF TRUSTEES:**

**Audrey Hollingsworth**

*(Mayor's Appointment)*

**(Business Community)**

*Does not desire reappointment*

Term Expires: June 30, 2022

*These are four-year terms. Board meets monthly.*

**3. CITY MANAGER'S APPOINTMENT- READY FOR CONFIRMATION:**

**A. 457 DEFERRED COMPENSATION BOARD:**

**Forrest Toelle**

*(City Manager's Appointment)*

**(General Government Employee)**

*Not Eligible to succeed*

Term Expires: May 31, 2022

**City Manager Hugley is nominating Public Works Director Drale Short to succeed IT Director Forrest Toelle.**

*These are three-year terms. Board meets monthly.*

**4. COUNCIL'S APPOINTMENT- READY FOR CONFIRMATION:**

- A. 457 DEFERRED COMPENSATION BOARD:** Ms. Rhonda Davis was nominated to Tyler Townsend in the **(Plan Expert / Volunteer seat)**. *(Councilor Davis' nominee)* Term expires: May 31, 2025

- B. BOARD OF FAMILY & CHILDREN SERVICES:** Pastor Johnny Flakes, III was nominated to serve another term of office. (*Councilor Tucker's nominee*) Term expires: June 30, 2027
- C. COLUMBUS GOLF COURSE AUTHORITY:** Mr. William Roundtree was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- D. COLUMBUS GOLF COURSE AUTHORITY:** Mr. Ken Crumpler was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- E. COLUMBUS GOLF COURSE AUTHORITY:** Mr. Kenneth Davis was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- F. COLUMBUS GOLF COURSE AUTHORITY:** Mr. Alonzo E. Jones was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- G. COLUMBUS GOLF COURSE AUTHORITY:** Ms. Stephanie Callahan was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- H. RETIREES' HEALTH BENEFITS COMMITTEE:** Mr. Thomas Barron was nominated to serve another term of office. (*Councilor Tucker's nominee*) Term expires: June 30, 2025
- I. RETIREES' HEALTH BENEFITS COMMITTEE:** Ms. Esther Radcliff was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2025
- J. VALLEY PARTNERSHIP JOINT DEVELOPMENT AUTHORITY:** Councilor Walker Garrett was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026
- K. VALLEY PARTNERSHIP JOINT DEVELOPMENT AUTHORITY:** Mr. Monte Galbraith was nominated to serve another term of office. (*Councilor Huff's nominee*) Term expires: June 30, 2026

**5. COUNCIL'S APPOINTMENT – VOTE TABULATION:**

**A. COLUMBUS GOLF COURSE AUTHORITY:**

**Gerald Miley**

Open for Nominations

*Not Eligible to succeed*

**(Council's Appointment)**

Term Expires: June 30, 2022

Councilor Davis nominated Mr. Mario Davis and Councilor Crabb nominated Tommy Nobles for the seat of Gerald Miley.

*This is a four-year term. Board meets monthly.*

**Women: 1**

**Senatorial District 15: 4**

**Senatorial District 29: 5**

6. **COUNCIL'S APPOINTMENTS- ANY NOMINATIONS WOULD BE LISTED FOR THE NEXT MEETING:**

A. **BOARD OF FAMILY & CHILDREN SERVICES:**

**Barbara Story-Jones**

Open for Nominations

*Seat declared vacant*

**(Council's Appointment)**

Term Expires: June 30, 2022

*In accordance with O.C.G.A. 49-3-2 (Amended via 2015 SB 138) the governing authority (Local County Board of Commissioners) shall ensure that all appointments made on or after July 1, 2015, are made from the following categories: (1) **Pediatric healthcare providers (active or retired)**; (2) **Emergency responders (active or retired)**; (3) **Law enforcement personnel (active or retired)**; (4) **Private child welfare service providers (active or retired)**; (5) **Alumni of the child welfare system**; (6) **Mental health care providers (active or retired)** and (7) **Former foster parents**.*

*This is a five-year term. Board meets monthly.*

**Women: 4**

**Senatorial District 15: 4**

**Senatorial District 29: 1**

7. **COUNCIL DISTRICT SEATS- ANY NOMINATIONS MAY BE CONFIRMED:**

A. **KEEP COLUMBUS BEAUTIFUL COMMISSION:**



**Vanessa Lewis***(District 1- Barnes)***District One Representative***Not Eligible to succeed*

Term Expires: June 30, 2022

**Dominique Williamson***(District 9- Thomas)***District Nine Representative***Not Eligible to succeed*

Term Expires: June 30, 2022

**8. COUNCIL APPOINTMENTS- ANY NOMINATIONS WOULD BE LISTED FOR THE NEXT MEETING:****A. KEEP COLUMBUS BEAUTIFUL COMMISSION:****Douglas McLeod, Jr.**Open for Nominations  
**(Council's Appointment)***Eligible to succeed***At-Large Member**

Term Expires: June 30, 2022

**Alyssa Williams**Open for Nominations  
**(Council's Appointment)***Eligible to succeed***At-Large Member**

Term Expires: June 30, 2022

**Tracy Walton-King-** Interested in servingOpen for Nominations  
**(Council's Appointment)***Eligible to succeed***At-Large Member**

Term Expires: June 30, 2022

**Larry Derby**Open for Nominations  
**(Council's Appointment)****At-Large Member***Did not desire reappointment*

Term Expires: June 30, 2022

**Kenneth Leuer**

Open for Nominations

**At-Large Member***Not Eligible to succeed*

Term Expires: June 30, 2022

**(Council's Appointment)****Sharon Baker****At-Large Member***Not Eligible to succeed*

Term Expires: June 30, 2022

Open for Nominations  
**(Council's Appointment)****David Goldberg***Moving out of county***At-Large Member**

Term Expired: June 30, 2021

Open for Nominations  
**(Council's Appointment)****Arsburn "Oz" Roberts****At-Large Member***Not Eligible to succeed*

Term Expired: June 30, 2021

Open for Nominations  
**(Council's Appointment)****Dr. William Kendall****At-Large Member***Not Eligible to succeed*

Term Expired: June 30, 2021

Open for Nominations  
**(Council's Appointment)****Fran Fluker****At-Large Member***Not Eligible to succeed*

Term Expired: June 30, 2021

Open for Nominations  
**(Council's Appointment)****Orlean Baulkmon****At-Large Member***Not Eligible to succeed*

Term Expired: June 30, 2021

Open for Nominations  
**(Council's Appointment)***The terms are two-years. Meets every even month.*

**B. VALLEY PARTNERSHIP JOINT DEVELOPMENT:****Gary Jones**

Open for Nominations

*(passed away)***(Council's Appointment)**

Term Expires: June 30, 2023

*These are four-year terms. Board meets every other month beginning in January.***Women: 0****Senatorial District 15: 3****Senatorial District 29: 1**