WORK SESSION

October 12, 2026
10:00 AM

Albany-Dougherty Government Center
222 Pine Ave, Room 100, Albany, GA 31701

AGENDA

The public will also have access to the live meeting by accessing the Dougherty County Georgia Government Facebook page at facebook.com/Dougherty.ga.us or viewing the public government access channel (Channel 16).

1. Call the meeting to order by Chairman Lorenzo Heard.

2. Roll Call.

3. Invocation.

4. Minutes.

   a. Minutes of the September 21st Regular Meeting, September 28th Work Session and September 28th Special Called Meeting.

5. Delegations *(The Commission will hear comments on those items pertaining to Dougherty County for which a public hearing has not been held or scheduled. Please be brief, to the point, and considerate of time for others).*

   a. Steven Belk, Parks and Recreations Director, is present to request monetary support and in-kind donations from the Commission for the October 24, 2026 Stop The Violence Softball Game.

6. Zoning Public Hearing. ***(Those wishing to speak on these matters should print their name on the Sign Up Sheet in the rear of the Chamber).***

   a. Proposed Zoning Ordinance Revision: Timeframe for Reapplication; Title III, Sections 4.04(D) and (E). The Albany Zoning Ordinance, Title III, Sections 404(D) and (E), sets the time allowed to apply for a rezoning after a denial of a previous application at 12 months for citizens and 6 months for the City/County Commission. The request is to ask the Planning Commission to make the time period consistent for all applicants. O.C.G.A. §36-66-4 states that "same property may not again be considered for rezoning until the expiration of at least six months immediately following the defeat of the rezoning by the local government". The Planning Commission recommends to revise the Title III, Sections 4.04(D) and (E) reapplication timeframe to six months.. Paul Forgey, Planning and Development Services Director will address. ***Action on this item is scheduled for October 19, 2026.***

7. Purchases.

   a. Recommendation to accept the proposal for EMS Billing from the most responsive and responsible proposer, Emergency Billing, LLC (Maysville, GA) for an estimated amount of $280,000. Eleven proposals were evaluated. Funding will be a flat percentage of 7% from service revenues from the EMS portion of the General Fund. County Administrator Deron King and EMS Director James Gibney will address.

   b. Recommendation to purchase one (1) 2027 Ford Explorer for Public Works from Griffin Ford (Tifton, GA) in the amount of $36,842. Funding will be provided by CIP. County Administrator Deron King and Public Works Director Chuck Mathis will address.

   c. Recommendation to purchase one (1) 2027 Ford F150 for Public Works from Griffin Ford (Tifton, GA) in the amount of $46,703. Funding will be provided by SPLOST VII. County Administrator Deron King and Public Works Director Chuck Mathis will address.

   d. Recommendation to retract the June 15, 2026 award from Banks Boiler Service, Inc. (Albany, GA) in the amount $193,063.60, for the Judicial Building Boiler Replacement Funding was budgeted in SPLOST VII. County Administrator Deron King and Interim Facilities Management Director Matt Idlett will address.

   e. Recommendation to accept the bid for the Judicial Building Boiler Replacement from the lowest, responsive, and responsible bidder, Banks Boiler Service, Inc. (Albany, GA) in the amount $275,118.60. Two bids were received with the highest being $421,000. Funding is provided by SPLOST VII. County Administrator Deron King and Interim Facilities Management Director Matt Idlett will address. City of Albany Buyer Ricky Gladney is present.

8. Additional Business.

   a. Recommendation to accept the Resolution approving Dougherty County's application for Department of Natural Resources Government Outdoor Stewardship Program Grant for rehabilitation of the Radium Springs RiverPark. The grant is seeking funding in the amount of three million dollars ($3,000,000). The County will allocate the sum of four hundred thousand dollars ($400,000) to the project from a Special Purpose Local Option Sales Tax account as the County's match to the State's investment through the GOSP grant. Spencer Lee, former County Attorney, Kent McClure, Design Architect, and Chuck Mathis, Public Works Director. ***Action on this item is scheduled in a Special Called Meeting.***

   b. Recommendation to approve a Resolution authorizing Dougherty County's Pre-application for a Georgia Department of Natural Resources Georgia Outdoor Stewardship Program (GOSP) grant for the Flint River (Lake Chehaw) Dredging Project. Commissioner Clinton Johnson and County Administrator Deron King will address. ***Action on this item is scheduled in a Special Called Meeting.***

9. Updates from the County Administrator.

   a. Congratulations to those receiving recognition at the 2026 ACCG Legislative Conference for certification completions: Commissioner Victor Edwards (Specialty: Leadership Development), Commissioner Russell Gray (Specialty: Revenue and Finance), Commissioner Ed Newsome (Specialty: Revenue and Finance), and Assistant County Administrator Barry Brooks (Core: Certified County Official). Commissioner Ed Newsome is the second official for Dougherty County to complete all ACCG Specialty Certifications.

   b. REMINDER - There will be a Special Called Meeting following the Work Session.

10. Updates from the County Attorney.

11. Updates from the County Commission.

12. Adjourn.

Dougherty County's Vision Statement

Dougherty County will be a committed leader in sustaining a high quality of life by partnering with citizens, businesses, and other government agencies to make this a community of choice for living, working, and leisure activities.

Dougherty County's Mission Statement

To improve the quality of life for all our citizens by being accessible and good stewards of our resources while delivering cost-effective, responsive, services with integrity, fairness, and friendliness.

Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities are required to contact the ADA Coordinator at 229-431-2121 promptly to allow the County to make reasonable accommodations for those persons.