

Minutes - Draft

**PECS-Planning, Economic Development & Community Services
Committee**

Monday, October 24, 2022

10:00 AM

Special Called Meeting

This meeting will be conducted via teleconference (Zoom). Simultaneous public access to the meeting will be available

*(1) via live stream on DCTV's webpage,
(2) on DCTVChannel23.TV*

Meeting Started At: 10:00AM

Attendees: Commissioners Johnson, Rader, Davis Johnson, Terry, Cochran-Johnson, Bradshaw

Present 3 - Commissioner Larry Johnson, Commissioner Jeff Rader, and
Commissioner Mereda Davis Johnson

I. MINUTES

2022-2350 Commission District(s): ALL
Minutes for the October 11, 2022 Planning, Economic
Development, and Community Services Committee Meeting
**MOTION was made by Jeff Rader, seconded by Mereda Davis
Johnson, that this agenda item be approved. The motion
carried by the following vote:**

**Yes: 3 - Commissioner Johnson, Commissioner Rader, and
Commissioner Davis Johnson**

II. APPOINTMENT INTERVIEWS

[2022-2368](#) Commission District(s): All Commission Districts
Reappointment to the Housing Authority of DeKalb County - Ms.
Carleen Cumberbatch

**MOTION was made by Mereda Davis Johnson, seconded by
Jeff Rader, that this agenda item be recommended for
approval. to the Board of Commissioners, due back on
10/25/2022. The motion carried by the following vote:**

**Yes: 3 - Commissioner Johnson, Commissioner Rader, and
Commissioner Davis Johnson**

-interview conducted by the Committee to Ms. Cumberbatch

-Question Commissioner Johnson: Going forward, are there any new opportunities, policies, or programs that the Housing Authority may consider to address the current housing environment in our County?

-Ms. Cumberbatch: To enable us to put properties in all districts in DeKalb County. We are limited as to where we can build properties. If we could build in districts 1 and 2, it would also be something we could afford to do for the residents in need.

[2022-2369](#) Commission District(s): All Commission Districts
Reappointment to the Housing Authority of DeKalb County - Dr.
Thomas Coleman

**MOTION was made by Mereda Davis Johnson, seconded by Jeff
Rader, that this agenda item be recommended for approval. to the
Board of Commissioners, due back on 10/25/2022. The motion
carried by the following vote:**

**Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner
Davis Johnson**

-interview conducted by the Committee to Dr. Coleman

-Question Commissioner Davis Johnson: Going forward, are there any new opportunities, policies, or programs that the Housing Authority may consider to address the current housing environment in our County?

-Dr. Coleman: the Housing Authority is looking in that direction as we speak. We shouldn't confine ourselves to DeKalb; there may be opportunities outside of DeKalb to develop programs, and opportunities for other counties that develop a revenue stream for DeKalb County, if our directors allow us to do so. Other counties are in need of housing, in need of skill, and can't do it because they may not have the expertise. Additional response provided by Dr. Coleman

[2022-2370](#) Commission District(s): All Commission Districts
Reappointment to the Housing Authority of DeKalb County - Mr.
Charles Yi

**MOTION was made that this agenda item be recommended
holding in committee to the Board of Commissioners, due back
on 10/25/2022. The motion carried by the following vote:**

**Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner
Davis Johnson**

-Mr. Yi was not present for this interview

-recommended holding in committee for legal review of requirements for this residential appointee

2022-2371

Commission District(s): All Commission Districts
Reappointment to the Housing Authority of DeKalb County - Ms.
Eloise Hudson

MOTION was made that this agenda item be recommended holding in committee to the Board of Commissioners, due back on 10/25/2022. The motion carried by the following vote:

Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner Davis Johnson

-interview conducted by the Committee to Ms. Hudson

-Question Commissioner Davis Johnson: Going forward, are there any new opportunities, policies, or programs that the Housing Authority may consider to address the current housing environment in our County?

-Y Hudson: continuing to reach out to HUD and asking for increases; more emergency housing vouchers to homeless, veterans, and those in domestic violence situations.

-recommended holding in committee for legal review of requirements for this residential appointee

2022-2372

Commission District(s): All Commission Districts
Reappointment to the Housing Authority of DeKalb County - Dr.
Glenwood Ross

MOTION was made by Mereda Davis Johnson, seconded by Jeff Rader, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 10/25/2022. The motion carried by the following vote:

Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner Davis Johnson

-interview conducted by the Committee to Dr. Ross

-Question Commissioner Davis Johnson: Going forward, are there any new opportunities, policies, or programs that the Housing Authority may consider to address the current housing environment in our County?

-Dr. Ross: one of the things we've challenged leadership with is to reduce our reliance on Washington and develop our own properties. Our development arm of the Housing Authority has given us the ability to provide more housing than we would if we were to totally rely on Washington. Going forward, we will continue to use the Housing Development Corporation as a vehicle to provide affordable housing to families and to seniors

III. AGENDA ITEM

New Agenda Items:

Human Services

2022-2207

Commission District(s): All

Awarding of the 2022 Human Services Grants to Local
Non-Profits- At a Cost of \$617,808 to the County

**MOTION was made by Mereda Davis Johnson, seconded by
Jeff Rader, that this agenda item be recommended for
approval. to the Board of Commissioners, due back on
10/25/2022. The motion carried by the following vote:**

**Yes: 3 - Commissioner Johnson, Commissioner Rader, and
Commissioner Davis Johnson**

-information provided by Director Scott

-Question JR: are grants per agency getting smaller? If so what are the implications of our ability to make meaningful support of that?

-response provided by Director Scott

-TT: some nonprofits receive so much from Federal, but I don't understand the logic in including multi-million dollar nonprofits. What ends up happening is the support is a mile wide and an inch deep; when organizations get \$14,000 or so dollars it doesn't help enough families, and we're spreading ourselves so thin that we're not really helping the situation, and it would hurt us in the long-run. Nonprofits need to stand on their own and microgrants shouldn't be considered a crutch. Many of these have also been provided assistance from our commission offices. I expressed these concerns last year but nothing has changed. I can't ultimately support this because nothing has changed. I don't know how we'll be able to show that these funds made impact

-MDJ: I would disagree that we're not moving forward; some of these are target grants. I would like to hear from organizations how these small grants are helping them move forward. Many of them are local, and they know what the funds are doing.

-LJ: Mr. Scott in your process you ask for outcomes and data. Do you have examples of how these small grants have made big differences in the community?

-D Scott: Yes sir and we have Ms. Lisa and Thomas Ms. Debra Furtado who can speak to that. Additional information provided by Mr. Scott on the process

-response provided by Ms. Thomas

-additional comments provided by Commissioner Terry on the process formula

2022-2212

Commission District(s): All

Awarding of the Victim Assistance Grants for 2022 to State Certified
Victim Assistance Non-Profit Agencies- Transfer Funds from the
Victim Assistance Fund 206 to the Human Services Grant Fund-Cost
Center 67510- At a Cost of \$139,644 to the County

**MOTION was made by Jeff Rader, seconded by Mereda Davis
Johnson, that this agenda item be recommended for approval. to
the Board of Commissioners, due back on 10/25/2022. The motion
carried by the following vote:**

**Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner
Davis Johnson**

-information provided by Director Scott

Recreation, Parks & Cultural Affairs (RPCA)

[2022-2242](#)

Commission District(s): 3 & 6
CO - Change Order No. 3 to Contract No. 1233520 for Glen Emerald Lake Dam Repair (365 days): for use by the Department of Recreation, Parks and Cultural Affairs (RPCA). Consists of the rehabilitation of the dam located at Glen Emerald Lake Park. Awarded to: Reeves Young, LLC. Amount Not To Exceed: \$525,000.00.

MOTION was made by Jeff Rader, seconded by Mereda Davis Johnson, that this agenda item be recommended for approval to the Board of Commissioners, due back on 10/25/2022. The motion carried by the following vote:

Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner Davis Johnson

-information provided by Director Ellis

-Question JR: this is ARP money for stormwater management. Is this part of the 2021 award or part of the 2022 award recommended by the CEO?

C Ellis: this is part of the 2021 award. Additional information provided by Commissioner Rader

Board of Commissioners - District 2

[2022-2387](#)

Commission District(s): All Commission Districts
To Set a Public Hearing for November 8, 2022 for Consideration of Approval a Resolution Authorizing the Creation of DeKalb County Tax Allocation District Number Four-Market Square TAD

MOTION was made by Jeff Rader, seconded by Mereda Davis Johnson, that this agenda item be recommended for approval to the Board of Commissioners, due back on 10/25/2022. The motion carried by the following vote:

Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner Davis Johnson

-information provided by Commissioner Rader, Attorney Welch on the forthcoming substitute - additional information on the tax allocation district provided by Jen Hagler of Decide DeKalb

Previously Heard Agenda Items:

Chief Executive Office

2022-2321

Commission District(s): All Commission Districts

To enter into a Second Amended and Restated Intergovernmental Agreement between DeKalb County and the City of Doraville for Economic Development Purposes.

MOTION was made by Jeff Rader, seconded by Mereda Davis Johnson, that this agenda item be recommended for deferral to the Board of Commissioners, due back on 10/25/2022. The motion carried by the following vote:

Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner Davis Johnson

-Z Williams: if we could have a deferral for 2 weeks.

-Question JR: there were several structures when the TAD was first established; the TAD has become more sophisticated with a CID and tax incentives, and the concept of redevelopment at this site has substantially changed. Could you come back with a report of these changes, the mechanisms, etc. so that we can continue with a TAD that has a redevelopment plan and needed information?

-Z Williams: yes, and would you also like a presentation on where we believe the redevelopment is going?

JR: yes

-LJ: I would like to have an update in December on all the TAD's, where they are, how healthy they are, and next steps needed.

Board of Commissioners - District 1

2021-2851

Commission District(s): All

A Request to Consider Establishing an Annual Traffic Count Program

MOTION was made by Jeff Rader, seconded by Mereda Davis Johnson, that this agenda item be recommended for deferral to the Board of Commissioners, due back on 10/25/2022. The motion carried by the following vote:

Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner Davis Johnson

-comments provided by Central Staff

-JR: motion to defer 30 days

Board of Commissioners - District 6

2022-2060

Commission District(s): All Commission Districts

A Resolution Supporting the Creation of a Task Force to Honor the Life of Reverend Dr. Hosea Lorenzo Williams, Sr., and Recognizing His Accomplishments as Worth of an Enduring Memorial

MOTION was made by Jeff Rader, seconded by Mereda Davis Johnson, that this agenda item be recommended for deferral to the Board of Commissioners, due back on 10/25/2022. The motion carried by the following vote:

Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner Davis Johnson

-TT: in light of the DeKalb Historic Commission that CEO Thurmond is creating, I think there is interest regarding a complete compendium of all DeKalb leaders and heroes over the recent 200 years or so. There is continued support from SCLC to have a Hosea Williams recognition, so we've kept that as one of the guiding lights of that resolution. I am working with Commissioner Rader and would like to meet with Commissioner Davis Johnson to discuss those goals for Hosea Williams and other leaders. At this time I'm asking for a deferral and am hoping to have the substitute in the next 30 days after the election

-JR: motion to defer 30 days

IV. DISCUSSION

Mental Health Briefing - DeKalb CSB

-information provided by CEO van der Merwe

-LJ: the DBHDD not increasing funding significant in six years is important to note. This is the agency making additional requirements but isn't providing the funding to meet the requirements

-LJ: most of the services you note are for adults and it isn't the same for teens

-LJ: part of our legislative agenda, we can make a push for more funding from DBHDD to the CSB

-Question JR: I'd like to suggest we task staff to develop a legislative agenda item with Dr. Van Der Merwe to advance to the General Assembly. With an agenda item we can use resources to address that and increase funding

-JR: we should also open up a conversation with other jurisdictions, such as Fulton County to see if there is a need to carve out money within that relationship with the Fulton DeKalb Hospital authority for more funding. Secondly, we should include Clayton, Rockdale, and Gwinnett at the very least to address our needs at the region level. Thirdly, I am looking for input from CSB for ARP dollars in the short term, and to ensure the money being proposed for mental health is enough to make a sufficient impact, and would like CEO van der Merwe to provide a presentation on those efforts. Additional comments provided by Commissioner Rader

-JR: motion to bring back a legislative item that seeks to address our efforts with DeKalb CSB

-responses provided by CEO Van Der Merwe

-Question MDJ: is Morehouse in the loop for interns as well? You had discussed Emory. I support Commissioner Rader's point regarding the resolution. Regarding LPN's, based on the market rate, you must have had a substantial decrease in positions.

Hopefully we can get with the legislature and get additional funding for you. What percentage are we at with LPN's?

CEO van der Merwe: 42 FT positions, and it's probably around 35%-40% vacancies, and that's why we've had to go down to 20 beds. Until I find the staff, I really can't provide the services. Additional response provided by CEO van der Merwe

-Question MDJ: the average length of stay is 5 days. Are there a lot of repeat patients? What is your goal with those patients?

CEO van der Merwe: 13% of the clients we've seen were hospitalized with us within 10 months. Additional information provided by CEO Van Der Merwe

-TT: I have learned a lot in my appointment to the CSB Board. The State funds most of this, but the relationship with the County is also important. I think the municipalities have a role as well. This is an opportunity into 2023 to work with the cities and their police departments to come to this table, to outline proposals to the State regarding funding needs, and how we will respond from a public safety response for a co-responder program.

-discussion of American Rescue Plan needs regarding CSB from Commissioner Terry

-LJ: we need to do this at a holistic level; we need to get the hospitals at each of the counties involved to see how many beds they can add. Dr. Obeng and Mr. Williams we'll have to come back and look at the mental health safety net like we did for Housing.

Dr. Van Der Merwe we'll get back and have Central Staff working with COO Williams. I want to put some sort of plan in place in the next 2 weeks, working with them, Fabio, and Commissioner Terry on how we work with Region 3 and bring the 6 counties in the region to come together once we bring the legislative items forward

Leaf Blower Ordinance

-information provided by Attorney Welch

-M Welch: it would be our recommendation to advance any of this as a legislative item, and urge the State legislature to act on this or preserve the county's right to act on this.

-Question LJ: would you be able to draft a legislative item for this?

M Welch: yes sir

-JR: there's currently not a preemption bill, and I don't think the previous bill is a bad way to go. I think there is merit in continuing our local legislation in addition to seeking to block preemption.

-response provided by Attorney Welch

-LJ: we need to find out who at the State level is working on this legislation and make sure our voice is heard

-comments provided by Commissioner Terry

-comments provided by Commissioner Davis Johnson

-LJ: Attorney Welch if we can get what you're stating, and Commissioner Terry if you could pass around what you're saying, as well as a mention of a fiscal note to ensure that the companies that do come we give them the funds to change equipment over without increasing prices to consumers. If you all could get together Commissioner Terry and Attorney Welch, and then we could work with legislators at the State level or at the local level

-M Welch: of course sir

-LJ: please bring it back to our first PECS meeting in December

Meeting Ended At: 1:11PM

MOTION was made by Mereda Davis Johnson, seconded by Jeff Rader, that this agenda item be adjourn the Special Called Meeting. The motion carried by the following vote:

Yes: 3 - Commissioner Johnson, Commissioner Rader, and Commissioner Davis Johnson

Barbara H. Sanders-Norwood CCC, CMC