

Minutes - Draft

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

Tuesday, June 28, 2022

2:00 PM

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: 2:21PM

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

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

I. MINUTES

2022-1816 Commission District(s): ALL
Minutes for the June 14, 2022 Planning, Economic Development,
and Community Services Committee Meeting

**MOTION was made by Jeff Rader, seconded by Larry
Johnson, that this agenda item be approved. The motion
carried by the following vote:**

Yes: 2 - Commissioner Johnson, and Commissioner Rader

Abstain: 1 - Commissioner Davis Johnson

II. AGENDA ITEM

Previously Heard Agenda Items:

[2022-1627](#) Commission District(s): 2 & 6
To consider consenting to the deannexation of property located at 250 West Parkwood Road, Decatur, GA, 30030.

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 7/12/2022. The motion carried by the following vote:

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

-information provided by Director Gear

-Question JR: do you know if the property owner has contacted the city?

S Gear: yes sir, the petitioner contacted the city first and I received the information from the city manager. They were not opposed. Once approved by the BOC, it would have to go back to the city

-Question MDJ: why do they want to deannex?

S Gear: Half of the property was annexed years ago into Decatur. The applicant is receiving 2 tax bills, and he wants to make the entire bill unincorporated

-additional information provided by Attorney Welch

-JR: motion to approve contingent upon approval from the City of Decatur

Second MDJ

Vote: yes unanimous

New Agenda Items:

[2022-1739](#) Commission District(s): All
Update to the 2019-2023 Consolidated Plan for the Department of Housing and Urban Development (HUD) Programs, including the 2021 Annual Action Plan - Federally Funded, No Cost to the County

MOTION was made by Mereda Davis Johnson, seconded by Larry Johnson, that this agenda item be recommended for approval upon receipt of additional information to the Board of Commissioners, due back on 7/12/2022. The motion carried by the following vote:

Yes: 2 - Commissioner Johnson, and Commissioner Davis Johnson

Abstain: 1 - Commissioner Rader

-information provided by Director Mitchell

-Question JR: what fund would relocating residual tenants come from?

-information provided by Director Mitchell

-Question JR: how have we rehoused people found to be in substandard housing?

A Mitchell: we have gotten people out of hotel/motels that are in situations where areas are unfit for human habitation.

Therefore we can relocate them with some of this funding. We tend not to get involved with relocation expenses of particular condominium or other housing complexes that are condemned.

-Additional information provided by Director Mitchell

-TT: I agree that this is something we should discuss further. The \$5M not expressly allocated in ERA seems to have provisions for relocation expenses. We should address dangerous dwellings that we know exist; that would go a long way in help toward this issue

-MDJ: there's various options we have including public private partnerships that could help us look at the situation and try to provide alternatives. That is something I'm looking at in the 5th district. Government cannot provide all because we don't have unlimited funds, but we do know the magnitude of the problems that exist in our community

-Question TT: are there percentages in this formula?

-it is input based on community needs

-TT: we spend a lot of money on public safety. Does it make sense to spend half of this project on police training facility renovations?

A Mitchell: the academy came to us, as they didn't have a specific funding source at the time. Additional information provided by Director Mitchell

-Question LJ: did you get additional funds through ARPA?

A Mitchell: we received an additional \$20M in 2021

-Question JR: when is this deadline for approval?

A Mitchell: the deadline to HUD is almost immediately; it's statutory and we have to get it in immediately. That date is the first week in August

-Question JR: under public services, how many applications were rejected?

A Mitchell: 1 agency was rejected because they didn't meet the minimum threshold

-Question JR: regarding the police academy, why are we not using public safety allocation out of SPLOST?

A Mitchell: my understanding is that the academy was appropriated \$180,000 out of requested funding. That is not enough alone for an academy

-Z Williams: my recollection is that we had Planning money aside around \$250,000

JR: There may be some funding left over in SPLOST that we could explore

-Question JR: are we fully exploiting our administrative?

A Mitchell: yes

-Question JR: under the HOME program, I'd be interested in knowing how that HOME money is going out.

-MDJ: we are not in a perfect world and we unfortunately have to deal with bureaucracy. What we're trying to do is protect our citizens about not enough police. Public safety is still #1 in my district, and they also appreciate Black Lives Matter. People want to be safe in their community, they want public safety in their community, they want us to be aware of the disparities when they are stopped by the police. We have to tell our children what to do and what to expect. If we don't have the training needed, then we will get more calls.

-Question TT: I want to put a marker back on investing in public benefits navigators. There is efficacy in honing in on the areas where we know the highest levels of violent crime are.

-MDJ: motion to approve, pending additional information, subject to questions or deferral by commissioners at the Board meeting

Second LJ

Vote: yes 2-0 (JR abstain)

[2022-1463](#)

Commission District(s): All
RFP - Request for Proposals No. 20-500559 Home Delivered and Shelf Stable Meals for Seniors (Multiyear): for use by the Department of Human Services (HS). Consists of providing meal services directly to homebound seniors located throughout DeKalb County.
Recommend award to the highest scoring proposer: Meals on Wheels Atlanta. Amount Not To Exceed: \$3,076,020.00

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 7/12/2022. The motion carried by the following vote:

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

-information provided by Director Scott

-Question JR: is this the incumbent?

D Scott: no sir it is a new award

-Question JR: what was the basis for that?

D Blackwell: the current incumbent is Mom's Meals. That's who we used during the pandemic and is the current service provider for home-delivered meals

-Question JR: it does not appear that Mom's submitted?

D Blackwell: they did not apply but Meals on Wheels Atlanta was the highest scoring vendor

-LJ: Ms. Horner do you have anything to add?

-information provided by CPO Horner

-Question MDJ: the scoring information is a significant margin. What would you attribute to that significance in the difference in scoring?

-response provided by CPO Horner

-TT: they have dedicated drivers/delivery staff?

D Scott: correct

-JR: I'll move approval but I am concerned about the delivery model

[2022-1679](#)

Commission District(s): 5 and 7
RES - Request for Proposal No. 19-500537 Lou Walker Senior Center Aquatic Services: for use by the Department of Human Services (HS). Consists of providing Aquatic Services to seniors at the Lou Walker Senior Center. This request is to rescind the award to United Pool Management of America, LLC

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 7/12/2022. The motion carried by the following vote:

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

-information provided by CPO Horner, Director Scott

-Question JR: is this pool being used?

D Scott: no sir it is not currently being used; it is not in operation as the senior center is closed but still requires maintenance and checks

-Question JR: how much has been expended on the unexecuted contract?

C Horner: we may have approved emergency purchases, but there has been no money spent on this particular contract

-Question JR: how was the maintenance accomplished in the past 2 years?

We have utilized emergency purchases and worked with the parks maintenance team to get that done

2022-1765

Commission District(s): District 7

A Resolution of the Governing Authority of DeKalb County, Georgia to Acknowledge an Affordable Housing Crisis in DeKalb County and to Call upon Federal, State and Local Legislators and Elected Officials to Pass Legislation Supporting Home Ownership and Rent Stabilization.

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 7/12/2022. The motion carried by the following vote:

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

-information provided by Commissioner Cochran-Johnson

-Question LJ: we will bring this back. For Legal, did we previously have a rental registry? What happened to that?

M Welch: there was a vacant property registry. Additional information provided by Attorney Welch

-LCJ: if we'd like to put it out for 2 weeks for additional research and review with Law

-LJ: Law once you have the information from Commissioner Cochran-Johnson please circulate to the commissioners so that we can discuss in the PECS committee

-MDJ: I know that your intent is great, but it will be dependent upon the Laws that Georgia has. The Law department will flush out what we can and can't do in Georgia

III. STATUS UPDATE

Grady Hospital Funding

-LJ: Mr. Williams will you bring forward a proposal to the commissioners ahead of time?

Z Williams: I definitely anticipate having that at the next committee meeting

IV. DISCUSSION

2050 Unified Plan

-discussion not heard in committee

Public Hearing Signs

-discussion not heard in committee

Workforce Housing Ordinance

-discussion not heard in committee

Meeting Ended At: 3:44PM

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

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

Barbara H. Sanders-Norwood CCC, CMC