

In The Matter Of:

City of Doraville

State of Georgia

City Council Meeting

June 17, 2013

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Original File 66357-1.TXT

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CITY COUNCIL MEETING

CITY OF DORAVILLE

STATE OF GEORGIA

MILLAGE RATE PUBLIC HEARING NO. 2 - 6:30 p.m.

* * * * *

REGULAR COUNCIL MEETING - 6:38 p.m.

Transcript of the above meetings held
in the City Council Room at Doraville City
Hall, 3725 Park Avenue, Doraville, Georgia,
Mayor Donna Pittman presiding, before
Theresa Bretch, Certified Court Reporter, on
June 17, 2013.

* * *

1 PROCEEDINGS
2 MAYOR PITTMAN: Meeting come to order.
3 First part of this meeting is a public
4 hearing for the millage rate adoption, and if you
5 could call the roll, please.
6 CLERK BRYANT: Councilmember Alexander?
7 COUNCILMEMBER ALEXANDER: Here.
8 CLERK BRYANT: Councilmember Bates?
9 COUNCILMEMBER BATES: Here.
10 CLERK BRYANT: Councilmember Dean?
11 COUNCILMEMBER DEAN: Here.
12 CLERK BRYANT: Councilmember Fleming?
13 COUNCILMEMBER FLEMING: Here.
14 CLERK BRYANT: Councilmember Pachuta?
15 COUNCILMEMBER PACHUTA: Here.
16 CLERK BRYANT: Councilmember Patrick?
17 COUNCILMEMBER PATRICK: Here.
18 MAYOR PITTMAN: Okay. Thank you.
19 This is the second public hearing, and at
20 this time we're going to open the floor for any
21 comments. Lisa, if you want to --
22 MS. FERGUSON: I don't have anything unless
23 you want me to.
24 MAYOR PITTMAN: No.
25 Just please step forward. This is for

1 APPEARANCES:

- 2 Doraville City Council:
3 Mayor Donna Pittman
4 Councilmember Maria Alexander
5 Councilmember Brian Bates
6 Councilmember Trudy Jones Dean
7 Councilmember Pam Fleming
8 Councilmember Karen Pachuta
9 Councilmember Robert Patrick
10
11 Dr. Shawn Gillen, City Manager
12 Sandra Bryant, Acting City Clerk
13
14 Cecil G. McClendon, Jr., City Attorney
15 Leonid Felgin, Associate City Attorney
16 Riley McLendon, LLC
17 315 Washington Avenue
18 Marietta, GA 30060
19 (770) 590-5900

1 public comments for the millage rate hearing only,
2 MR. TOM HART: I've got some --
3 MAYOR PITTMAN: Mr. Hart, I know we all know
4 who you are, but I really always need you to state
5 your name for the record.
6 MR. HART: Tom Hart, Gordon Heights.
7 The millage rate is now at 9 mills. And
8 during the election, the way it was worded, the people
9 voted to lower their homestead exemption; and most of
10 the people I talked to thought that, well, when they
11 voted on that, they thought they were lowering their
12 taxes; but in essence, they lowered their exemption,
13 which raised their taxes.
14 And it was, I think, this millage rate --
15 when I was on the City Counsel along with Marlene and
16 Jason, we lowered the millage rate from 8 to 7-1/2 and
17 raised the homestead exemption from \$25,000 to \$50,000
18 in anticipation of redevelopment which would increase
19 land values and not run people out of their houses.
20 This Council, after I left, went from 7-1/2
21 to 8 and then took the cap off by changing the charter
22 of the city so they could move it up to 12 if need be.
23 They only moved it up to 9, placing
24 Doraville at the highest taxes of any city in the
25 surrounding area. That includes Decatur, Atlanta,

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1 Dunwoody, Chamblee. It's the highest taxes. So it's
2 in this competitive redevelopment atmosphere we
3 decided the best way to go is to have the highest
4 taxes so we could be competitive. Doesn't make any
5 sense. The annexed area, they didn't get to vote on
6 it, so it's basically taxation without representation.
7 So I think they need to -- instead of
8 raising the taxes or maintain the status quo, it needs
9 to be reduced down to 8 mills so we are once again
10 competitive with the surrounding cities and start
11 collecting the taxes that are owed us.
12 Currently, right now, we are not assessing
13 the property values correctly. We're not collecting
14 the taxes in the city. There's a huge problem with
15 Doraville and Dekalb County in getting those property
16 assessments done right. 2009, the Mayor will remember
17 when they sent the Mayor down to Dekalb County with
18 that digest and they still didn't change it.
19 So instead of raising the millage rate, we
20 need to get City Hall moving on getting those taxes
21 that are owed us now. Thank you.
22 MAYOR PITTMAN: Thank you. Anyone else?
23 - - -
24 (No response)
25 - - -

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1 MAYOR PITTMAN: Okay. At this time, we're
2 going to close the public hearing portion.
3 Ms. Ferguson?
4 MS. FERGUSON: In addition to the public
5 hearing tonight, we're also going to -- this is also
6 going to be the first read on the ordinance to adopt
7 the millage rate at 9 mills, so we don't really have
8 any action required but we just need to make sure that
9 we go through the motions of having the first read.
10 The second read will be on Thursday night
11 after the third public hearing, and we should be
12 voting to adopt it then unless we have --
13 MAYOR PITTMAN: That's on Thursday night?
14 MS. FERGUSON: On Thursday night, yeah.
15 MAYOR PITTMAN: All right. Thank you.
16 Ms. Alexander, do you have anything?
17 COUNCILMEMBER ALEXANDER: No, ma'am.
18 MAYOR PITTMAN: Mr. Bates?
19 COUNCILMEMBER BATES: No.
20 MAYOR PITTMAN: Ms. Pachuta?
21 COUNCILMEMBER PACHUTA: (Shakes head)
22 MAYOR PITTMAN: Mr. Patrick?
23 COUNCILMEMBER PATRICK: No.
24 MAYOR PITTMAN: Ms. Fleming?
25 COUNCILMEMBER FLEMING: No.

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1 MAYOR PITTMAN: Ms. Dean?
2 COUNCILMEMBER DEAN: Yes, I have something.
3 I am not -- I am not in favor of having the
4 millage rate set at 9 because it is actually a tax
5 increase which is why we have to have this hearing,
6 number one.
7 Number two, this will affect a lot of people
8 who had no say-so in coming into our city, and so I
9 did -- I did my research in the surrounding areas.
10 Dunwoody has 2.4. I think Norcross has 7 point
11 something or Chamblee has. I mean we are definitely
12 the highest in the city, and it's not as if -- I mean
13 in the surrounding areas. And we don't have a lot to
14 offer to say, "Yes, you're paying higher taxes but
15 look at everything you get." All right?
16 So I also thought, Okay, well, if it is a
17 loss of 300-plus thousand dollars, how could we recoup
18 that loss? And I think if we, number one, put some
19 organization into the government in terms of tracking
20 revenues properly, including, to Mr. Hart's point, I
21 did some research on the tax assessor's site and I
22 looked at a couple of properties on Buford Highway.
23 Now, it seems strange to me, whether it's
24 good or bad is irrelevant, but it seems definitely
25 unlikely that the assessed value in 2005 would be the

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1 same assessed value for 2006, 2007, 2008, 2009, 2010,
2 '11, 2012 and 2013. The assessed value stayed the
3 same on several properties.
4 Now, that tells me something is not going
5 right with the tax assessor's office with Dekalb
6 County. I don't know. I did know that Mayor Jenkins
7 had actually gone to Dekalb County to upgrade the
8 digest with Dekalb County, but it clearly is not -- I
9 mean I don't know whether it would be favorable or
10 unfavorable towards Doraville but it is clearly wrong,
11 because property values have not stayed the same over
12 the past decade. And that's something for us as a
13 city with proper resources to look into, because
14 that's significant. That's a big deal. And even if
15 the rate stays at 9 mills, and I have a feeling it
16 will, it's still something that we need to look into
17 as a city because we could be losing a lot of money in
18 revenues that we're just not getting, we're not
19 collecting because of this.
20 MAYOR PITTMAN: Thank you. Anyone else?
21 Ms. Fleming, anything else?
22 COUNCILMEMBER FLEMING: No, ma'am.
23 MAYOR PITTMAN: Okay. If there's nothing
24 further, then we're going to adjourn this portion of
25 the meeting. I need a motion, please.

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1 COUNCILMEMBER ALEXANDER: So moved.
 2 MAYOR PITTMAN: Second?
 3 COUNCILMEMBER BATES: Second.
 4 MAYOR PITTMAN: Discussion?
 5 ---
 6 (No response)
 7 ---
 8 MAYOR PITTMAN: Call the roll, please.
 9 CLERK BRYANT: Councilmember Alexander?
 10 COUNCILMEMBER ALEXANDER: Yes.
 11 CLERK BRYANT: Councilmember Bates?
 12 COUNCILMEMBER BATES: Yes.
 13 CLERK BRYANT: Councilmember Dean?
 14 COUNCILMEMBER DEAN: Yes.
 15 CLERK BRYANT: Councilmember Fleming?
 16 COUNCILMEMBER FLEMING: Yes.
 17 CLERK BRYANT: Councilmember Pachuta?
 18 COUNCILMEMBER PACHUTA: Yes.
 19 CLERK BRYANT: Councilmember Patrick?
 20 COUNCILMEMBER PATRICK: Yes.
 21 MAYOR PITTMAN: And thank you.
 22 Okay. Now we're going to go directly into
 23 our regular City Council meeting.
 24 Please rise for the Pledge.
 25 ---

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1 (Pledge of Allegiance)
 2 ---
 3 MAYOR PITTMAN: Thank you. No Executive
 4 Session tonight.
 5 Gu's Bistro will not be able to make it.
 6 Sandra, I will let you know if they're going
 7 to be able to make it at the next meeting. If you
 8 could call the roll, please.
 9 CLERK BRYANT: Councilmember Alexander?
 10 COUNCILMEMBER ALEXANDER: Here.
 11 CLERK BRYANT: Councilmember Bates?
 12 COUNCILMEMBER BATES: Here.
 13 CLERK BRYANT: Councilmember Dean?
 14 COUNCILMEMBER DEAN: Here.
 15 CLERK BRYANT: Councilmember Fleming?
 16 COUNCILMEMBER FLEMING: Here.
 17 CLERK BRYANT: Councilmember Pachuta?
 18 COUNCILMEMBER PACHUTA: Here.
 19 CLERK BRYANT: Councilmember Patrick?
 20 COUNCILMEMBER PATRICK: Yeah. Here.
 21 MAYOR PITTMAN: Okay. Thank you.
 22 Okay. Next I need approval of minutes for
 23 April 15th, 2013.
 24 COUNCILMEMBER ALEXANDER: So moved.
 25 MAYOR PITTMAN: Second?

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1 COUNCILMEMBER PACHUTA: Second.
 2 MAYOR PITTMAN: Discussion?
 3 ---
 4 (No response)
 5 ---
 6 MAYOR PITTMAN: Call the roll, please.
 7 CLERK BRYANT: Councilmember Alexander?
 8 COUNCILMEMBER ALEXANDER: Yes.
 9 CLERK BRYANT: Councilmember Bates?
 10 COUNCILMEMBER BATES: Yes.
 11 CLERK BRYANT: Councilmember Dean?
 12 COUNCILMEMBER DEAN: Yes.
 13 CLERK BRYANT: Councilmember Fleming?
 14 COUNCILMEMBER FLEMING: Yes.
 15 CLERK BRYANT: Councilmember Pachuta?
 16 COUNCILMEMBER PACHUTA: Yes.
 17 CLERK BRYANT: Councilmember Patrick?
 18 COUNCILMEMBER PATRICK: Yes.
 19 MAYOR PITTMAN: Okay. Now we're going to
 20 open the public comments. This is public comments on
 21 agenda items only. Please limit your comments to
 22 three minutes and be sure and state your name for the
 23 court reporter.
 24 Anyone wishing to make comments on agenda
 25 items please come forward.

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1 MR. HART: The first thing is the Urban
 2 Redevelopment Plan. I noticed in the pack on the
 3 Internet there were pictures of buildings that were
 4 supposed to be blighted, and three of these pictures
 5 were buildings either that were brand new that are
 6 fully leased out or one was the Goodyear Tire Store
 7 built on the piece of property that the guy hasn't
 8 even started building the brand new building. That
 9 was built under some pretty strict guidelines that
 10 were passed by Dekalb that were passed by this
 11 Council.
 12 Next door to that's a Home Depot, and then
 13 you go on Winters Chapel Road, there's a building that
 14 was leased out under conditions. And he followed the
 15 conditions on that piece of property, put the black
 16 chain-link fence up; he put all the trees up, put the
 17 grass in it, paved the gravel parking lot, and now
 18 it's a blighted building.
 19 So I don't understand what this
 20 Redevelopment Powers Act -- if it's there to get
 21 businesses to move in and rebuild the buildings or do
 22 whatever. You've got pictures of buildings that are
 23 brand new. They were built at a much higher standard
 24 than the rest of Doraville, and they're fully leased
 25 out, so I don't get -- I mean if we're just throwing

1 stuff against the wall hoping some of it'll stick,
2 okay, you're sure doing a good job of it.
3 Okay. And also on the Urban Redevelopment
4 Plan, we stopped from going down Buford Highway with
5 this plan because we wanted to see, first of all --
6 and I think some of the Council people over here made
7 the comment, We'll see what you do with that first
8 before we condemn the rest of the city. Let's see
9 what kind of activity we're going to get.

10 And I'm not seeing the activity. And
11 definitely given the examples they're using, I could
12 give you pictures of blighted area. Most of it was
13 caused by the City of Doraville. So I think that we
14 need to stay with the original plan which is see what
15 happens first, then measure, you know, the results.

16 This is the budget ordinance. I'm having a
17 hard time dealing with a budget that is missing three
18 department heads and doesn't have a full staff, it
19 doesn't have a full library schedule, and that's the
20 way we're going to balance the budget, and we have
21 buildings falling apart but we have a maintenance
22 department that's short.

23 We've got all kind of problems here. This
24 is not a balanced budget. This is a crutch. I think
25 you need to go through and review the personnel, see

1 If somebody's having an emergency -- well,
2 the same thing that would take out the power for the
3 police department would be creating lots of problems
4 for the residents, and if they can't get help from the
5 police department, then that's a real problem.

6 Also, I have to say I really think we need
7 some kind of alarm system, some kind of air-raid sort
8 of siren that goes off. All the places around us do
9 have such a thing, and I was just obviously slurping
10 my pho at a restaurant. I had no idea something was
11 going on when --

12 MAYOR PITTMAN: That's not on the agenda.
13 I'm sorry.

14 MS. CRAWFORD: Oh.

15 MAYOR PITTMAN: If you'd like to --

16 MS. CRAWFORD I'm sorry. I'm up here
17 talking.

18 MAYOR PITTMAN: -- address that at the end,
19 that would be great if you'd like to address that at
20 the end.

21 MS. CRAWFORD: Okay. Thank you.

22 MAYOR PITTMAN: Thank you. All right.

23 We're going to close the public hearing portion.

24 And Chief, I think you're up next.

25 CHIEF KING: Mayor, members of the City

1 what you need and what you don't need, and get --

2 We don't have a full-time building official.
3 You could definitely tell that has impacted the city
4 in a huge, negative way. We don't have the corner-
5 stones of a city that operates in a successful manner.

6 So I think that this budget needs to be
7 tossed back and go through this thing again and find
8 out how you can operate the city on this amount of
9 money with the proper personnel in hand. Thank you.

10 MS. SUSAN CRAWFORD: Susan Crawford,
11 Oakcliff. I hope I have the right agenda because I
12 don't -- well, this is about the police maintenance.

13 I do have the correct agenda? Okay.

14 I heard something about it maybe having to
15 do with having an electrician for backup problems or
16 whatever, and I would suggest that you have a back --
17 I don't know if they already have one, but they need a
18 backup generator.

19 In light of what just happened last week, if
20 we have a severe disaster or even a moderate disaster,
21 it seems to me the one department that really has to
22 be up and functioning is the police department. So I
23 don't know if you have such a thing in place, but
24 definitely I think we need to get them a backup
25 generator.

1 Council, we have a -- we put out an RFP for basically
2 emergency response to servicing our building when we
3 lose power.

4 Just for your information, we do have an
5 emergency generator for this operation; it works
6 perfect.

7 We looked at a number of -- about a month
8 ago, we had a crisis where we couldn't get an
9 electrician to respond. We had a horrible time. The
10 electricians that were on a call list would require
11 cash payment at the time that they responded.

12 So we didn't feel comfortable with that. We
13 wanted to get some kind of service that could provide
14 us, first of all, emergency -- somebody to call in the
15 middle of the night when something happens with
16 electrical power. Not an electrician to rewire the
17 building; just somebody that we can call and respond,
18 you know, with little or no, and we have an
19 established relationship that they can respond.

20 We have three -- three companies submitted
21 RFPs, that responded to the RFP. And we looked at the
22 cost and the -- and the -- We looked at the cost, not
23 only the daytime cost; we also looked at the after-
24 hours costs and the convenience of having somebody
25 respond. And I don't know if you have any questions

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1 about our analysis.
2 MAYOR PITTMAN: I do want to say the first
3 two RFPs, we are going to continue those.
4 CHIEF KING: Yes.
5 MAYOR PITTMAN: They're going to be
6 continued. Just in case there were any questions on
7 that, we will bring that back at another time.
8 CHIEF KING: Yeah, the two RFPs, we didn't
9 get the response that we need. We want to readvertise
10 it and get a little bit wider distribution and try to
11 get a better response, because we're not comfortable
12 coming before you with just one, a single response to
13 the RFP.
14 MAYOR PITTMAN: And those were opened today?
15 CHIEF KING: Yes.
16 MAYOR PITTMAN: The ones that you are
17 looking at, the ones you were looking at. And I
18 believe the ordinance states that it has to be opened
19 in a meeting that was recorded, and the department
20 head would review and make a recommendation to --
21 CHIEF KING: Yes.
22 MAYOR PITTMAN: -- to Council.
23 CHIEF KING: Mayor, after looking at the
24 RFPs, we did an analysis of the responses, and it is
25 our recommendation that we go with Southeast

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1 Electrical Services. They have experience with our
2 system. They have responded in the past, we have a
3 good relationship with them, and they're reliable, and
4 it's a reasonable cost.
5 MAYOR PITTMAN: All right. Ms. Alexander,
6 do you have questions?
7 COUNCILMEMBER ALEXANDER: No, ma'am.
8 MAYOR PITTMAN: Mr. Bates?
9 COUNCILMEMBER BATES: (Shakes head)
10 MAYOR PITTMAN: Ms. Pachuta?
11 COUNCILMEMBER PACHUTA: Huh-uh.
12 MAYOR PITTMAN: Mr. Patrick?
13 COUNCILMEMBER PATRICK: (Shakes head)
14 MAYOR PITTMAN: Ms. Fleming?
15 COUNCILMEMBER FLEMING: The cost?
16 CHIEF KING: I don't know if you have -- do
17 you have the RFP?
18 COUNCILMEMBER FLEMING: No.
19 MAYOR PITTMAN: Yes, you do.
20 COUNCILMEMBER FLEMING: I do not have an
21 RFP. Oh, excuse me. These proposals?
22 CHIEF KING: Yes, ma'am. Yes.
23 COUNCILMEMBER FLEMING: Oh. Well, I'm
24 getting them this evening, so I'm not going to be able
25 to vote on this.

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1 CHIEF KING: Okay.
2 COUNCILMEMBER FLEMING: And the other
3 question that I had, even though they're on the agenda
4 and you're saying that they're going off, are all
5 three of these --
6 First of all, I didn't know that we were
7 sending out RFPs for anything, and secondly, is this
8 in the 2013 budget or our 2014 budget?
9 CHIEF KING: It was in the 2013 budget.
10 COUNCILMEMBER FLEMING: Under what items,
11 line items?
12 MS. FERGUSON: (Imperceptible) and
13 maintenance.
14 MAYOR PITTMAN: Ms. Ferguson, we can't --
15 CHIEF KING: Repairs and maintenance.
16 COUNCILMEMBER FLEMING: Pardon me?
17 MAYOR PITTMAN: Repairs and maintenance.
18 CHIEF KING: Repairs and maintenance.
19 And this, this RFP was advertised on our
20 City web site. It was part of the present -- you
21 know, we publicized it as we do every other RFP we
22 have in the City.
23 MAYOR PITTMAN: Ms. Dean?
24 CHIEF KING: And the question you asked,
25 ma'am, it's \$55.00 an hour for normal-duty hours, and

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1 then after -- Monday and Friday and weekends. After
2 hours on the week is \$82.50 an hour and then weekends
3 and holidays is \$110.00 an hour.
4 COUNCILMEMBER FLEMING: Thank you.
5 MAYOR PITTMAN: Ms. Dean?
6 COUNCILMEMBER DEAN: Yeah. It's kind of a
7 pet peeve of mine to come here and have information in
8 front of me, because I have not -- I mean I read
9 everything I get. And so I don't have time to read
10 this and I'm not equipped to make a decision based on
11 just this conversation.
12 CHIEF KING: (Steps away from podium).
13 MAYOR PITTMAN: (To Chief King) No, wait.
14 That's -- Okay.
15 CHIEF KING: (Steps back to podium) No, I
16 didn't know if they had -- members of the Council had
17 any questions for me. I was going to sit down if they
18 didn't.
19 MAYOR PITTMAN: Yes. Thank you. Okay.
20 So we can not make a motion or we can make a
21 motion.
22 COUNCILMEMBER PACHUTA: I'm fine trusting
23 the judgement of the Police Department since they
24 reviewed these. I'll make a motion to accept the
25 proposal from Southeast Electrical Services.

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1 MAYOR PITTMAN: Okay. Do I get a second?
2 COUNCILMEMBER BATES: Second.
3 MAYOR PITTMAN: Discussion?
4 COUNCILMEMBER PATRICK: Can I --
5 COUNCILMEMBER FLEMING: Yes.
6 COUNCILMEMBER PATRICK: -- have one moment?
7 ---
8 (Brief discussion off the record between
9 Councilmember Patrick and Chief King.)
10 ---
11 MAYOR PITTMAN: Go ahead.
12 COUNCILMEMBER FLEMING: Discussion.
13 MAYOR PITTMAN: Discussion.
14 COUNCILMEMBER FLEMING: I am secure in
15 regards to Southeastern Electrical Services. I've
16 used them myself on one occasion, and they do a great
17 job. But as I said, I wasn't prepared to vote on this
18 this evening.
19 MAYOR PITTMAN: Okay. Any other discussion?
20 COUNCILMEMBER PATRICK: Okay.
21 MAYOR PITTMAN: Call the roll, please.
22 CLERK BRYANT: Councilmember Alexander?
23 COUNCILMEMBER ALEXANDER: Yes.
24 CLERK BRYANT: Councilmember Bates?
25 COUNCILMEMBER BATES: Yes.

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1 CLERK BRYANT: Councilmember Dean?
2 COUNCILMEMBER DEAN: No.
3 CLERK BRYANT: Councilmember Fleming?
4 COUNCILMEMBER FLEMING: No.
5 CLERK BRYANT: Councilmember Pachuta?
6 COUNCILMEMBER PACHUTA: Yes.
7 CLERK BRYANT: Councilmember Patrick?
8 COUNCILMEMBER PATRICK: Yes.
9 MAYOR PITTMAN: Thank you. Motion carries.
10 Chief, thank you.
11 Anyone else here from any other departments?
12 ---
13 (No response)
14 ---
15 MAYOR PITTMAN: Okay, the CGI agreement.
16 MR. LUKE HOWE: About a month ago, this
17 company CGI approached the City about doing a
18 community video.
19 How the process goes, they've done this for
20 communities all over -- all over Georgia and all over
21 the country. I think Dr. Gillen has experience with
22 them. But they take the community to profile. They
23 make a marketing video that's about a minute, minute-
24 and-a-half long, and that is -- the city is able to
25 use that on their web site, on YouTube and Facebook as

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1 well as CGI's web site, Relocate.org.
2 The cost is free to the city. The company
3 pays for the video production by selling ads to local
4 businesses.
5 And so with that, I thought I could just
6 show you what a video looks like. It's only about a
7 minute long, and this was from the City of Norcross.
8 ---
9 (Video viewed)
10 ---
11 MR. HOWE: So that's it.
12 I checked around, and it costs -- it may
13 cost between five and seven thousand dollars to
14 produce a video of this quality. They've done them
15 for Norcross, they've done them for Woodstock,
16 Valdosta. Rip worked with CGI in Norcross. Everybody
17 we talked to had a very positive experience with them.
18 The contract, Legal has gone through it.
19 They're fine with it. And so at this time, I'd --
20 MAYOR PITTMAN: There's no cost associated.
21 Is that --
22 MR. HOWE: No cost.
23 MAYOR PITTMAN: -- my understanding? Okay.
24 MR. HOWE: So I would recommend the City
25 Council approve the contract.

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1 MAYOR PITTMAN: And Dr. Gillen, I believe
2 you have some experience with this?
3 DR. GILLEN: Yeah. We did this in Grand
4 Rapids. The quality of the video is very good, and
5 they do more than just the mayor's introduction. They
6 do economic development. They do community profile
7 videos, and it's really done very well. They make
8 their money off selling advertising to local
9 businesses.
10 We did, I think, a three-year contract with
11 them. We have to get them to agree to a one-year
12 contract here because of Georgia state law, but they
13 are agreeable to it.
14 MAYOR PITTMAN: Great.
15 Ms. Alexander?
16 COUNCILMEMBER ALEXANDER: No, ma'am.
17 MAYOR PITTMAN: Mr. Bates?
18 COUNCILMEMBER BATES: My only question is,
19 The contract is actually written to be with the
20 chamber, and since we don't have a chamber, I want to
21 make sure that we're okay to . . .
22 ATTORNEY McLENDON: It's going to be with
23 the City, for us to enter that contract.
24 COUNCILMEMBER BATES: And is there any focus
25 on what this initial video is going to be on?

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1 MR. HOWE: Yes, sir. They do an opening
2 statement from the Mayor, then they do a piece about
3 quality of life, and then they have a little segment
4 that is of our choice. So we work with them to help
5 craft and direct the script. We have final approval.
6 COUNCILMEMBER BATES: Thank you.
7 MAYOR PITTMAN: Ms. Pachuta?
8 COUNCILMEMBER PACHUTA: (Shakes head)
9 MAYOR PITTMAN: Ms. Fleming?
10 COUNCILMEMBER FLEMING: Yes. Their cost is
11 receiving from the, quote, chamber member to
12 participate. What is the cost for the chamber member
13 to advertise?
14 MR. HOWE: We don't know. We haven't asked.
15 COUNCILMEMBER FLEMING: And I --
16 MR. HOWE: That was a boilerplate agreement,
17 and they usually work with chambers. But that was a
18 mistake in. I gave you the wrong agreement, but it is
19 basically the same. The conditions are the same.
20 COUNCILMEMBER FLEMING: But they're going to
21 go out and solicit our business people? Is --
22 MR. HOWE: Yes, ma'am.
23 COUNCILMEMBER FLEMING: -- that correct? To
24 be able to pay for the cost of this video; is that
25 correct?

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1 MR. HOWE: Yes, ma'am.
2 COUNCILMEMBER FLEMING: Okay. So where is
3 the advertisement for our businesses? I didn't
4 necessarily see advertisements in that video.
5 DR. GILLEN: As you watch the video, I think
6 it shows up along the sides or just before or after
7 the video. I didn't see it on there either, but they
8 pop up on the sides. They have different packages you
9 can purchase, like a small little block or . . .
10 COUNCILMEMBER FLEMING: I just don't want
11 the City to be agreeing to something that our business
12 owners' trust . . .
13 ---
14 (Video viewed)
15 ---
16 DR. GILLEN: You can see it on the edges
17 here (indicating). You can see where they put a
18 little blurb, just a little badge for the particular
19 business. There's a dentist.
20 COUNCILMEMBER FLEMING: Okay.
21 DR. GILLEN: Cosmetic dentistry, another
22 dentist, and the United Methodist Church purchased
23 advertising, so.
24 COUNCILMEMBER FLEMING: But we don't have
25 any idea what the cost factor for the businesses?

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1 MR. HOWE: I think that's between CGI and
2 the businesses. I mean we're not forcing them to
3 participate. They have -- they can buy that or they
4 can choose not to.
5 So really our only responsibility is to put
6 the information out that the City -- you know, that
7 this is legitimate and the City has, you know, entered
8 into an agreement with CGI and that this is not, you
9 know, a scam.
10 DR. GILLEN: Yeah. That was the only
11 concern we had from business people in Grand Rapids,
12 is, "What is this?" They called us: "Are they
13 affiliated with you?"
14 We just make sure we put it on our web site
15 saying, "We're doing the videos, and you may be
16 contacted by CGI to purchase advertising," so they
17 know they're not getting scammed.
18 COUNCILMEMBER FLEMING: Well, see, that's
19 where my gut feeling is coming from. I'm wondering
20 why -- if we're going to get something free, why are
21 we signing a contract?
22 DR. GILLEN: There has to be an agreement in
23 place for them to produce the videos and allow them to
24 put it on our web site and sell the ads. They have to
25 have an agreement with the City to do that; just a

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1 legal contract has to be in place.
2 MAYOR PITTMAN: Ms. Dean?
3 COUNCILMEMBER DEAN: Okay. So the video
4 production will be five to eight thousand dollars to
5 produce; right?
6 MR. HOWE: That's a couple years ago. It
7 costs about \$5,000 to produce one.
8 DR. GILLEN: If we wanted to do it
9 ourselves, that's right.
10 COUNCILMEMBER DEAN: Has the City ever
11 looked into videotaping or do we have -- do we have
12 the tools to do videotaping now?
13 MR. HOWE: We would have to hire a video-
14 grapher.
15 COUNCILMEMBER DEAN: I mean not an actual --
16 not an actual video, but I mean like -- like I heard
17 some time ago that we have all of the hardware to
18 facilitate something like that. Do we?
19 DR. GILLEN: I don't know.
20 COUNCILMEMBER BATES: To create a video like
21 that?
22 COUNCILMEMBER DEAN: No, to show a video.
23 Like for example, if we did it here. Not the
24 advertising, but I'm just asking kind of a side
25 question.

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1 COUNCILMEMBER BATES: To show a video in
2 here?
3 COUNCILMEMBER FLEMING: Well, on our web
4 site. I mean --
5 DR. GILLEN: Sure.
6 COUNCILMEMBER FLEMING: I mean if we're
7 going to get a CD -- Excuse me, Mr. Bates.
8 Is that what you're referring to?
9 COUNCILMEMBER DEAN: Right, right, right.
10 COUNCILMEMBER BATES: Well, we could play it
11 on there.
12 COUNCILMEMBER DEAN: Right.
13 And here's the biggest question. What are
14 we going to say? I mean I'm still wondering what our
15 vision is for Doraville. I still do not know how we
16 are defining ourselves. So what would we -- what
17 would we -- how do we sell ourselves? What would we
18 say about Doraville?
19 MR. HOWE: Well, if we signed the contract
20 tomorrow, it would probably be fall before, you know,
21 they were able to produce a video, so we have some
22 time to figure that out.
23 COUNCILMEMBER DEAN: But right now, we don't
24 know.
25 MR. HOWE: Well, we'd work on that with you

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1 all. But no, ma'am, we haven't thought about the
2 actual script.
3 COUNCILMEMBER DEAN: Well, this is -- and I
4 say this because this is something -- We need a
5 vision. We need to be able to define ourself, not for
6 a video but just in general. We're talking about the
7 budget, we're talking about a lot of things. It would
8 be much easier, I think, for me, certainly, if we had
9 a vision, if we had a goal to work towards, and this
10 is --
11 So maybe this is great because this could be
12 like what we are working towards: "Doraville, a great
13 city with" A, B and C, and even though we don't have
14 it now, maybe we can work towards getting A, B and C
15 so we can start developing ourselves.
16 MR. HOWE: Well, staff can offer suggestions
17 and direction.
18 COUNCILMEMBER DEAN: Right.
19 MR. HOWE: I think ultimately it's the
20 Council. It's up to the Council to set that vision.
21 COUNCILMEMBER DEAN: Right.
22 MR. HOWE: It's up to staff to implement it.
23 COUNCILMEMBER DEAN: Right, right. And I
24 agree with you, I agree with you.
25 MR. HOWE: Maybe we can offer suggestions.

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1 COUNCILMEMBER DEAN: Right.
2 MAYOR PITTMAN: Okay. So you need a motion?
3 MR. HOWE: Yes, ma'am.
4 MAYOR PITTMAN: Does anyone wish to make a
5 motion to approve this?
6 COUNCILMEMBER BATES: Yeah. Before I do
7 that, one of the things about this that --
8 And Trudy, I agree with you. This then
9 becomes an impetus for us to --
10 COUNCILMEMBER DEAN: Right, right, right.
11 COUNCILMEMBER BATES: -- make that happen.
12 One of the things that I think works well
13 for us is when we set deadlines for us to accomplish
14 certain things; and by having this out there, it
15 requires us to make those decisions and help to
16 redefine and set that vision. So I think it's a good
17 thing for us to move forward, and especially if the
18 time frame is, you know, several months off before
19 production goes in.
20 So I'll make the motion to enter --
21 ATTORNEY McLENDON: Let me interject. I
22 think we had gotten a minor -- just real minor redline
23 on the contract here that is not the one we got, that
24 A, changed the name to the City but also had some very
25 minimal language about giving us some input on the

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1 content --
2 MR. HOWE: Yes, sir.
3 ATTORNEY McLENDON: -- and I don't think
4 that's the one in the package.
5 So if I could get the motion to approve it
6 subject to our approval, and I'd like to be able to
7 just not budge but enough to just that we can have a
8 little content input.
9 COUNCILMEMBER DEAN: That would be great. I
10 would appreciate that a lot.
11 ATTORNEY McLENDON: So it would be subject
12 to --
13 COUNCILMEMBER DEAN: Yeah.
14 ATTORNEY McLENDON: -- Legal approval, and
15 we'll try to just get a little --
16 COUNCILMEMBER DEAN: Or we could just bring
17 it back to the next reading; right? I mean I would
18 like that a lot.
19 MR. HOWE: I would caution against that.
20 You know, we've been -- this has taken -- And Legal
21 has looked at it and made some comments. And I
22 apologize, you know, when I say things, I sometimes
23 say the -- you know, the same name.
24 So we did get a contract, Legal sent some
25 revisions, and they sent it back. And Legal -- and

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1 Lenny at least was okay with that.
2 COUNCILMEMBER DEAN: Okay. Well, but --
3 ATTORNEY McLENDON: That's correct.
4 MR. HOWE: It wasn't this, and I apologize.
5 That's my -- that's my fault.
6 COUNCILMEMBER DEAN: So you are -- you would
7 not recommend like what Cecil said or you would not
8 recommend?
9 MR. HOWE: Absolutely. I would --
10 COUNCILMEMBER DEAN: You would recommend?
11 MR. HOWE: -- just caution against waiting
12 till, you know, next month to approve it.
13 MAYOR PITTMAN: So just, in other words,
14 make a motion contingent upon review or additional
15 review.
16 MR. HOWE: Contingent on Legal's approval.
17 COUNCILMEMBER DEAN: And what would be the
18 difference between bringing it back and making a
19 motion contingent upon what he says?
20 MR. HOWE: Time. We don't want to take too
21 long and they just pass, because they get booked up
22 pretty quick.
23 COUNCILMEMBER DEAN: Okay.
24 MAYOR PITTMAN: Mr. Bates?
25 COUNCILMEMBER BATES: Make a motion to enter

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1 into the agreement with CGI based upon Legal's review
2 of the terms of the agreement.
3 MAYOR PITTMAN: Okay. Do I get a second?
4 COUNCILMEMBER PACHUTA: Second.
5 MAYOR PITTMAN: Discussion?
6 COUNCILMEMBER FLEMING: Yes, Mayor. I just
7 want to comment on one thing.
8 Though I think that it would be a good tool
9 for marketing, I don't have a copy of the contract
10 here; I have a copy of what Relocate.org does.
11 But to me, it's not a contract, so I'm not
12 comfortable in not knowing what the cost factor will
13 be to our business owners and I'm not comfortable in
14 voting on this, so I will have to vote no this
15 evening.
16 COUNCILMEMBER DEAN: I don't have a contract
17 either. Does anyone have a contract, even the wrong
18 contract?
19 COUNCILMEMBER BATES: (Indicating)
20 MAYOR PITTMAN: Call the roll, please.
21 CLERK BRYANT: Councilmember Alexander?
22 COUNCILMEMBER ALEXANDER: Yes.
23 CLERK BRYANT: Councilmember Bates?
24 COUNCILMEMBER BATES: Yes.
25 CLERK BRYANT: Councilmember Dean?

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1 COUNCILMEMBER DEAN: No.
2 CLERK BRYANT: Councilmember Fleming?
3 COUNCILMEMBER FLEMING: No.
4 CLERK BRYANT: Councilmember Pachuta?
5 COUNCILMEMBER PACHUTA: Yes.
6 CLERK BRYANT: Councilmember Patrick?
7 COUNCILMEMBER PATRICK: Yes.
8 MAYOR PITTMAN: Thank you. Motion carries.
9 Thank you, Mr. Howe.
10 Next is Ms. Ferguson, second read on Fiscal
11 Year 2014 Budget Ordinance.
12 MS. FERGUSON: Yeah, this is the second read
13 on the budget ordinance. There is one small change.
14 Thanks to Ms. Pachuta for pointing that out.
15 We need to move \$339.00 from the Mayor's
16 office to the City Administrator's budget, so the new
17 budget for the Mayor will be \$39,384 and the new
18 budget for the City Manager will be three twenty-five
19 six fifty-six. Other than that, it's the exact same
20 ordinance that we had in the Council packet.
21 COUNCILMEMBER ALEXANDER: Okay. Where was
22 that? Under which fund?
23 MS. FERGUSON: It's under the General Fund.
24 We're moving \$339.00 from the Mayor's office to the
25 City Administrator's office.

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1 COUNCILMEMBER BATES: Is that the group
2 insurance line item?
3 MS. FERGUSON: Yes.
4 MAYOR PITTMAN: Okay, now, so do you -- I'm
5 going to get questions from Council on the amendment,
6 but are you going to need a motion for passage
7 tonight?
8 MS. FERGUSON: Yes, tonight.
9 MAYOR PITTMAN: Okay. Just wanted to
10 clarify.
11 Ms. Alexander, anything else?
12 COUNCILMEMBER ALEXANDER: So this proposed
13 budget unfortunately does not include raises but it
14 does, however, include a bonus for our employees?
15 MS. FERGUSON: Yes, I believe so.
16 MAYOR PITTMAN: Okay. Mr. Bates?
17 COUNCILMEMBER BATES: No. I'll come back.
18 MAYOR PITTMAN: Okay. Ms. Pachuta?
19 COUNCILMEMBER PACHUTA: (Shakes head)
20 MAYOR PITTMAN: Mr. Patrick?
21 COUNCILMEMBER PATRICK: (Shakes head)
22 MAYOR PITTMAN: Ms. Fleming?
23 COUNCILMEMBER FLEMING: I'd like to address
24 Dr. Gillen.
25 MAYOR PITTMAN: Sure.

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1 COUNCILMEMBER FLEMING: Good evening.
2 DR. GILLEN: Good evening.
3 COUNCILMEMBER FLEMING: I do appreciate you
4 and Ms. Ferguson putting together the budget for us.
5 I'm not comfortable with what's transpired for us or
6 for me -- let me just talk on a personal basis now --
7 in that we had one work session, and that work session
8 was more of a presentation rather than recommendations
9 of what you felt or how you felt the budget should go.
10 There have been recommendations by Council
11 that -- and myself included -- that have either been
12 disregarded or taken under advisement and other things
13 like that. So I'm really unhappy with the way that it
14 has been presented this year.
15 The other thing is though I know that we
16 need the GIS -- I have been asking for that for the
17 last four or five years -- I know that we need to
18 upgrade our IT and the phone systems and so forth, I
19 am not pleased at all in that we're having to go into
20 fund balances for other things -- you know, into our
21 CDs. That's gut-wrenching to me after this Council
22 and my -- excuse me; me personally -- after I have for
23 the last five or six years strived to reduce expenses
24 to be able not to go into CDs and to try to keep the
25 City afloat.

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1 So I just wanted to comment to you that
2 though I appreciate your hard work and Ms. Ferguson's
3 as well, I'm just not -- I'm not pleased in the way
4 that it was presented this year.
5 MAYOR PITTMAN: Okay. Ms. Dean?
6 COUNCILMEMBER DEAN: Yeah. There are some
7 things that I -- that I have issues with.
8 The lack of department heads is a big one,
9 particularly the lack of a building inspector. I
10 think that that's something that we need. We need our
11 own, not contract it out, I mean just for efficiency
12 in the city.
13 I have received numerous phone calls because
14 people are unable to do work, because they need to
15 have the site inspected before they get the permit but
16 the inspector is going to be here sometime next week
17 and it's not certain which day. And these are --
18 these are the kinds of calls that I would just rather
19 not have. I mean I don't want to talk about this at
20 night when I'm with my family. And so that's been a
21 big -- a big problem for some people.
22 The other thing is I think that we really
23 should send out and look for someone to head our
24 economic development department. I think it's a very,
25 very important position. I have lived here for eight

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1 years and I haven't seen anything other than fast-food
2 restaurants come into Doraville. I think we need
3 cornerstone companies to come in and really do
4 something to improve Doraville's image, and I think
5 that there are people out there who have experience
6 and who are qualified to do these things.
7 So I have some issues with how this money
8 has been moved around, myself, and that's all I've
9 got.
10 MAYOR PITTMAN: Okay. Mr. Bates?
11 COUNCILMEMBER BATES: Yeah. One of the
12 things that we tasked Dr. Gillen and staff with when
13 he came on board was to do an assessment and an
14 evaluation of staff and our resources.
15 What we've typically done in the past is
16 we've just taken the previous year's budget and we've
17 made minor modifications to it and we've copied it and
18 put a new year on it, which is not the appropriate way
19 of doing a budget.
20 I think Dr. Gillen in his interviews and in
21 the meeting with us has talked about the appropriate
22 way of budgeting moving forward, and that's to budget
23 based upon a set of vision and to prioritize where
24 those dollars are being spent.
25 We've tasked him with evaluating staff and

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1 resources, building inspectors, department heads and
2 things along that nature. And to handcuff him at this
3 point in time with being on board now for two months
4 and not yet being fully in charge of the City, and to
5 do evaluations, with a budget that ties his hands with
6 set number of personnel and things, I don't think is
7 the right way to go into a new fiscal year and a new
8 administration.
9 I have the utmost confidence that, as he
10 continues to evaluate our staff, our staffing needs,
11 our personnel, and identifies what our strengths and
12 our weaknesses are, that this document is going to
13 adjust regularly.
14 We've not done in the past mid-year budget
15 reviews, and we absolutely have to. And I fully
16 expect -- and Dr. Gillen and Ms. Ferguson, I'll share
17 this with you now, that I fully expect that, you know,
18 come October or November, that this budget will look
19 very different based upon assessments and reviews of
20 staffing and where we are as a city.
21 So this, to me, is a document that we adopt
22 and adjust based upon the needs that surface over the
23 course of a year. Is it perfect? No. Will it ever
24 be perfect? No. But I think as we move forward with
25 the conversations with staff and as we get together

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1 and set vision, that that will help solidify where we
2 go with a document that is supposed to help us
3 accomplish a vision.
4 And as we all know, we've had one retreat
5 with us as a body, and we need to continue to have
6 those where we work together and set that vision, set
7 those priorities on where we want the funds, those
8 limited and very precious resources, where do we want
9 those dollars to go. And we need to. That's our job
10 to get together.
11 But I think, with his leadership, that we're
12 going to have those opportunities to meet on a more
13 regular basis and come to some decisions on how we
14 want to best prioritize those limited resources that
15 we get.
16 So I appreciate and I understand and I agree
17 with many of your comments. I don't want us to be
18 caught in that trap of "We did it last year. Let's do
19 it this year."
20 COUNCILMEMBER DEAN: Right.
21 COUNCILMEMBER BATES: I want us to have the
22 flexibility of adapting and modifying and changing
23 based upon recommendations that are going to come,
24 come out as a result of a review of our staffing.
25 Will we need to reallocate resources into

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1 one department versus another? Probably, yeah. And
2 when we get there, I'm sure there's going to be a
3 rational explanation on why we're doing that.
4 So it's not perfect, and I agree with you,
5 but I think we're in a time of change and I want to be
6 able to have that flexibility to allow that change to
7 happen.
8 COUNCILMEMBER DEAN: I appreciate what
9 you're saying. However, Dr. Gillen has been here for
10 two months as you stated and has not yet even fully
11 taken over his position as City Manager, and so --
12 And these are big things. And while we want
13 the flexibility, I don't see why we can't have that
14 flexibility on the other side. Keep this, and then
15 when he becomes the City Manager in full right, then
16 we can adjust and make the changes after he has been
17 in control, in the driver's seat operating the city
18 the way he feels is best, and come to us with these
19 suggested changes after he has taken the position --
20 Which is July 1st; right?
21 COUNCILMEMBER BATES: But one of the
22 complaints and criticisms that happens frequently is
23 the lack of ability to track information.
24 COUNCILMEMBER DEAN: Uh-huh.
25 COUNCILMEMBER BATES: We don't have good

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1 data to support whether or not we need a full-time
2 building inspector just because our technology
3 infrastructure is so weak and outdated. You know, we
4 don't have good fund accounting.
5 COUNCILMEMBER DEAN: Uh-huh.
6 COUNCILMEMBER BATES: You know, we don't
7 have a purchase order system, we don't have a work
8 order system. That there are many things that we
9 don't have in place that will better manage that
10 process to create those efficiencies and determine
11 whether or not we need a full-time --
12 To use building inspector as a reference
13 point, I don't know that anybody has done an analysis
14 of the day-to-day calls of the building inspector. We
15 may have. We may have that, and it may support and
16 justifying having a full-time staff person. But I
17 would really doubt that we've done an analysis on how
18 many calls, what the length of the duration is that
19 the inspector is out doing those service calls, etc.,
20 etc.
21 Until we've got that data -- which Ms.
22 Fleming, this goes back to your comment regarding the
23 technology -- we've got to put those technology pieces
24 in place in order for us to have better information to
25 make decisions upon.

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1 So I'm more comfortable doing it on this
2 side than on that side. If we handcuff City Hall with
3 "You've got to hire a building official," when the
4 data may not support that, then we have now handcuffed
5 him, and the recourse, then, is to terminate that
6 full-time employee if we get the information that says
7 that we don't need it.
8 So I hear you. I agree to some extent. I
9 just think that it's better to go this route than
10 hiring someone and then realizing that we need to
11 terminate them.
12 COUNCILMEMBER DEAN: Right. No. You make a
13 very compelling argument, and I -- I think that not
14 just -- I'll use the building inspector also. Right
15 now we are paying a percentage of the permits that or
16 the inspections that he's doing; is that correct?
17 DR. GILLEN: We're paying an hourly rate, I
18 know, under a month-to-month contract.
19 COUNCILMEMBER DEAN: Okay.
20 DR. GILLEN: If we were to go into a long-
21 term contract, it would be percentage of the fees.
22 COUNCILMEMBER DEAN: Okay.
23 DR. GILLEN: But with that in mind, any time
24 we set fees, those fees have to be pegged to your cost
25 of operations of that department.

1 So really it works the same way. You're
2 paying whatever. You can't generate revenue out of
3 your building inspections. It's not a revenue
4 generator for the general fund. It is a revenue
5 generator to simply cover its cost, which is what
6 you're doing when you contract out.

7 COUNCILMEMBER DEAN: Right. Well, again,
8 you know, it's time to assess and to evaluate and see
9 what we have and what we need. And I think that it's
10 been a relatively short period of time, particularly
11 given that -- you know, with the nature of this
12 transition. So there.

13 MAYOR PITTMAN: Okay.

14 COUNCILMEMBER FLEMING: I had one other.

15 MAYOR PITTMAN: Sure.

16 COUNCILMEMBER FLEMING: And though I respect
17 Mr. Bates' comments, because I do, and Ms. Dean's
18 also, the reallocation of funding from the one Public
19 Works person into two administrative assistants in the
20 Rec Department, I still haven't received an answer on
21 that one as to why and why we were going to do that,
22 and so I haven't -- you know, I'm still waiting.

23 MS. FERGUSON: I think the justification for
24 the -- the memo that (imperceptible).

25 DR. GILLEN: I believe it was sent out,

1 measurable outcomes, things that we can apply this
2 data to once we get it put in place.

3 And then how we get there, the staff and I
4 will come up with the best arrangement of the current
5 personnel to get that done, which may mean we're
6 shifting people from one department to another and
7 reallocating what tasks they do, retraining them to do
8 different things. They're going to have to get a lot
9 of training with the technology we're getting. So
10 there's going to be a lot of that going on, and that's
11 -- that's going to be a little scary for some staff
12 but mostly not. It's just going to be updating your
13 equipment and getting them the tools they need to
14 succeed.

15 So I think we should anticipate that
16 happening a lot over the next year. There are going
17 to be a lot reallocation of resources depending on
18 department head input and based on trying to achieve
19 the goals that you set. So we're going to be focusing
20 more on outcomes in the next year. What is it you
21 want to achieve in Building? Is it building
22 inspections? What do you want to measure? What is
23 the true outcome? Is it the turnaround rate? We get
24 an application in for a business license. Well, how
25 long does it take us to get it to them? That's a

1 correct. Yeah.

2 MS. FERGUSON: I sent out the memo that Rip
3 wrote --

4 COUNCILMEMBER FLEMING: I'm sorry?

5 MS. FERGUSON: -- for the justification.

6 MAYOR PITTMAN: Would you come a little
7 closer to the microphone, please.

8 MS. FERGUSON: Rip wrote a memo indicating
9 why he needed the administrative position, and I sent
10 that to you last week along with some other
11 information that you requested.

12 MAYOR PITTMAN: Thank you.

13 DR. GILLEN: Thank you, Lisa.

14 MAYOR PITTMAN: Dr. Gillen, did you have
15 anything you wanted to add?

16 DR. GILLEN: Well, I think, you know, things
17 like that, reallocation of the personnel and things
18 like that, there's -- you're going to see a lot of
19 that in the coming year. I can't tell you where or
20 when or why yet, but a lot of that's just going to be
21 happening rather rapidly. And we're going to be
22 having a Council retreat sooner rather than later
23 where we're going to set some -- Our goal in that
24 meeting would be to set some clear outcomes that you
25 want to achieve in each of these departments --

1 measurable outcome that we can do, we can measure, and
2 that needs to be shrunk down. They need better tools
3 to get that done, that sort of thing.

4 Building inspections. We'll be tracking
5 data on when the permits or when the permits were
6 pulled, how long it took our inspectors to get there,
7 and we'll be measuring that sort of thing. So our
8 goal should be focused on what is the -- what is that
9 rate of return, what is that -- not rate of return,
10 but what is the turnaround rate, let's say, on permits
11 -- pulling of a permit to getting your inspection, and
12 getting that data collected so we can start measuring
13 that.

14 And you're focusing less on the inputs which
15 is, you know, which line item in the budget -- which
16 line item has the dollars in it and which personnel,
17 which individuals sitting at which desk in City Hall,
18 that sort of thing, or which person is administrative
19 assistant where -- Parks & Rec. or Public Works, that
20 sort of thing. We're going to reallocate those
21 resources to best meet the goals and maximize that
22 return.

23 So that's where I see this going over the
24 next year. And the budget you have in front of us
25 allows -- allow us to do just that: it allows us to

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1 make those investments in technology without drawing
2 down on the fund balance.
3 When I first went about this budget, I was
4 looking at nearly a \$400,000 usage of fund balance to
5 get this technology put into palace. Now we don't
6 need that. Because we've got more revenue than we
7 anticipated, we're able to make those investments.
8 Next year, if we're able to make these
9 investments that reduce those structural costs to the
10 budget, then we can start talking about, "Okay. Maybe
11 we need -- we could lower the revenue." We would also
12 have to keep in mind that we've got at least
13 \$10,000,000 in deferred capital maintenance going on.
14 We've got a pension fund that is not fully funded,
15 that even if we make the change-over, it's going to
16 have some short-term costs involved.
17 So this is just the operational budget. We
18 got a whole bunch of other stuff out here that's
19 outstanding that comes from these same revenue
20 sources.
21 So what we're trying to do internally is
22 reduce those costs internally so we can focus the
23 resources where we need to put them. And in my mind,
24 we got enough -- we have a budget that we can live
25 with now. I was only here for the tail end of it.

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1 The new budget process for fiscal year
2 ending 2015 will begin almost immediately, come July.
3 Lisa and I will start talking about revenue
4 projections, start talking with department heads about
5 starting to think about the 2015 budget. And
6 hopefully by August, September, October time period
7 we're going to have revenue projections out to them
8 for their individual department, those targets and
9 that target-based budgeting process I spoke to y'all
10 about, and then they can start planning their budget
11 for the following year.
12 So by the time we get it to the Council,
13 we're going to have, hopefully, a budget that is as
14 concise and lean and -- and give you more flexibility
15 to do those things you want to do: fix the pension,
16 fix the capital maintenance or reduce taxes if that's
17 your wish.
18 But in the short run, we need to make some
19 investments right now. The long-run cost savings will
20 be there. We just got to make those investments now.
21 MAYOR PITTMAN: Okay. Thank you.
22 COUNCILMEMBER FLEMING: For Ms. Ferguson,
23 would you please, because the last information that I
24 printed -- let me just say that -- was from the budget
25 questions as of May 28 work session, and I have

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1 printed those, but if there was something after that,
2 because the answer is not on this sheet --
3 MS. FERGUSON: I will send that to you
4 tomorrow.
5 COUNCILMEMBER FLEMING: Thank you.
6 MAYOR PITTMAN: Okay. Thank you.
7 DR. GILLEN: And Ms. Fleming, that's
8 partially my fault, Mayor, was I had to hand that off
9 to her because I was getting things ready to go out of
10 town when those questions came through, and I
11 apologize if there was any confusion.
12 MAYOR PITTMAN: Thank you.
13 Does anyone wish to entertain a motion?
14 COUNCILMEMBER ALEXANDER: Make a motion to
15 approve the proposed Fiscal Year Ending 2014 Budget
16 Ordinance.
17 MAYOR PITTMAN: Second?
18 COUNCILMEMBER PACHUTA: Second.
19 MAYOR PITTMAN: Discussion?
20 - - -
21 (No response)
22 - - -
23 MAYOR PITTMAN: Call the roll, please.
24 CLERK BRYANT: Councilmember Alexander?
25 COUNCILMEMBER ALEXANDER: Yes.

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1 CLERK BRYANT: Councilmember Bates?
2 COUNCILMEMBER BATES: Yes.
3 CLERK BRYANT: Councilmember Dean?
4 COUNCILMEMBER DEAN: No.
5 CLERK BRYANT: Councilmember Fleming?
6 COUNCILMEMBER FLEMING: No.
7 CLERK BRYANT: Councilmember Pachuta?
8 COUNCILMEMBER PACHUTA: Yes.
9 CLERK BRYANT: Councilmember Patrick?
10 COUNCILMEMBER PATRICK: Yes.
11 MAYOR PITTMAN: Thank you. Motion carries.
12 Okay. Next on the agenda is the Urban
13 Redevelopment Plan II, Dr. Gillen.
14 DR. GILLEN: I want to invite Luke up here.
15 He's got a brief presentation to show you of some of
16 the justifications behind the area and what it means.
17 This is something I'm coming in -- coming in
18 on the tail end of. And if I understand correctly,
19 there was an initial Urban Redevelopment Plan
20 proposed, Council input was taken and the plan was
21 revised.
22 And this is a different plan. It's in
23 District 1; the entire portion of this. The entire
24 layout of the Urban Redevelopment Plan is in Distinct
25 1. And what it is is it creates those economic tools

1 we need, those incentives; gives you the opportunity
2 -- if you wish to do Opportunity Zones in that area,
3 you can; and it allows us to start using more economic
4 tools we need to redevelop the area.

5 So Luke -- I'll turn it over to Luke now to
6 give us a brief presentation.

7 Is it all ready?

8 MAYOR PITTMAN: Well, we need the
9 presentation, please.

10 DR. GILLEN: Oh, yes, we will do the
11 presentation, then the public . . .

12 And the reason, because of the revision of
13 it, this is why the public hearing is necessary:
14 because this is a different plan than what was
15 presented before, because Luke took your input and
16 revised it and made it so.

17 MR. HOWE: This was originally -- this plan
18 was proposed by Councilmember Patrick, who I under-
19 stand Council gave approval to move forward with this
20 Urban Redevelopment Plan.

21 UNIDENTIFIED SPEAKER: We can't hear you.

22 MAYOR PITTMAN: Luke, would you mind coming
23 to the microphone, please.

24 MR. HOWE: That is a map of the Urban
25 Redevelopment area/proposed Opportunity Zone. It is

1 COUNCILMEMBER PACHUTA: I think we voted on
2 just the District 1 area. He proposed it, but there
3 was resistance in the meeting. I think we had --

4 COUNCILMEMBER PATRICK: Yeah.

5 COUNCILMEMBER PACHUTA: -- revised it at the
6 meeting --

7 COUNCILMEMBER PATRICK: Yeah.

8 COUNCILMEMBER PACHUTA: -- if I recall.

9 COUNCILMEMBER PATRICK: Yeah.

10 MAYOR PITTMAN: Okay. Thank you.

11 MR. HOWE: We're working on additional
12 plans.

13 Like I said, the biggest -- you know, we
14 went in a different direction at this time. I think
15 I've probably worn you out talking about the indus-
16 trialization and using the GM site as a focal point of
17 these plans.

18 And so the Urban Redevelopment Act requires
19 that you only identify one negative condition. We
20 identified three: vacancy rates, lower-than-average
21 rents, and, you know, of course just visual blight.

22 As you can see, the URA, the Urban Redevelopment Area
23 is in the blue on this -- on this picture, the Atlanta
24 Metropolitan area is in red and the U.S. average is in
25 green.

1 identical to Mr. Patrick's proposal over here in the
2 lobby.

3 We did make one addition in adding Perimeter
4 Place business park. That facility currently has
5 20,000 square feet of vacant space available. Vacancy
6 is the crux of this plan and the conditions that
7 necessitate the Urban Redevelopment process and the
8 Opportunity Zone designation.

9 Chief, could I have you open up that
10 Power Point?

11 ---

12 (Chief King complies)

13 ---

14 MAYOR PITTMAN: Do we have any questions
15 about the area?

16 COUNCILMEMBER ALEXANDER: Yes, because I
17 thought that the last amendment also included Buford
18 Highway frontage and Oakcliff.

19 COUNCILMEMBER PATRICK: No.

20 MR. HOWE: No, it was not.

21 MAYOR PITTMAN: Mr. Patrick said no.

22 COUNCILMEMBER PATRICK: I didn't think that
23 Council would support going to Buford Highway.

24 COUNCILMEMBER ALEXANDER: I thought it was
25 voted on.

1 And what it is is when it comes to our --
2 most of the industrial space that we have in this area
3 is flex. It can be used for a variety of things. I
4 think we have a company that's actually manufacturing
5 traffic signals in one area, we have a company that
6 distributes plumbing supplies. So the good thing is
7 we have space that can be done for a variety things.
8 You could do quasi-retail in it, you could do
9 wholesale. So it's just not, for instance, a bulk
10 site that is only useful for heavy manufacturing use.
11 So the positive is that, you know, we can -- when it
12 comes to bringing tenants in, we have a wide spectrum
13 to choose from.

14 When it comes to the industrial, the vacancy
15 rate is about 15.5 percent; retail is -- retail is 29
16 percent, and office and institutional is 37 percent.
17 So in each category, we're outpacing the national and
18 Metro averages. When it comes to retail and office,
19 we're way outpacing those comparisons.

20 Again, when it comes to average rent, much
21 lower than the comparisons. The average rent for the
22 industrial flex space is about \$5.24 a square foot.
23 That's pretty low. I think it's only second to the
24 Stone Mountain area, which is right at \$5.00 a square
25 foot, so it's second from the last in the entire

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1 region when it comes to low rent rates.
2 For office, all the office that we have over
3 in that area is either Class B or Class C. You know,
4 again, it's the average rent is about nine dollars and
5 twenty -- 62 cents, and that -- that outpaces every-
6 body in the region. When it comes to retail, the
7 average retail rent is about \$7.80 a square foot -- a
8 square foot. The only lower submarket would be the
9 northeast submarket, which Doraville is in. It
10 basically goes from the Atlanta city limits all the
11 way up the 85 corridor to the Braselton area. So in
12 most cases, it's bringing up the rear in lower -- in
13 lower-than-average rents, and the URA is right with it
14 or right behind it.
15 Again, this is office; that's pretty low.
16 And from the market reports, there doesn't seem to be
17 a whole lot of demand for Class B and C office, and,
18 you know, region-wide, we're -- we're just inundated
19 with a glut of office, retail and industrial. We just
20 have way too much. We have far more supply than we do
21 demand, and that's why we're asking Council to approve
22 the Opportunity Zone designation or to move forward
23 with that, with that application.
24 Again, retail is -- is pretty low. It's
25 lower than any other comparison. This is just some

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1 visual blight. This is a strip center on Peachtree
2 Industrial Boulevard. You got windows boarded up.
3 This is over at Tilly Mill Crossing or the old
4 Friday's Plaza. You got plywood where windows should
5 be, you got broken windows; you got everything but
6 tumbleweeds floating across the pavement.
7 And this is next to Brian's office park.
8 You got graffiti everywhere. The roads are in -- are
9 in terrible condition.
10 COUNCILMEMBER BATES: I didn't do that.
11 MR. HOWE: It's just been -- it's been an
12 area that's been underserved for a long time. Again,
13 this is that same strip center where, you know, the
14 owner has painted over graffiti. And that's it. I
15 mean there -- there's other areas that are -- that are
16 just as bad.
17 Again, vacancies are just staggering. The
18 Northeast Industrial Park alone has 200,000 square
19 feet of space available. That is just mind-boggling.
20 All in all, you know, across the whole URA, the
21 vacancy rate is 20 percent, and that's higher than --
22 than the U.S., that's higher than the Metro area,
23 that's higher than the state of Georgia.
24 So you know, it doesn't necessarily have to
25 look like some of these photos in order to qualify as

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1 blight. Vacancies have just as much of a blighting
2 effect on a community than graffiti all over the
3 place.
4 So those are the conditions. We're required
5 by law to -- as I said, to highlight at least one.
6 The implementation section is just like what we've
7 been doing in this Opportunity Zone.
8 I did add that we may pursue an Enterprize
9 Zone. That is a statutory tax abatement program. We
10 may look at it and we may -- we may or may not decide
11 to pursue that, but I just threw it out there for
12 discussion.
13 MAYOR PITTMAN: Okay. So I'm going to open
14 the public hearing portion and then I'm going to get
15 comments from Council.
16 What do you anticipate needing from Council
17 tonight?
18 MR. HOWE: I need a -- I need a recom-
19 mendation adopting the resolution that would adopt the
20 plan and approving the Opportunity Zone application.
21 MAYOR PITTMAN: Okay. All right. Thank you
22 so much.
23 Okay. At this time, I'm going to open the
24 public hearing portion. If you wish to come speak,
25 please come forward, state your name for the record.

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1 I believe that's a total of 10 minutes. Is that
2 correct? 10 minutes. So if you speak for 10 minutes,
3 no one else will get to speak. Please come forward.
4 State your name, please.
5 MR. HART: Tom Hart, Gordon Heights.
6 There's no doubt the place along Peachtree
7 Industrial has been neglected for awhile. Dunwoody
8 went and annexed the apartments on the other side
9 because Dekalb County had completely turned the place
10 over to no-man's land. There was no code enforcement,
11 there was virtually no police services in the area,
12 and so people did whatever they do, and people left
13 those areas.
14 The economy was a problem, but the area
15 where Friday's Plaza is located was a bustling retail
16 area until the strip club moved in. Now we have three
17 gentlemen's clubs in that area -- not just one; we
18 have three -- and the owner -- the place was full
19 until the owner was going to sell the property to Home
20 Depot. Home Depot was going to build a superstore in
21 that location, so he got rid of all of his tenants.
22 Georgia Power, etc., all moved down to Chamblee and
23 these other areas, leaving the shopping center empty,
24 and he didn't do any maintenance on the place because
25 it was due to be torn down. Well, because of the

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1 economy, Home Depot didn't do -- didn't move in, and
2 so then he had to start rebuilding the place again.
3 So there's reasons why the area has gone
4 that way. Plus we have a couple things going on
5 Woodwin that were not approved by anybody. They just
6 moved into an area that was part residential, wasn't
7 zoned. It was half Dekalb, half Doraville. Nobody
8 did their jobs. Doraville didn't do its job and
9 Dekalb County certainly didn't do its job.
10 And so to redevelop the area, you have to
11 bring the thing back under some type of City super-
12 vision where they're getting police services; Quality
13 of Life is issuing tickets when people don't do what
14 they're supposed to do, because this hasn't been done
15 in years. Okay.
16 We have new buildings being built there.
17 The Goodyear Tire store you just approved, that's not
18 being built because you blighted the area. It's being
19 built because it's a good location.
20 Housing was coming from Dunwoody because
21 they have no land left, okay. They're using the
22 same -- it's a better school district.
23 So the City has to build a set of quality
24 standards that allow quality buildings to be built and
25 quality housing to be built coming down Tilly Mill

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1 Road. The same thing goes for Winters Chapel.
2 They have to understand the City of
3 Doraville's not going to roll over when they bring a
4 third-rate business in and they could do whatever they
5 wanted to do, and that goes for Buford Highway too.
6 The school system here is terrible. You've
7 got a terrible reputation and you have a reputation
8 for doing whatever you want to do.
9 So if you look around the area around
10 Doraville, it's always poorly constructed in Doraville
11 versus the surrounding area. Even the new
12 construction on Buford Highway does not meet normal
13 standards of construction. People don't put drive-
14 throughs facing the major highway. They put them on
15 the back side of the building.
16 And so the same thing goes for here. You
17 don't have any development or design standards before
18 you're doing this. You have to have all these things
19 in place before you start this redevelopment. We
20 don't even have a building official that's there for
21 the people to meet with every day on their
22 construction of new buildings.
23 This is not a city that's prepared to start
24 putting all these tools in the tool box with nobody in
25 charge at City Hall. So I would say do what you're

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1 going to do on Buford Highway, get all your ducks in
2 the row before you do anything like this, because what
3 you're going to do is put more buildings that are
4 going to be there for another 30 years with the same
5 poor construction techniques.
6 Thank you.
7 MAYOR PITTMAN: Any additional public
8 comments? Yes, sir.
9 MR. ELLARY HILL: My name is Ellary Hill.
10 I'm representing District 7, Commissioner Stan Watson.
11 It's more of an announcement. He is concerned about
12 the issues that you have here in Doraville. And
13 continue to beat him up if necessary to get your point
14 across in terms of what you need from Dekalb County.
15 Thank you.
16 MAYOR PITTMAN: Thank you, sir.
17 Anyone else?
18 - - -
19 (No response)
20 - - -
21 MAYOR PITTMAN: Okay. We're going to close
22 the public hearing portion of this and bring it back
23 up to the table.
24 Ms. Alexander?
25 COUNCILMEMBER ALEXANDER: Mr. Howe, I have

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1 questions for you.
2 MR. HOWE: Yes, ma'am.
3 COUNCILMEMBER ALEXANDER: The very first we
4 approved was General Motors, and the second one was?
5 MR. HOWE: The UAW amendment.
6 COUNCILMEMBER ALEXANDER: And Peachtree
7 Pavilion?
8 MR. HOWE: Yeah, we did Peachtree Pavilion
9 in March, we did UAW in January, and the original plan
10 was done in early August.
11 COUNCILMEMBER ALEXANDER: Okay. Have they
12 -- has DCA given approval to any of those yet?
13 MR. HOWE: It has approved the General
14 Motors, the original plan. The first amendment, it
15 has not officially approved Peachtree Pavilion, but we
16 have talked to them and the staff has approved it.
17 It's just over the last month or so, there's just been
18 a lot of applications come in, particularly in Dekalb
19 County.
20 COUNCILMEMBER ALEXANDER: Thank you.
21 MAYOR PITTMAN: Mr. Bates?
22 COUNCILMEMBER BATES: As I think most of you
23 all know, my office is in the newly-annexed area there
24 just south of Winters Chapel, and we've been there six
25 years, roughly six years. And if you're not familiar

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1 with that area in between Quick Trip and Donna's
2 neighborhood, you need to familiarize yourself with
3 that area because it is --
4 How would you describe that, Chief?
5 CHIEF KING: Waziristan, the tribal,
6 ungoverned area of Pakistan.
7 COUNCILMEMBER BATES: Yeah. It is an
8 interesting area. And thanks to the Police Department
9 for cleaning out the -- the "happy ending" massage
10 parlor that sprung up there a few years ago.
11 And it's a challenge, and it needs -- it
12 needs some -- in addition to the stick from the police
13 department, it needs a carrot. And I think this --
14 this area from --
15 As Mr. Hart said, you know, the proximity to
16 Dunwoody makes it very attractive. If there's some
17 incentives there that can come from the State, I think
18 that will long-term help move that area into a more
19 robust destination location.
20 I agree with Maria that I want to make sure
21 that we've got the DCA clearance on that. But just
22 looking through, you know, recent cities that have
23 adopted URAs and Opportunity Zones, you've got Dekalb
24 County that has done one, you've got Roswell that's
25 done one; Sandy Springs has done one, Avondale Estates

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1 has done one, Decatur has done one. Chamblee just did
2 one.
3 MR. HOWE: Dunwoody is.
4 COUNCILMEMBER BATES: Dunwoody has done one,
5 so, and these are all within the last three or four
6 months that -- Avondale Estates just did one three or
7 four weeks ago, so it's -- it's out there. People
8 recognize that as a tool.
9 I will defer to Robert and Pam since this is
10 their -- their district and put a lot of credence into
11 their comments, but generally I think that this
12 particular location warrants and is justified in
13 putting some additional tools in place.
14 MAYOR PITTMAN: Okay. Thank you.
15 Ms. Pachuta?
16 COUNCILMEMBER PACHUTA: Have they approved
17 the UAW spot yet?
18 MR. HOWE: Yes, ma'am.
19 COUNCILMEMBER PACHUTA: They have approved
20 that. So we're just waiting on the Peachtree Pavilion
21 for approval.
22 MR. HOWE: Yes, ma'am.
23 MAYOR PITTMAN: Okay. Mr. Patrick?
24 COUNCILMEMBER PATRICK: The only comment I
25 would make is that this is an option or something

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1 afforded by the State where we can help people
2 hopefully get jobs, help attract businesses to our
3 community, and help grow Doraville for the future, and
4 I hope -- I hope we get -- get it passed tonight.
5 MAYOR PITTMAN: Okay. Thank you.
6 Ms. Fleming?
7 COUNCILMEMBER FLEMING: Thank you. And I
8 appreciate Mr. Bates's comments, definitely.
9 This is something that -- that we are
10 definitely needing as a marketing tool. And as Mr.
11 Patrick said, it's sponsored by the State for a tax
12 rebate on the business owners' taxes. Nothing comes
13 out of the City.
14 Our district is blighted up and down PIB and
15 over into that Winters Chapel area and back into
16 Bankers Industrial. I think these areas that we have
17 designated in the -- in the URA II plan is less
18 affecting residential, so I don't think there should
19 be an issue with the residents. They're not backing
20 up to, they're not in front of the businesses. So I
21 am heartily in support of this particular plan, Plan
22 II.
23 MAYOR PITTMAN: Okay. Thank you.
24 Ms. Dean?
25 COUNCILMEMBER DEAN: Yeah. I have some

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1 concerns that we are not using the tools that we have.
2 Again, we don't have a vision for the city so we
3 haven't clearly defined ourselves. We don't have
4 architectural standards. Our zoning is severely
5 lacking, and in fact even the zoning that's in place
6 can be changed if they want to come before us and
7 change it, and so it's kind of concerning to me when
8 we sit back and say, "Wow. Why isn't this working?"
9 Just go down Buford Highway and see some of
10 the things. There's a new business. I was at the
11 Planning Commission meeting. I know that new business
12 is a wholesale storage facility. I know; I was there.
13 They said it; the applicant said it. But we said,
14 "Yes, come on in," and so we allow all of these places
15 to come into our city wherever they want and so it
16 looks like this hodgepodge of businesses that don't
17 really cater to the residents, and we say, "Hm.
18 What's wrong here? Let's look for another tool." And
19 so we have to now designate this area blighted or a
20 slum and -- and to attract -- to attract people to
21 come to our city, when I think, number one, if we
22 utilized enforcement and had some of the properties
23 cleaned up --
24 The first time we discussed this, I had a
25 lot of pictures. We're not -- we're not enforcing

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1 what we have, what we can enforce in terms of keeping
2 properties clean and neat and tidy. There's a
3 property on Stewart Road and Jess Norman that's just -
4 - that's horrible, and I complain. I mean every three
5 months I'll call: "What's going on here? What's
6 going on?" People come to me because it's
7 embarrassing, it's embarrassing to live a stone's
8 throw away from this property because it's always run
9 over. And I've asked. "Can we have this property
10 demolished?" "No, we can't. We can't do that."
11 So yeah, let's -- let's do something with
12 this, I mean, because we're -- we're doing nothing.
13 We mow the grass every three months or so.
14 Home Depot. Is that part of this plan, and
15 has anyone talked to Home Depot about this?
16 MR. HOWE: Yes, ma'am. No, ma'am, we have
17 not. We don't need to talk to --
18 COUNCILMEMBER DEAN: I know we --
19 MR. HOWE: -- every individual --
20 COUNCILMEMBER DEAN: -- don't need to, but I
21 mean just as a --
22 MAYOR PITTMAN: Could you finish, please.
23 What were you going to say?
24 MR. HOWE: We don't need to talk to every
25 individual property owner.

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1 When we have, they usually -- they'll
2 respond that, "We're for it."
3 COUNCILMEMBER DEAN: So he answered --
4 MR. HOWE: "We really --
5 COUNCILMEMBER DEAN: -- my question.
6 MR. HOWE: "-- don't want to get involved in
7 Doraville politics." That's usually their answer.
8 COUNCILMEMBER DEAN: Right. Okay. Right.
9 MAYOR PITTMAN: Shh.
10 COUNCILMEMBER DEAN: Don't shh me, okay.
11 MAYOR PITTMAN: Well, but don't interrupt.
12 He was trying --
13 COUNCILMEMBER DEAN: Well, he answered my
14 question.
15 MAYOR PITTMAN: Okay. We're going to --
16 COUNCILMEMBER DEAN: He said no.
17 MAYOR PITTMAN: -- move on.
18 COUNCILMEMBER DEAN: Okay. Now, the --
19 MAYOR PITTMAN: Ms. Alexander, are you --
20 COUNCILMEMBER DEAN: No. I'm not --
21 MAYOR PITTMAN: Oh, you're not through.
22 COUNCILMEMBER DEAN: I'm not done --
23 MAYOR PITTMAN: Okay. Go ahead.
24 COUNCILMEMBER DEAN: -- at all. Thank you.
25 Okay. On the August 20th meeting when we

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1 talked about this, some Council members suggested
2 that, "Okay. We'll see what happens with this
3 property before we do more."
4 And has anything happened in a positive way
5 that we can point to, look at and say, "Yes. Look.
6 You see? This has worked?"
7 MR. HOWE: Absolutely.
8 COUNCILMEMBER DEAN: Okay.
9 MR. HOWE: The whole point of establishing
10 the DDA was to help subsidize 200 jobs. They called
11 specifically because they read about the Opportunity
12 Zone, and they called -- and that was the only reason
13 why they called was the Opportunity Zone -- and it
14 broke my heart to tell them, you know, we approved it
15 for the GM area and Seaboard Oil but we stopped short
16 of including anything else. And that's why the
17 amendment moved so quickly. I had you-all adopt it
18 the first -- at the first or second meeting in January
19 and DCA approved it in record time.
20 But yes, ma'am, I mean it works.
21 COUNCILMEMBER DEAN: I mean are they here?
22 Are they here now? Has there been an --
23 MR. HOWE: There's still --
24 COUNCILMEMBER DEAN: -- agreement in place?
25 MR. HOWE: -- ongoing negotiations between

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1 them and the property owner.
2 COUNCILMEMBER DEAN: Okay.
3 MR. HOWE: And if it does not work out, it's
4 because the property owner just flat out refuses to
5 sell or negotiate.
6 COUNCILMEMBER DEAN: Okay.
7 MR. HOWE: But we have other properties that
8 we have other options that we've accumulated to -- to
9 show them as alternates in the meantime. But it
10 absolutely works.
11 COUNCILMEMBER DEAN: Okay. And another
12 concern: At the last meeting, there was a gentleman
13 by the name of Mr. Sutfin who was here. He has a
14 company called Cobalt Properties. And he expressed a
15 concern that -- that by -- with some of these -- these
16 benefits, it's not so beneficial to him because of the
17 eminent domain --
18 MR. HOWE: Yes, ma'am.
19 COUNCILMEMBER DEAN: -- factor.
20 MR. HOWE: Eminent domain can only be used
21 for public purposes as defined, and public purposes
22 happens to be defined by Georgia law.
23 COUNCILMEMBER DEAN: Right.
24 MR. HOWE: So the law does not allow eminent
25 domain as a redevelopment tool or as an economic

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1 development tool.
 2 COUNCILMEMBER DEAN: Well, he's concerned
 3 because his property is near the GM plant, and -- and
 4 it does. I mean they could take his property, which,
 5 as he said here -- I believe he spoke publicly -- as
 6 he said here, that's his life savings, and so -- so
 7 that's something to take into consideration.
 8 COUNCILMEMBER BATES: But nobody can take
 9 his property for redevelopment for the benefit of
 10 somebody else. It's got to be a public benefit. It's
 11 got to be a school, a sidewalk, a power station, a
 12 water transfer station. It can't be for a new
 13 business.
 14 COUNCILMEMBER DEAN: Well, no, I understand
 15 that, but if I had property, I wouldn't care why they
 16 were taking it, I mean whether it was for the good of
 17 all or -- or -- or whatever. If I had a piece of
 18 property and the City says, "We want this" --
 19 COUNCILMEMBER BATES: If --
 20 COUNCILMEMBER DEAN: -- it wouldn't --
 21 COUNCILMEMBER BATES: If MARTA decides that
 22 they want to take his property, there's not anything
 23 that any of us are going to be able to do about it.
 24 COUNCILMEMBER DEAN: Right. Okay. Okay.
 25 That's about all I have.

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1 MR. HOWE: No, ma'am, it's the same.
 2 MAYOR PITTMAN: Okay.
 3 MR. HOWE: There's two parts.
 4 COUNCILMEMBER PATRICK: And so just handed
 5 by extension, also adopt the Opportunity Zone for
 6 District 1.
 7 MAYOR PITTMAN: Okay. All right. Do I get
 8 a second?
 9 COUNCILMEMBER FLEMING: Second.
 10 MAYOR PITTMAN: Okay. Discussion?
 11 ---
 12 (No response)
 13 ---
 14 MAYOR PITTMAN: Call the roll, please.
 15 CLERK BRYANT: Councilmember Alexander?
 16 COUNCILMEMBER ALEXANDER: Yes.
 17 CLERK BRYANT: Councilmember Bates?
 18 COUNCILMEMBER BATES: Yes.
 19 CLERK BRYANT: Councilmember Dean?
 20 COUNCILMEMBER DEAN: No.
 21 CLERK BRYANT: Councilmember Fleming?
 22 COUNCILMEMBER FLEMING: Yes.
 23 CLERK BRYANT: Councilmember Pachuta?
 24 COUNCILMEMBER PACHUTA: Yes.
 25 CLERK BRYANT: Councilmember Patrick?

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1 MAYOR PITTMAN: Okay. Thank you.
 2 COUNCILMEMBER ALEXANDER: Did you speak to
 3 the shopping center management company at Friday's
 4 Plaza?
 5 MR. HOWE: Yes, ma'am.
 6 COUNCILMEMBER ALEXANDER: Okay.
 7 MR. HOWE: I did talk with them and they are
 8 -- they're all for whatever we can do to help them.
 9 MAYOR PITTMAN: Yeah. They were very
 10 excited about that.
 11 MR. HOWE: Yes, ma'am.
 12 MAYOR PITTMAN: Okay. Thank you.
 13 Does anyone wish to entertain a motion?
 14 Mr. Patrick?
 15 COUNCILMEMBER PATRICK: Yes. I'd like to
 16 motion or move that we adopt Opportunity Zones or the
 17 URL-II [sic] for District 1.
 18 MAYOR PITTMAN: Okay. Thank you.
 19 COUNCILMEMBER FLEMING: Second.
 20 MR. HOWE: It's two. A motion adopting the
 21 Doraville Urban Redevelopment Plan II and at the same
 22 time approving the Opportunity Zone --
 23 MAYOR PITTMAN: So you need --
 24 MR. HOWE: -- application.
 25 MAYOR PITTMAN: -- two different motions?

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1 COUNCILMEMBER PATRICK: Yes.
 2 MAYOR PITTMAN: Okay. Thank you. Motion
 3 carries, and we're going to take a five-minute break.
 4 ---
 5 (Brief recess)
 6 ---
 7 MAYOR PITTMAN: Meeting come back to order.
 8 Next on the agenda is Old Business, Establish
 9 Purchasing Authority for City Manager, Dr. Gillen.
 10 DR. GILLEN: Thank you, Mayor, City Council.
 11 Before you is a resolution authorizing the
 12 spending authority. What this is is the one-time
 13 spending authority for the City Manager to spend
 14 without coming to the Council for approval on budgeted
 15 items within the -- of course within the framework of
 16 the budget.
 17 In our prior discussions, we talked about
 18 establishing a purchasing policy prior to that. You
 19 had an old copy that we presented to you for Council
 20 input on some of the concerns you have, and you should
 21 also have a redline copy now with the -- Lisa and I
 22 sat down with Cecil and went through this, and Lenny,
 23 and made sure it was all legal and made sure it
 24 matched up any pertinent State statutes, things of
 25 that nature.

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1 We added a few things and took a few thing
2 out. We removed the cell phone provision. That is
3 something I'd like to put in. That's a big policy
4 change that was -- put that into the Policy Committee
5 once we get that established and start talking about
6 that, as that's a good policy. There's going to be --
7 there's -- the more we talked about, the more things
8 started to bubble to the surface, so we said we really
9 need to have a lengthier discussion about that.

10 As you see on the first page, Lisa put in
11 some pieces on unauthorized purchases, basically
12 establishing the guidelines for employees -- you know,
13 this is what happens if you don't obey the rules;
14 there is a disciplinary process and the City Manager
15 can discipline you for doing that -- just to make sure
16 that's in the guidelines when people read it.

17 Purchasing Procedures. The purchase orders
18 will be issued for the purchases with the following
19 exceptions. Those exceptions are simply because we
20 don't typically do purchase orders for those types of
21 purchases -- utility invoices, electrical and things
22 like that we pay monthly; travel and mileage
23 reimbursements, UPS, FedEx and insurance premiums,
24 postage, expenses, conferences and trainings, things
25 of that nature.

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1 Move on down the list, establishing the
2 purchase with the purchase card to be a credit card
3 not to require -- the policy doesn't require a
4 purchase order, but there is a max on that per day,
5 and we'll get into some of the thresholds later here
6 in the process.

7 On page 3, we put things like in part 7
8 there, purchase orders requested on behalf of another
9 department must be approved by that department head
10 prior to issuance. For example, ordering parts for a
11 police car. The maintenance staff is ordering a new
12 thing for a car. They -- they have to make sure
13 that -- that Chief signs off on that P.O. before
14 purchasing it. Little things like that.

15 Page 4 gets into the meat of the topic,
16 establishing the expenditures. And the assumption
17 that you approve the spending authority of \$25,000 for
18 the City Manager. City Manager is authorized to
19 approve and sign annual maintenance agreements, amount
20 not to exceed \$25,000.

21 Part 4 are the items, small-value purchase
22 under \$2,000 may be made he open market. We
23 established that, because that's the credit card's
24 limit. That's typically where those types of
25 purchases are made. Those items are required at least

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1 verbal quotes unless purchasing from a purchase
2 cooperative contract, statewide contract or Federal
3 contract. So even though it's a -- it's a smaller
4 item, we're still expecting our staff to get three
5 quotes on that, just verbal quotes. It's typically
6 not a big item; you don't need a lengthy written quote
7 or anything like that.

8 Contracts that are between \$2,000 and
9 \$25,000 shall be purchased by a minimum of three
10 competitive prices solicited by written quotation.
11 Quotes will be attached to the purchase order and so
12 on.

13 Contracts below the competitive bidding
14 threshold, \$100,000 and \$25,000, either singularly or
15 in aggregate -- and it gets to that point of you can't
16 just break it down into smaller bits and pieces and
17 get around the purchasing process -- shall be
18 purchased using -- either using the competitive-
19 bidding process or by competitive quotes in writing
20 from a minimum of three vendors whenever possible.

21 For the purchase of a vehicle or other
22 single piece of equipment, it may be more appropriate
23 to solicit written quotes as opposed to issuing an RFP
24 or an RFQ. If we're buying a squad car, for instance,
25 it's typically a standard brand, it's a police

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1 standard-issue with all the shocks and suspensions and
2 things like that that a squad car needs. So putting
3 together a lengthy RFP or a quote document is a little
4 superfluous. We know what we're getting; we know
5 we're comparing apples to apples. It's typically the
6 same brand. So that's -- that's why either an RFP or
7 a quote on that part.

8 Anything over \$100,000 is subject to the
9 State bidding laws and they must be done by a sealed
10 bid and all the bid process that is normal. So most
11 of our projects of that size are typically
12 construction projects. We don't have pieces of
13 equipment over \$100,000 in Doraville, so we're not
14 buying snow plows, so that is the threshold. You
15 know, these thresholds are relatively arbitrary, but
16 they are set to fit certain standards we have in place
17 already as part of our ongoing practice.

18 There is an outline here that Lenny really
19 did some work on on the emergency purchasing portion.
20 It defines what that is and tightens it up more, it's
21 not as broad as it was in the original document, and
22 it defines what an emergency is.

23 On to the next page, page 6, we inserted
24 some language on grants and donations. Then through
25 the next part on Imprest Funds, which is petty cash,

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1 there is only one department that does that, and that
2 is Parks & Rec. So we wanted to make sure we outlined
3 the rules on that. That could always change in the
4 future. The rules would carry over if necessary.
5 And then on this last part, it is the policy
6 of the City of Doraville that the following ethical
7 principles shall govern the conduct of everyone
8 employed, involved directly or indirectly in the City
9 procurement process. The NIGP, the National Institute
10 for Government Purchasing, the Code of Ethics is
11 attached as Appendix A as an additional guideline.
12 What I like that Lisa did there was we took
13 what State standards are for the State statutes that
14 are regulating, you know, how we purchase things and
15 reception of gifts and gratuities and things of that
16 nature, and it tightens it up even further and gives
17 more guidelines. So if an employee's ever in doubt,
18 they can refer to this and are able to then make some
19 wise decisions as far as their behavior. For
20 instance, if they're at a conference and there's a
21 vendor who wants to take them out to a dinner, they
22 can say, "Gosh, is that a good idea? Well, let me go
23 look at the Code of Ethics, what's it tell me and
24 what's it directing me to do."
25 And it kind of lays that out for them, gives

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1 them some further guidelines so they're never caught
2 in it and say, "You know, I can't because, you know,
3 our policy says we follow this code of ethics and the
4 code of ethics says I can't do that." Gives them
5 something to fall back on. Sometimes it's hard, you
6 know, when salesmen get pushy. "Listen, I can't," and
7 it just gives them something to fall back on.
8 So that is the purchasing policy as of now.
9 This will of course as we move forward and we learn
10 new things about our computer systems and this and
11 that, we may, you know, be altering this with Council
12 approval. We'd like Council to endorse these rules so
13 the staff knows that, you know, this is the guidelines
14 we're going to be following; any violation of these
15 guidelines will result in the beginning of a
16 disciplinary process.
17 So any questions about the revised
18 purchasing policy?
19 MAYOR PITTMAN: I understand that \$25,000
20 was your recommendation for the --
21 DR. GILLEN: Yes.
22 MAYOR PITTMAN: -- purchase. Okay. Just
23 wanted to clarify. Thank you.
24 Ms. Alexander?
25 COUNCILMEMBER ALEXANDER: No, I'm good.

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1 Thank you.
2 MAYOR PITTMAN: Mr. Bates?
3 COUNCILMEMBER BATES: On 16, which was page
4 4, just want to get a little bit of clarification and
5 it's going to be in reference to all, (a), (b) and (c).
6 When we're getting written quotes -- RFPs, RFQs -- are
7 they all going to be sealed?
8 DR. GILLEN: Typically with a quote, it is
9 not the formalized, sealed process. But you're not
10 sharing the information; you're trying to get the best
11 price. With the RFP process, of course, it is a
12 sealed-bid process.
13 COUNCILMEMBER BATES: My only concern with
14 the nonsealed quote would be the potential for Vendor
15 B getting a heads-up on Vendor A.
16 DR. GILLEN: We certainly can just add that
17 as a revision. That doesn't really complicate things
18 very much to add it as a sealed quote.
19 COUNCILMEMBER BATES: That would be my
20 preference just to --
21 DR. GILLEN: Right.
22 COUNCILMEMBER BATES: -- make sure that
23 we're not potentially opened up for --
24 DR. GILLEN: Yeah.
25 COUNCILMEMBER BATES: -- some unfair

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1 practices.
2 DR. GILLEN: Sure. Yeah. I mean that's --
3 that doesn't add -- that doesn't add any cumbersome to
4 the -- to the process. We certainly can, if you were
5 to make a motion to approve this, just add that to the
6 motion.
7 MAYOR PITTMAN: Okay. Ms. Pachuta?
8 COUNCILMEMBER PACHUTA: Huh-uh.
9 MAYOR PITTMAN: Mr. Patrick?
10 COUNCILMEMBER PATRICK: No.
11 MAYOR PITTMAN: Ms. Fleming?
12 COUNCILMEMBER FLEMING: Yes. I have
13 questions all night long.
14 Item number 4. I am totally opposed to the
15 credit card transactions of \$2,000 per transaction per
16 day, and, you know, at this point in time, I'm not
17 sure how many credit cards are distributed amongst the
18 employees. I have issues with that. I mean Council
19 as well as the residents were very much concerned
20 about the \$5,000 for the Mayor, so, and now we're
21 going to give \$2,000 for credit card purchases? You
22 know, I am totally against that.
23 I am in agreement with Mr. Bates on number
24 16. I really do believe that even though quotations
25 under \$100,000, I think they should be sealed and

1 opened in a meeting. Not necessarily our meeting but,
2 you know, taking minutes on it.

3 And I wanted to ask about I don't believe
4 this has been common that the City is going to require
5 a 5 percent bid bond be submitted with a bid. I think
6 that's only happened one time and that was for the
7 \$700,000 sidewalk project, so I wanted some
8 clarification on that. I don't think we've ever --

9 ATTORNEY McLENDON: Really, the rules in
10 Georgia are limited on bidding, that says for public
11 works projects in excess of \$100,000, they shall be
12 competitively bid, and then it has the bonding and bid
13 bond requirements.

14 So when you're into a public works project
15 over \$100,000, there is State law, and you have to
16 comply with the State law on that. Everything else is
17 policy, you know; everything else is sort of you-all
18 decide on how you want this document to look.

19 So where it's referring to that, I think
20 it's talking to those contracts that have sort of rung
21 the bell of the State law. So it has to follow that
22 rule at that point if it's the public works project
23 over \$100,000, and I think that's why that language is
24 in here.

25 COUNCILMEMBER FLEMING: Okay. And then the

1 not had time to look at it and I'm not going to try to
2 read here while I'm listening to everyone else's
3 comments, although I will say that the comments I have
4 heard from Mr. Bates and Ms. Fleming sound reasonable
5 to me. I think that it should be a closed bid and the
6 -- that the \$2,000 a day per day doesn't really -- I
7 mean unless I can understand why that would be
8 necessary, that's an issue for me.

9 But again, I think that this is premature
10 because you have been here for two months, and even
11 then, it's not been a full two months, and so I would
12 like to see a little more. I mean I was head of HR
13 for a law firm, and I always had a 90-day probationary
14 period where I assessed and evaluated the employees'
15 work before making any kind of change. So that's
16 where I am.

17 MAYOR PITTMAN: Okay. Did you have anything
18 else you wanted to add?

19 DR. GILLEN: That's it.

20 MAYOR PITTMAN: So are you requesting for a
21 motion to establishing your purchasing authority at
22 \$25,000, and what are you wanting to do with this
23 tonight?

24 DR. GILLEN: Approving the purchasing policy
25 with just the addition that Councilmember Bates

1 other item I wanted just to comment on this evening,
2 it was in the previous but now has been -- has been
3 struck from page 6, number 20, professional services,
4 And I was curious as to why that was deleted.

5 DR. GILLEN: We took that from Council
6 comments that they don't want to treat professional
7 services any differently; they wanted to make them go
8 through --

9 COUNCILMEMBER FLEMING: Okay.

10 DR. GILLEN: -- the same process.

11 COUNCILMEMBER FLEMING: That's fine. That
12 would have been my comment on that.

13 DR. GILLEN: Yeah.

14 COUNCILMEMBER FLEMING: That's all I have.

15 COUNCILMEMBER DEAN: Well, as I stated last
16 time, I think this is premature because we recently
17 talked about the spending authority for the Mayor and
18 we set it at \$5,000. And you, as we are, as I am
19 doing, I am evaluating and assessing your work as you
20 are with the employees at City Hall, in the City, etc.
21 So I would like to see -- I would like to see how you
22 operate a little better before saying, "Here's the
23 checkbook. Go for it."

24 And in terms of this purchasing policy,
25 again, I saw this for the first time today. I have

1 suggested.

2 MAYOR PITTMAN: All right. So does anyone
3 want to entertain a motion?

4 DR. GILLEN: Or any other additions you --

5 COUNCILMEMBER PACHUTA: I'll go ahead and
6 make a motion to approve the resolution establishing
7 purchasing authority for City Manager at \$25,000 and
8 also approving the purchasing policy with the
9 requested change that any written quotes be sealed and
10 opened at the same time to ensure fairness.

11 MAYOR PITTMAN: Okay.

12 COUNCILMEMBER ALEXANDER: And the purchasing
13 policy is the redline version.

14 DR. GILLEN: That's correct.

15 MAYOR PITTMAN: And do I get a second?

16 COUNCILMEMBER ALEXANDER: Second.

17 MAYOR PITTMAN: Okay. Discussion?

18 COUNCILMEMBER FLEMING: Yes. Sorry.
19 I'm asking Council. You're not concerned

20 about the \$2,000 credit card purchases per day without
21 a purchase order for all the credit cards? I'm asking
22 Council.

23 COUNCILMEMBER DEAN: Yes, I am concerned. I
24 -- I am concerned. I think trust is something that is
25 earned and I think Mr. Gillen -- Dr. Gillen is very

1 intelligent, it looks great on paper, and I am sure
2 that if we came two months from now and had this same
3 discussion, my comments would be completely different,
4 but we are where we are when we are, and so yes, it is
5 a concern.

6 COUNCILMEMBER ALEXANDER: Considering there
7 are prohibited or noncompliance various paragraphs in
8 here which can include up to termination of
9 employment, I would hope that our employees would
10 follow the rules in lieu of having their job
11 terminated, and I believe the \$2,000 limit also has to
12 be a budgeted item.

13 MAYOR PITTMAN: That's correct.

14 COUNCILMEMBER FLEMING: Any other comments
15 from Council?

16 COUNCILMEMBER PATRICK: It would be my
17 preference to have a chance to fully read this
18 document, the redline comments, before making any --
19 any vote. I'm not opposed to it but I just want to
20 read it before I make a decision.

21 COUNCILMEMBER FLEMING: Then, I have one
22 other comment regarding the \$2,000 per day per credit
23 card per transaction.

24 In light of I don't know our policy right
25 now about scrutinizing our bills to reflect who's

1 MAYOR PITTMAN: Okay. Next on the agenda is
2 Ordinance to Revise City Code to Authorize

3 Administrative Powers to the City Manager. Cecil?

4 ATTORNEY McLENDON: I think we had looked at
5 this a little bit on the last meeting. This is sort
6 of an omnibus let's change over wherever the
7 administrative authority had been delegated to the
8 Mayor, look for those provisions and change that over
9 as of July 1st where that authority would now fall to
10 the City Manager.

11 But if I recall, there was a lot to read, so
12 I'm open to any suggestions, but I remember we did
13 have one particular question, and I looked into that,
14 and this is in Section 17.

15 And what was happening there is in our
16 definition of the Comp Plan, it just said that the
17 Comp Plan was approved by the Planning Commission,
18 which the Comp Plan is commented on by the Planning
19 Commission but it is ultimately approved by the Mayor
20 and Council. So it was appropriate in that location
21 to change it from Planning Commission to Mayor and
22 Council, because it is actually the Mayor and Council
23 that authorize it, and that's also consistent with the
24 definition of the Comp Plan in our Zoning Ordinance
25 back in the back.

1 buying what when, and without having an agreement, a
2 purchase order agreement for such, I am totally
3 opposed to that. Thank you.

4 MAYOR PITTMAN: Okay.

5 CLERK BRYANT: Councilmember Alexander?

6 COUNCILMEMBER ALEXANDER: Yes.

7 CLERK BRYANT: Councilmember Bates?

8 COUNCILMEMBER BATES: Yes.

9 CLERK BRYANT: Councilmember Dean?

10 COUNCILMEMBER DEAN: No.

11 CLERK BRYANT: Councilmember Fleming?

12 COUNCILMEMBER FLEMING: No.

13 CLERK BRYANT: Councilmember Pachuta?

14 COUNCILMEMBER PACHUTA: Yes.

15 CLERK BRYANT: Councilmember Patrick?

16 COUNCILMEMBER PATRICK: No.

17 COUNCILMEMBER PACHUTA: It's up to you now.

18 MAYOR PITTMAN: You know, I believe that Dr.
19 Gillen, Ms. Ferguson and Legal put this together and I
20 feel confident that -- in what they have put together
21 here. The \$25,000 should have never been taken away
22 in the first place, because you will not be able to
23 run the City without having to run to Council every 30
24 seconds for something. So I do support this and say
25 yes. Thank you.

1 So that one is not -- it is a technical
2 change to make sure that's consistent with
3 the law on that. I did look at that and I am
4 satisfied that that was a good change to make, and I
5 can talk about it at more length if --

6 Did that make --

7 COUNCILMEMBER DEAN: Okay. Well, can we
8 just say after -- after recommendation by the Planning
9 Commission, adopted by City Council?

10 ATTORNEY McLENDON: That's part of our law
11 already. It's already part of how we do zoning.

12 COUNCILMEMBER DEAN: Right.

13 ATTORNEY McLENDON: Because we have a
14 Planning Commission, it is automatically commented on
15 by the Planning Commission before it goes to Council.

16 COUNCILMEMBER DEAN: Right.

17 ATTORNEY McLENDON: So we can -- really, we
18 don't need to put it in the definition because it's
19 already just inherent through our rules that that's
20 how we do any zoning actions. And that is a zoning
21 action that has to go --

22 COUNCILMEMBER DEAN: Right.

23 ATTORNEY McLENDON: -- forward under the
24 Zoning Procedures Act.

25 COUNCILMEMBER DEAN: But just for

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1 clarification, because a lot of times we kind of go,
2 "Oh, well, it doesn't say it here but it says it
3 here," or whatever. I mean would it be a problem to
4 put that language in?
5 ATTORNEY McLENDON: If you wanted me to get
6 that language in there, I could do it in a manner that
7 would be innocuous. It wouldn't hurt anything to put
8 it there.
9 COUNCILMEMBER DEAN: Okay.
10 ATTORNEY McLENDON: I can say that I think
11 we're covered otherwise, but if you said, "Cecil --
12 COUNCILMEMBER DEAN: Yeah.
13 ATTORNEY McLENDON: -- "write this in so it
14 says that there's prior comment by the Planning
15 Commission," I could do that and it would not give me
16 heartburn because it --
17 COUNCILMEMBER DEAN: Okay.
18 ATTORNEY McLENDON: -- gets into the big
19 scheme anyhow.
20 COUNCILMEMBER DEAN: All right. Good.
21 ATTORNEY McLENDON: Uh-huh.
22 COUNCILMEMBER DEAN: I would like that.
23 MAYOR PITTMAN: Thank you. Okay. And this
24 is the second read; right?
25 ATTORNEY McLENDON: I believe. There's a

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1 lot in here, so I'm more than willing to talk about
2 it.
3 MAYOR PITTMAN: Okay.
4 ATTORNEY McLENDON: But if this is good, I
5 think we're ready to go.
6 MAYOR PITTMAN: Okay. Ms. Alexander?
7 COUNCILMEMBER ALEXANDER: I'm good.
8 MAYOR PITTMAN: Mr. Bates?
9 COUNCILMEMBER BATES: I agree with
10 Ms. Dean's comments on the matter.
11 MAYOR PITTMAN: Okay. Ms. Pachuta?
12 COUNCILMEMBER PACHUTA: I'm fine.
13 COUNCILMEMBER PATRICK: I'm good.
14 MAYOR PITTMAN: Ms. Fleming?
15 COUNCILMEMBER FLEMING: I'd like to address
16 Mr. McLendon as well as Dr. Gillen.
17 MAYOR PITTMAN: Go ahead.
18 COUNCILMEMBER FLEMING: The City Manager
19 administrative powers is new, brand new to the City of
20 Doraville. And I highly respect Dr. Gillen and what
21 Cecil, Mr. McLendon, have done for us.
22 What I am having difficulty in is what my
23 role is now, okay? As a City Council member, I had
24 always been used to a department director coming to me
25 and saying, "I need to go -- This is what I need. I

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1 need painting," or "I need this" or "I need that," so
2 we would be the ones that would be approving the
3 need -- the need to go out for an RFP.
4 So I have learned that there is a
5 possibility, though I don't go on our web site often
6 enough nor would I know where to look, that there is
7 an RFP already out there for professional services for
8 the City. And maybe that is just to get some idea of
9 how much it would cost, but please help me understand
10 what my role is as a City Council member now, because
11 I thought that the Mayor and Council was the driver
12 and you -- and the City Manager was going to be the
13 navigator to get us to the point where we wanted to
14 get.
15 DR. GILLEN: Okay. If I can follow your
16 metaphor there, you mentioned a couple of issues
17 there.
18 The administrative duties of the city are
19 put on the City Manager starting July 1, and that
20 means all the hiring and firing of personnel, all the
21 appointment and job duties of the personnel, all of
22 the allocation of those resources within the budgetary
23 parameters that you've set.
24 Your role as a City Council member is
25 setting policy and setting the goals and objectives

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1 that we're trying to achieve in each department. So
2 we're trying to achieve what -- make the city look
3 like what you want it to be.
4 And it really is -- it's kind of hard to
5 answer the question without kind of a specific thing.
6 An RFP, for example, is something that we would do
7 internally. We've identified a need within a
8 department. The department head would come to me and
9 we would discuss it as part of the overall budget
10 itself in the context of the entire City operations,
11 and then we would -- we would issue the RFP. If it
12 meets the threshold requirements, we'd bring it to the
13 City Council for approval for the expenditure even
14 after the budget had been proposed. Under the
15 spending authority, we wouldn't bring it to the City
16 Council; we would -- we would be making those
17 decisions internally on the smaller items, the \$25,000
18 and less on making expenditures on -- we would do an
19 RFP, say, for a phone system. If that phone system
20 comes in under \$25,000, we would then be determining
21 which route we want to go, setting it, identifying
22 which vendor we want to go with and implement the new
23 phone system.
24 So you set the policy at the Council level
25 as far as what the overall budget parameters are, what

1 you want the outcomes to be, and then we, internally,
 2 and staff, we're working day to day to try to achieve
 3 those goals. And so a lot of the minutia on the day-
 4 to-day operations that you may have once been involved
 5 with, a lot of that, you're not going to be involved
 6 with any more.

7 It's just the nature of the manager/council
 8 form of government, and that was my understanding when
 9 I came here was that's the decision the City had made
 10 to move in that direction. It is a different form of
 11 government, it is a different role for a City
 12 Councilperson and Mayor, so you're right.

13 COUNCILMEMBER FLEMING: Okay. Let me also
 14 ask in regards to the budgetary issues that we
 15 discussed -- and this is part of the administrative
 16 powers that I'm talking about also --

17 DR. GILLEN: Uh-huh.

18 COUNCILMEMBER FLEMING: -- is that the items
 19 that you indicated that needed to be looked at and
 20 eliminated or determined whether they were cost-
 21 effective?

22 DR. GILLEN: Uh-huh.

23 COUNCILMEMBER FLEMING: Will we be getting
 24 any -- you know, because I was adamantly opposed to
 25 not having -- I mean I want us to have verbatim

1 procedure was or what the process is at least for me
 2 to understand.

3 DR. GILLEN: Uh-huh.

4 COUNCILMEMBER BATES: For me, this is going
 5 to be where our retreats are really going to be
 6 critically important. You know, where we've had a
 7 facilitator in the past, the implementation aspect of
 8 those has -- has fallen. And this is going to be
 9 where with Dr. Gillen and others, the implementation
 10 of those vision-setting sessions and those goal-
 11 setting sessions is going to be really critically
 12 important, and the follow-through on what we set based
 13 upon the feedback based upon the feedback that we get
 14 from our constituents, you know, in setting that goal
 15 and vision down the road and then directing Dr. Gillen
 16 to implement that is really going to be important for
 17 me.

18 MAYOR PITTMAN: Okay. Ms. Dean?

19 COUNCILMEMBER DEAN: Okay. On the \$25,000,
 20 for example. You used the \$25,000 phone system.
 21 That's in the aggregate, right? I mean it's not like
 22 \$25,000 per month. Is that correct?

23 DR. GILLEN: Correct.

24 COUNCILMEMBER DEAN: Okay.

25 DR. GILLEN: It would have to be for the

1 minutes, and you were going to research that and bring
 2 us back figures and so forth. So were we going to be
 3 involved in that type of . . . or is that going to be
 4 an automatic decision that you're going to make?

5 DR. GILLEN: Something that major, I'm going
 6 to be communicating with the Council on. The ultimate
 7 decision within those budgeted parameters would fall
 8 on the City Manager, but I would be a fool not to
 9 communicate with you on something that big and see
 10 where the majority of the Council would like it to go.
 11 And that's where I got to take my directions: what
 12 the majority of the Council wants, which way do I take
 13 it? And if they say no to that particular thing, I
 14 got to readjust my -- my approach. My hope would be
 15 that we would focus on what are the -- what is the end
 16 product you would like to achieve, and we'll try to
 17 define the best and most efficient way to achieve that
 18 end product, be it verbatim minutes, be it digital
 19 recording, video recording. We've got to take a look
 20 at the software, the agenda software we're going to
 21 purchase, what are the capabilities and that sort of
 22 thing, so, prior to making that decision.

23 COUNCILMEMBER FLEMING: Thank you very much.
 24 and I appreciate the recommendations that you have
 25 made. I just wanted to find out, you know, what our

1 entire fiscal year.

2 COUNCILMEMBER DEAN: Okay. All right. And
 3 I have one question, and this is -- this is mostly for
 4 Cecil. I'm sorry.

5 Section 2-113(a) was revised to transfer the
 6 agency for selling personal property of the City to
 7 the City Manager. From whom?

8 ATTORNEY McLENDON: That's an administrative
 9 action. Ultimately, you would be signing off on
 10 documents, etc.

11 COUNCILMEMBER DEAN: Uh-huh.

12 ATTORNEY McLENDON: And it would be done
 13 pursuant to your surplus. Ultimately, one of things
 14 we'll get into the purchasing policy is how we dispose
 15 of surplus property, etc. But the actual act of
 16 signing the title over or whatever needs to be done is
 17 an administrative sort of thing.

18 COUNCILMEMBER DEAN: Okay. From whom,
 19 though? From whom?

20 ATTORNEY McLENDON: Who would it have been
 21 previously?

22 COUNCILMEMBER DEAN: Is being transferred --
 23 right, exactly.

24 ATTORNEY McLENDON: It would have been the
 25 Mayor going to the City Manager.

1 COUNCILMEMBER DEAN: Okay. The Mayor to the
2 City Manager? Well, here I'm asking these questions
3 because -- and I think this is what Ms. Fleming was
4 touching on a lot of these matters -- they directly
5 affect the budget, which is up to us to approve or
6 not.

7 And so something like the sale of a piece of
8 property, I mean that's a pretty big decision. We have
9 -- the City has this piece of property, and so now
10 there is no input on whether or not the City -- from
11 the City to sell something.

12 DR. GILLEN: We're not -- and I don't think
13 we're discussing real estate property.

14 ATTORNEY McLENDON: No. This is personal
15 property.

16 DR. GILLEN: Real estate property has to
17 be --

18 COUNCILMEMBER DEAN: Personal? Okay.

19 DR. GILLEN: Personal property like old
20 computers, old squad cars, old items that we need to
21 just dispose of. We got a lot of stuff just piling up
22 we need to get rid of. It's a lot easier if I can go
23 to Lisa: Let's create a document, a list of all of
24 our surplus assets that are no longer being used;
25 let's get them in an auction or get them out of here.

1 ATTORNEY McLENDON: Real estate always
2 requires an action of Council. I'm sorry I didn't
3 pick up on that --

4 COUNCILMEMBER DEAN: Okay.

5 ATTORNEY McLENDON: -- if that's --

6 COUNCILMEMBER DEAN: Okay.

7 ATTORNEY McLENDON: -- where you were going.

8 COUNCILMEMBER DEAN: Yeah, yeah, yeah.

9 ATTORNEY McLENDON: No. Real estate
10 requires an action of the Council. The Mayor actually
11 still signs off on those types of transactions.

12 COUNCILMEMBER DEAN: Okay. All right. But
13 after, based on Council's decision.

14 ATTORNEY McLENDON: Correct. This is
15 personal property, and you establish a policy how to
16 deal with it.

17 COUNCILMEMBER DEAN: Okay.

18 MAYOR PITTMAN: Do you have something else,
19 Ms. Fleming.

20 COUNCILMEMBER FLEMING: (Imperceptible)
21 GovDeals. I haven't gotten an answer yet.

22 MAYOR PITTMAN: Okay. Anyone else? And
23 that has to -- your question about the car that will
24 be brought to Council, is that correct, for approval
25 to sell on GovDeals.

1 COUNCILMEMBER DEAN: With the changes?
2 ATTORNEY McLENDON: And do we want to add
3 in --

4 COUNCILMEMBER PACHUTA: Oh, I'm sorry.

5 ATTORNEY McLENDON: -- adding in --

6 COUNCILMEMBER PACHUTA: Adding in --

7 ATTORNEY McLENDON: -- language into the

8 definition of Comp Plan that just reinforces that the
9 Comp Plan is commented on by the Planning Commission?

10 MAYOR PITTMAN: Okay.

11 ATTORNEY McLENDON: Is that okay?

12 COUNCILMEMBER PACHUTA: As he said.

13 MAYOR PITTMAN: Second?

14 COUNCILMEMBER ALEXANDER: Second.

15 MAYOR PITTMAN: Discussion?

16 - - -

17 (No response)

18 - - -

19 MAYOR PITTMAN: Call the roll, please.

20 CLERK BRYANT: Councilmember Alexander?

21 COUNCILMEMBER ALEXANDER: Yes.

22 CLERK BRYANT: Councilmember Bates?

23 COUNCILMEMBER BATES: Yes.

24 CLERK BRYANT: Councilmember Dean?

25 COUNCILMEMBER DEAN: Yes.

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1 CLERK BRYANT: Councilmember Fleming?
2 COUNCILMEMBER FLEMING: No.
3 CLERK BRYANT: Councilmember Pachuta?
4 COUNCILMEMBER PACHUTA: Yes.
5 CLERK BRYANT: Councilmember Patrick?
6 COUNCILMEMBER PATRICK: Yes.
7 MAYOR PITTMAN: Thank you. Motion carries.
8 All right. Next is the second read on
9 Ordinance to Amend Taxation Provisions, Ms. Ferguson.
10 MS. FERGUSON: Again, this is the second
11 read on the amendment where we are just cleaning up
12 the taxation procedures and changing them so that they
13 reflect the fact that we're allowing Dekalb County to
14 collect our taxes and our past-due taxes, and we're
15 changing the date that the millage rate has to be set
16 by.
17 MAYOR PITTMAN: Okay. Thank you.
18 Ms. Alexander?
19 COUNCILMEMBER ALEXANDER: No, ma'am.
20 MAYOR PITTMAN: Mr. Bates?
21 COUNCILMEMBER BATES: Does the Dekalb County
22 Tax Assessor's Office set when the property taxes are
23 due?
24 MS. FERGUSON: Yes.
25 COUNCILMEMBER BATES: And Cecil, this might

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1 be a question for you. It's going to be at page 5,
2 Section eight -- 18-34. We're stipulating in there
3 that the taxes are due August 15th and November 15th,
4 which is a correction from what was previously in
5 there.
6 My only concern would be if Dekalb County
7 then changes when those dates are due, then we've got
8 to go back and do another amendment to this. Should
9 we clean it to make it stipulate based upon when
10 Dekalb sets it so it's --
11 MS. FERGUSON: These are the dates that
12 Dekalb has set, and if they set it, if they change it,
13 it will be a one-time thing like --
14 COUNCILMEMBER BATES: Okay.
15 MS. FERGUSON: And we talked about this last
16 time.
17 ATTORNEY McLENDON: With this critical of an
18 issue, the collection of taxes, that's one that I
19 would like to have the actual date in there, and if
20 they change it, we'll change it to follow them, but I
21 wouldn't want a sort of the decision of Dekalb is
22 incorporated by reference. That's important enough
23 that I think having the date is a big deal because
24 everything rides on it.
25 COUNCILMEMBER BATES: Well, my only concern

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1 was that we had it in January and March, and -- and I
2 know for a fact that Dekalb's not been January and
3 March for, oh, 12, 15, 20 years.
4 ATTORNEY McLENDON: We're going to do better
5 on that.
6 COUNCILMEMBER BATES: So I just want to make
7 sure that we're -- we're not, you know, going to be
8 behind.
9 COUNCILMEMBER DEAN: Okay.
10 MS. FERGUSON: I think this is going to make
11 us up to date right now, and if they change, then
12 we'll come back and change it again --
13 COUNCILMEMBER BATES: Okay.
14 MS. FERGUSON: -- and we won't take five
15 years to do it.
16 COUNCILMEMBER BATES: Thank you. I had one
17 more but I don't know what it is off the top of my
18 head, so.
19 MAYOR PITTMAN: Okay. Ms. Pachuta?
20 COUNCILMEMBER PACHUTA: (Shakes head)
21 MAYOR PITTMAN: Mr. Patrick?
22 COUNCILMEMBER PATRICK: No comments.
23 MAYOR PITTMAN: Ms. Fleming?
24 COUNCILMEMBER FLEMING: I had a hard time
25 hearing Mr. Bates so I'm not sure what his item was

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1 right then, but are we going to commute and collect
2 the 1 percent per month after January the 2nd of
3 unpaid taxes?
4 MS. FERGUSON: That's part of Dekalb
5 County's process. They do that for us. They collect
6 all of the past-due. They have a collections
7 department which will then go -- that does the liens,
8 does the whole nine yards.
9 COUNCILMEMBER FLEMING: Okay. Thank you.
10 MAYOR PITTMAN: Okay. Ms. Dean?
11 COUNCILMEMBER DEAN: This is -- I mean after
12 going through the tax assessor's records when doing --
13 when preparing for this meeting, there really seems to
14 be a lot of outdated information.
15 Have we ever -- and this is just something.
16 Has Doraville ever collected their own taxes?
17 MS. FERGUSON: Yes, we have. And we have a
18 large number of liens outstanding for people both for
19 property taxes and for sanitation, and we've gone
20 after them to try to collect it and we've been
21 unsuccessful. So the only thing that we can do is
22 wait until the property is sold and then the liens
23 will be collected, and if the property's not sold,
24 then we never collect it.
25 COUNCILMEMBER DEAN: Right. Well, what

1 about, I mean, the process of actually sending out
2 bills and getting it ourselves, keeping up our own
3 records? Is that something -- I mean not -- not any
4 time soon, but --
5 MS. FERGUSON: It's not cost-effective to do
6 that because we pay the County \$7,800 a year --
7 COUNCILMEMBER DEAN: Right. Okay.
8 MS. FERGUSON: -- to collect all the taxes,
9 to do all the assessments --
10 COUNCILMEMBER DEAN: Right.
11 MS. FERGUSON: -- to collect all the bad
12 debt --
13 COUNCILMEMBER DEAN: Right, right.
14 MS. FERGUSON: -- to do all the court stuff,
15 and we can't --
16 COUNCILMEMBER DEAN: Right, right.
17 MS. FERGUSON: -- pay somebody to do that.
18 COUNCILMEMBER DEAN: Okay. All right.
19 That's it.
20 MAYOR PITTMAN: Okay.
21 COUNCILMEMBER FLEMING: Can I ask one
22 question in follow-up to Ms. Dean's?
23 So where are the past-dues of the previous
24 bills, the ones that we've put liens on?
25 MS. FERGUSON: They're on our books as

1 put on their property for a notice that they received,
2 because we never received ours.
3 And that was a question that -- that I had.
4 Why not send something like that by certified mail so
5 you can then say, "Look," because if I go to court,
6 and I will, to say, "Look. City, it's on you to show
7 me that you actually sent me a bill." Right? And I
8 asked when I first got on Council, and there was no
9 record of it. They couldn't show me that. There was
10 a form letter. So that's why I'm . . . And I think
11 that was just a glitch in our process that we might
12 want to take a look at, so maybe if you resend,
13 because --
14 And we've heard nothing. I didn't even know
15 that we had this until the clerk, the last clerk of
16 the court called me and told me, and that was because
17 someone else had an Open Records request for -- for
18 something. And she called me and she said, "Do you
19 know?" and I said, "Absolutely not."
20 And so that's something that we might want
21 to take a look at, because if I am one and this
22 happened to other people, then maybe it's a problem
23 that we might want to correct.
24 COUNCILMEMBER PACHUTA: We're not collecting
25 those at all any more. Dekalb County is on the

1 receivables.
2 COUNCILMEMBER FLEMING: And we're in charge
3 of calling them or --
4 MS. FERGUSON: We've already been through
5 that process. We've taken -- we've gone through the
6 whole process of putting liens on the properties, and
7 that's the extent of what we can do.
8 COUNCILMEMBER DEAN: While we're here, I
9 mean, I can say that I think that we have a lien on
10 our property for a bill that we never received, we
11 never got notice. I mean that was -- and we addressed
12 this when I first came on board as a Council member.
13 We never -- I mean it was something like \$39.00, and I
14 don't know what has happened to it. I know we haven't
15 paid it.
16 MS. FERGUSON: The lien will --
17 COUNCILMEMBER DEAN: According to the
18 records.
19 MS. FERGUSON: -- stay there until you pay
20 it.
21 COUNCILMEMBER DEAN: Right. And we're not.
22 We were never -- we were never given notice, and I
23 think that I was told there are so many people who
24 have it, and it's hard for me to believe that there
25 are so many people who are going to allow a lien to be

1 property tax bill, so.
2 COUNCILMEMBER BATES: And that's one of the
3 reason why we moved that --
4 COUNCILMEMBER DEAN: Right.
5 COUNCILMEMBER BATES: -- sanitation over:
6 to get the City out of the collection business.
7 COUNCILMEMBER DEAN: Right, right.
8 COUNCILMEMBER FLEMING: But the liens are
9 not at Dekalb.
10 COUNCILMEMBER BATES: I understand that.
11 COUNCILMEMBER FLEMING: We need to be --
12 COUNCILMEMBER PACHUTA: Yes, they are;
13 they're filed at Dekalb.
14 COUNCILMEMBER DEAN: They're filed at
15 Dekalb.
16 COUNCILMEMBER PACHUTA: The liens are filed
17 in Dekalb.
18 COUNCILMEMBER PATRICK: The County's the one
19 that holds the records on land transactions, and a
20 lien would be I think a land transaction.
21 COUNCILMEMBER FLEMING: But the notification
22 at this point, any type of follow-up that would need
23 to be done, if any, would come from whom?
24 MS. FERGUSON: It would come from Doraville,
25 but we don't have any plans at this point to follow up

1 on that stuff.
 2 COUNCILMEMBER FLEMING: That's the answer.
 3 MAYOR PITTMAN: All right. Okay. Does
 4 anyone wish to entertain a motion?
 5 COUNCILMEMBER PACHUTA: Did you think of
 6 your question?
 7 COUNCILMEMBER BATES: I --
 8 COUNCILMEMBER PACHUTA: Oh, I'm sorry,
 9 Brian.
 10 COUNCILMEMBER BATES: No. I think Ms.
 11 Fleming actually asked it --
 12 COUNCILMEMBER PACHUTA: Oh, okay.
 13 COUNCILMEMBER BATES: -- so I'm good.
 14 COUNCILMEMBER ALEXANDER: Motion to approve
 15 the ordinance revising Chapter 18 Taxation Provisions.
 16 MAYOR PITTMAN: Okay. Second?
 17 COUNCILMEMBER PACHUTA: Second.
 18 MAYOR PITTMAN: Discussion?
 19 - - -
 20 (No response)
 21 - - -
 22 MAYOR PITTMAN: Call the roll, please.
 23 CLERK BRYANT: Councilmember Alexander?
 24 COUNCILMEMBER ALEXANDER: Yes.
 25 CLERK BRYANT: Councilmember Bates?

1 policy and the procedures as far as what type and when
 2 Council meetings should happen.
 3 I know, Councilmember Dean, you sent me some
 4 comments today. You know, Stewart Anderson sent me
 5 some comments from -- from -- that one person
 6 downloaded from the Internet or were emailed to him
 7 and made some revisions and some requested changes.
 8 But what you have before you is kind of the
 9 boilerplate Council Rules and Procedures. And I
 10 remind you these are your rules and procedures, so
 11 whatever the majority of Council would like, we will
 12 do. A lot of this is somewhat boilerplate. Things
 13 that are somewhat idiosyncratic depending on the
 14 Council, this will change from year to year.
 15 I know Councilmember Patrick had an
 16 introduced an idea of having one voting meeting a
 17 month and then one nonvoting Policy Committee meeting,
 18 and that's something we can discuss. We didn't make
 19 that change formally. And I think with respect to
 20 Councilmember Patrick, that's something I think we
 21 need to have a full discussion on in the Policy
 22 Committee once we get it established, because it is
 23 rather a big change, especially with the flow of how
 24 we get work done internally especially during the
 25 budget season. We would need to think that through a

1 COUNCILMEMBER BATES: Yes.
 2 CLERK BRYANT: Councilmember Dean?
 3 COUNCILMEMBER DEAN: Yes.
 4 CLERK BRYANT: Councilmember Fleming?
 5 COUNCILMEMBER FLEMING: Yes.
 6 CLERK BRYANT: Councilmember Pachuta?
 7 COUNCILMEMBER PACHUTA: Yes.
 8 CLERK BRYANT: Councilmember Patrick?
 9 COUNCILMEMBER PATRICK: Yes.
 10 MAYOR PITTMAN: Okay. Thank you.
 11 MS. FERGUSON: Thank you.
 12 MAYOR PITTMAN: Thank you, Ms. Ferguson.
 13 MAYOR PITTMAN: Okay. The discussion of
 14 Proposed Rules and Procedures for City Council
 15 Meetings, Dr. Gillen, and also the second read of
 16 Ordinance to Revise Agenda Procedures.
 17 DR. GILLEN: Thank you, Mayor, City Council.
 18 The last couple of meetings, we've discussed
 19 changing the rules of the Council to reflect a policy
 20 process that is a little more deliberate, a little
 21 more standardized, and it creates a place to discuss
 22 policies just like this one, which is where -- you
 23 know, this is something we would have introduced
 24 through a Policy Committee.
 25 You-all have given some comments on the

1 little further.
 2 What I would really like to see happen is to
 3 establish those policy committees tonight so we can
 4 hit the ground running in July, establishing the times
 5 for the meetings and those sorts of things.
 6 As you recall, we will have a Policy
 7 Committee meeting -- the recommendation was to have a
 8 Policy Committee meeting, which is a committee-as-a-
 9 whole, which simply means the whole Council. That's
 10 why -- hence, the name "committee-as-a-whole."
 11 The committee-as-a-whole would meet prior to
 12 the regular Council meeting. No action will be taken;
 13 it is for discussion purposes only and the
 14 presentation of new policies, taking of public input
 15 and taking of Council input. We could take that back
 16 as we redraft things and then bring them back to
 17 either the Council meeting, a work session or another
 18 Policy Committee meeting if we think it needs more
 19 work, and that'll be up to the Council to decide.
 20 And the second meeting of the month, we will
 21 have a work session. Work session is kind of the next
 22 step in the process where things we think are ready to
 23 move forward and towards a Council vote but might need
 24 a little bit more input, a little more discussion
 25 before we finalize a draft for the Council meeting.

1 So I just want to make sure we're all clear
2 on how that policy flow would work, because I know we
3 had some questions from some Council members about,
4 you know, what happens if we want to put something on
5 the agenda.

6 The Council has ultimate control over the
7 agenda. The City Manager and the Mayor will meet once
8 a week to discuss the agenda items and put them on.
9 Those are your day-to-day items, and it does create a
10 consent agenda where we put things that we're pretty
11 sure are pretty benign, day-to-day minutia of
12 operating the City so we save time and run a more
13 efficient meeting.

14 Then if something isn't on there, if a
15 Council member makes a request for an item and it
16 doesn't make it on there, the Council can always
17 make -- a Council member can always make a motion when
18 we're finalizing the agenda before, at the beginning
19 of the meeting, to add that item, and then the Council
20 as a whole can vote to have that item placed on.

21 Typically, if Councilmember Patrick brings
22 me an agenda item and says, "You know, I'd like this
23 on the agenda," if I don't put it on the agenda, it's
24 going to be for a reason -- you know, because we don't
25 have enough information, we need some more time -- and

1 change on the screen. And for the folks at home on
2 their computers, they'll be able to follow it as well,
3 hopefully in real time.

4 So that was in general some of the concerns
5 that I saw come across. And Councilmember Dean did
6 comment about something to do with Dunwoody, which has
7 allowed council comment portions at beginning of the
8 meeting. I've seen that done before to where each
9 Council member can update, "Hey, this is what I was
10 doing over the weekend. You know, I had a big branch
11 down in my yard and the crew was out there to get it,"
12 or, "The crew wasn't out there to get it," that sort
13 of thing. You know, it really isn't something we want
14 a lot of back-and-forth debating on between staff and
15 Council but it's a chance for Council to ask
16 questions, to make comments, to do things like that.
17 That was a suggestion she made to add to it.

18 And again, whatever changes that you
19 recommended or wanted to see in this, this doesn't
20 have to be written in stone. We certainly can get
21 that policy process started and stick this as number
22 one on the agenda and go back to it and take a look at
23 it and tweak it as we see fit, to Councilmember
24 Patrick's suggestion into consideration if you wish,
25 that sort of thing, and some of the other things that

1 I will have discussed that with Councilmember Patrick.
2 So typically if you make a request for
3 something to be on the agenda from the Council,
4 typically it's going to get on there. You know, we
5 may recommend, "You know, that's something we haven't
6 had a lot of time to talk about. Can we put that in
7 the Policy Committee? Can we put that in a work
8 session first, gather some input?"

9 Even with that said, a Council can always
10 change that agenda the night of a meeting. You still
11 have that authority, so I just want to make that point
12 clear. This is your meeting and your rules, and you
13 can make -- you can add and subtract from the agenda
14 as you see fit.

15 The consent agenda is something that any
16 Council member can ask something to be taken off. If
17 there's an item on there we don't think there's any
18 real big issue on but a Councilmember has some --
19 "Well, gosh. I really want to know more about that.
20 Pull it off the consent agenda and put it on the
21 regular agenda," and it works just like a regular
22 agenda item and we would just make those changes on
23 the fly through the Clerk. As we get the new system
24 in place, then you'll see how that works
25 electronically. It works pretty slick as things

1 are involved in it.

2 The public comment parts on the regular
3 agenda. As you know, we're moving and we're creating
4 a public comment portion on anything that the public
5 would like to talk about at the beginning of the
6 Policy Committee meeting and the beginning of the work
7 session and removing the end-of-the-meeting public-
8 comment session and basically moving it to the
9 beginning of the process. We'd like to take the input
10 from the public on any new ideas, anything we hadn't
11 considered that's not on the agenda that we can get
12 into the -- get into the hopper and get into the
13 process quicker that way.

14 COUNCILMEMBER DEAN: May I ask a question?

15 DR. GILLEN: Go ahead.

16 COUNCILMEMBER DEAN: Could we have a work
17 session and, as Council, discuss this since these are
18 our rules? And I have not heard any comments from the
19 other Council members and I think that this requires a
20 lot of discussion. I am far from good with this as it
21 is but I am interested in seeing where we as a body
22 might go in terms of talking, flushing these things
23 out, and I think a work session would be a better
24 place to do that.

25 I mean does Council -- does anyone else have

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1 a thought on that?
 2 COUNCILMEMBER PATRICK: I would be
 3 comfortable with that.
 4 COUNCILMEMBER FLEMING: Also.
 5 DR. GILLEN: Yeah, I would be -- that's kind
 6 of why I wish we had this policy process in place, the
 7 process part in place where we could discuss some of
 8 the issues.
 9 COUNCILMEMBER DEAN: But we don't, but this
 10 is a big deal and --
 11 DR. GILLEN: Yeah.
 12 COUNCILMEMBER DEAN: -- we don't have it in
 13 place --
 14 DR. GILLEN: A lot of it's --
 15 COUNCILMEMBER DEAN: -- so I think that --
 16 DR. GILLEN: A lot of the other changes, you
 17 know, it's really up to the Council.
 18 COUNCILMEMBER DEAN: Right.
 19 DR. GILLEN: It's up to the Council as far
 20 as public comment, as far as the order of business,
 21 things of that nature.
 22 What we tried to do is put together rules
 23 and procedures that we've seen in other cities. We've
 24 cherry-picked some of the best things that we've seen
 25 that create for an efficient operation of the meeting

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1 so you guys can get a lot of work done --
 2 COUNCILMEMBER DEAN: Right.
 3 DR. GILLEN: -- in a very short period of
 4 time.
 5 COUNCILMEMBER DEAN: Well, here's the other
 6 thing is that we have -- and I appreciate it. This is
 7 important, and I appreciate it, but we have -- I would
 8 like to see you focus on City operations. I mean I
 9 would like you to make that a priority in terms of
 10 revenue management, the court system, permit process,
 11 Quality of Life, and this is something that we could
 12 even talk about at a -- at a retreat or a work session
 13 or something.
 14 But this is -- this is what we do, and it's
 15 not -- it's not -- and forgive me for this doesn't
 16 sound as polite as it might, but it's not your job or
 17 the Mayor's job to manage us. Right? I mean you
 18 manage the City, the day-to-day operations but not
 19 Council. And that's something that I -- you know, I
 20 would like time to talk about this, particularly since
 21 it has to do with our behavior and what we do. This
 22 is -- this is -- this directly affects us, and I would
 23 at the very least like to have a work session where we
 24 could flush some of these things out.
 25 I can't get here before 6:30, and I like

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1 Mr. Patrick's idea of having the two meetings, but
 2 these are things that I would like to have a
 3 discussion on so that we can talk about these things,
 4 see what people's schedules are, see where we are in
 5 terms of each one of these recommendations.
 6 MAYOR PITTMAN: I need to stop for a just a
 7 second. It's 10 till, and we need to finish this
 8 discussion as well as have public comments, so I need
 9 a motion to extend the meeting to at least accomplish
 10 those things.
 11 COUNCILMEMBER ALEXANDER: So moved.
 12 MAYOR PITTMAN: Second?
 13 COUNCILMEMBER PACHUTA: Second.
 14 MAYOR PITTMAN: Discussion?
 15 ---
 16 (No response)
 17 ---
 18 MAYOR PITTMAN: Call the roll, please.
 19 CLERK BRYANT: Councilmember Alexander?
 20 COUNCILMEMBER ALEXANDER: Yes.
 21 CLERK BRYANT: Councilmember Bates?
 22 COUNCILMEMBER BATES: Yes.
 23 CLERK BRYANT: Councilmember Dean?
 24 COUNCILMEMBER DEAN: No.
 25 CLERK BRYANT: Councilmember Fleming?

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1 COUNCILMEMBER FLEMING: To finish the
 2 meeting.
 3 MAYOR PITTMAN: Uh-huh.
 4 COUNCILMEMBER FLEMING: Finish the meeting,
 5 yes.
 6 CLERK BRYANT: Councilmember Pachuta?
 7 COUNCILMEMBER PACHUTA: Yes.
 8 CLERK BRYANT: Councilmember Patrick?
 9 COUNCILMEMBER PATRICK: Yes.
 10 MAYOR PITTMAN: Okay. Motion carries.
 11 DR. GILLEN: All right.
 12 MAYOR PITTMAN: Okay, Ms. Alexander.
 13 COUNCILMEMBER ALEXANDER: I had some emailed
 14 some questions, and I appreciate you sort of educating
 15 on the flow. Councilmember Bates and I as well as the
 16 Mayor were on here in '07, and one of the challenges
 17 we had was stuff being put on the agenda without any
 18 backup. So that's why I was asking you to give me
 19 like they have at the capitol, a bill flow --
 20 DR. GILLEN: Uh-huh.
 21 COUNCILMEMBER ALEXANDER: -- and I think
 22 that that's one of the important things is that a
 23 Councilmember has an item; instead of sticking it on
 24 the agenda, you know, is presenting, I didn't know if
 25 it would be presented at the Policy Committee meeting

1 or if at the work session.

2 But we may come up with some idea that just
3 is not feasible, and I think it's -- I would like to
4 see legislation flow like that so we know all the
5 consequences that may be involved in our actions. And
6 I'm not exactly a big fan of rabble-rousing, I like to
7 sort of have all the facts before we come to a meeting
8 and say yes or no on an item, so that's why I was
9 asking about the way a piece of legislation would
10 flow.

11 DR. GILLEN: Okay. Ideally it would flow
12 into the Policy Committee first, ideally. You know,
13 it's not always going to be able to work that way
14 because you may have to hurry something through or you
15 might have an idea, "Well, yeah, this is fine.
16 There's really no real complicated issue here." I
17 gave you the example of a chicken ordinance and it got
18 more complicated the more we talked about it.

19 But the idea would be able to work that way,
20 you know, with the system that we -- we've looked at
21 two systems: Granicus and IQ2M, which is -- Granicus
22 and IQ2M, I think, yeah -- is the two companies we've
23 looked at so far for agenda software, and it does have
24 that work-flow process.

25 It would start, we would create agenda items

1 changes to this policy at those work session.

2 If this is not ideal, we could approve it
3 as-is tonight or with minor changes or with some
4 pieces left blank, and we could put it in those Policy
5 Committees starting in July and start the process,
6 because then we know it's in place, we know. And it
7 doesn't have to start before 6:30; we just start it at
8 6:30 if that's what you'd like. We have to adjust the
9 end times and things like that.

10 I mean it's, you know, some work, but it's
11 -- I think a lot of discussion on something like what
12 we're doing right now would have been done a month ago
13 in that Policy Committee meeting. We would have
14 hashed this all out and hammered it all out, and we've
15 gotten your input, tweaked it, sent you the new
16 drafts, got it back in the Policy Committee or the
17 work session and ironed this stuff out before it comes
18 to the point that it would be an up-or-down vote.

19 Again, the Policy Committee, no votes are
20 taken on creating law. The only vote you might take
21 is a, "Yea, we're going to send this on to the work
22 session," or, "No, we want to put this and keep this
23 here for next month," those sorts of decisions will be
24 made.

25 At the work session, the ultimate goal would

1 through the computer. If you had an agenda item that
2 you want to have on, you would email me, we would
3 create an agenda item in the system and we would
4 select in the drop-down menu which meeting we would
5 like it to go to, and it would go to either Policy
6 Committee, a work session or the regular meeting --
7 regular meeting consent agenda, regular meeting
8 regular agenda. So I think -- and then you could
9 follow that flow through on who sponsored it, who --
10 You know, all the catch documentation would be there
11 and in the system permanently so you can always go
12 back whenever you're on your computer to grab that, or
13 your tablet or whatever you might -- whatever you
14 might have. So that would be one of the ways that
15 ideally it would work.

16 What I was trying to make a point is, as
17 Councilmember Dean had mentioned, this is your rules.
18 This is not me telling you how to do it. I'm saying
19 ideally when you create a policy process in place that
20 allows for plenty of public comment, plenty of Council
21 input and plenty of time to listen to people and
22 discuss it, we develop better policies.

23 And what I'd like to see at least is that we
24 establish those -- those policy committees and the
25 work session tonight, and we can -- we can make

1 be at the work session, no item on that work session
2 agenda should be on that same night's agenda, though
3 that would be the next step. We would want to make
4 sure we put it on the next month's agenda so we're not
5 saying, "Okay, we got to take a vote on this tonight.
6 This is the first chance I've had to look at this."
7 That's happened every week I've been here: "This is
8 the first time I've had a chance to look at this."
9 This process is intended to be a resolution to that
10 issue.

11 So I would like to see the process put in
12 place and then we can come back to the policy at that
13 first policy meeting and discuss it, iron it out, get
14 it -- we can take all the input you've given us so
15 far, all the questions you've asked, and change the
16 policy and bring it back to you so you can make those
17 adjustments as-is.

18 COUNCILMEMBER ALEXANDER: Section 14, the
19 one-day thing, I wasn't comfortable with that at the
20 time.

21 DR. GILLEN: Right. And I think we -- we
22 discussed maybe moving it --

23 COUNCILMEMBER ALEXANDER: Three days.

24 DR. GILLEN: -- to the Friday so you at
25 least had two weekends to review things. I know for

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1 me, if I'm reading stuff after work, I don't like to
2 go home like tonight and read a lot. But it gives you
3 a chance to -- to spend some time with your families
4 instead of having to read documents for three nights
5 before a Council meeting. I get that.
6 Ideally for staff, it'd be much more
7 convenient if it was the Wednesday before. But again,
8 we're here to serve at your pleasure. So if a 10-day
9 is -- The two weeks or the Wednesday right after a
10 Council meeting is really tough. I would have to say
11 that's really hard to hit. The Friday would be a lot
12 better because a lot seems to pop up between Tuesday
13 and Friday for when it has to come on a week from. So
14 that seems to be when things start to change. So that
15 would be very useful, and I think that would be
16 something that we can -- we can put into the policy.
17 So I would recommend that we at least
18 establish those committees or even pass the policy
19 with -- with different things left undecided or what,
20 so we can get this in the hopper and get that process
21 started, because it's not just this; there's lots that
22 need to happen.
23 MAYOR PITTMAN: I think Mr. Patrick has a
24 question.
25 COUNCILMEMBER PATRICK: Well, we're going to

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1 be meeting this Thursday again no matter what. Why
2 not plan to have a discussion after our already-
3 scheduled meeting and take care of this issue at that
4 point?
5 DR. GILLEN: It would all depend on posting
6 times if we're able -- this would have to be a
7 separate meeting where we have enough posting time to
8 have a Policy Committee or a work session on Thursday.
9 MS. FERGUSON: We're already having a
10 special-called meeting. I'm not sure what the posting
11 requirements are for a work session.
12 ATTORNEY McLENDON: It's a meeting.
13 MAYOR PITTMAN: It's a meeting.
14 COUNCILMEMBER PATRICK: It's a meeting.
15 MAYOR PITTMAN: It's no different.
16 COUNCILMEMBER PATRICK: It's 24 hours,
17 right?
18 MAYOR PITTMAN: Yes. It's no different.
19 DR. GILLEN: 24 hours.
20 COUNCILMEMBER DEAN: Okay. So I would like
21 to make a motion to schedule a work-session discussion
22 for the Rules and Procedures for City Council Meetings
23 and Public Hearings to be set for June 20th --
24 MAYOR PITTMAN: Well, we -- wait.
25 COUNCILMEMBER DEAN: -- after the special

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1 meeting.
2 MAYOR PITTMAN: We can, but I'd like to see
3 if any Council members have any further comments
4 because we're not through with that portion yet.
5 COUNCILMEMBER DEAN: But we're having a lot
6 of comments --
7 MAYOR PITTMAN: We are.
8 COUNCILMEMBER DEAN: -- that we're getting
9 into the meeting.
10 MAYOR PITTMAN: And I need to get other
11 comments from the other --
12 COUNCILMEMBER DEAN: All right. Well --
13 MAYOR PITTMAN: -- Council members --
14 COUNCILMEMBER DEAN: -- I've made a motion.
15 Can we -- can we --
16 MAYOR PITTMAN: -- but that's --
17 Did you have -- anybody else have other
18 comments they wanted to make prior to this motion?
19 COUNCILMEMBER BATES: I'm perfectly fine
20 having this conversation on Thursday.
21 COUNCILMEMBER ALEXANDER: I don't think Ms.
22 Pachuta's --
23 COUNCILMEMBER PACHUTA: Yeah. I --
24 COUNCILMEMBER ALEXANDER: -- going to be
25 able to be here.

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1 COUNCILMEMBER PACHUTA: I will not be here
2 Thursday but I have a couple more legal questions that
3 I'll just email Cecil.
4 COUNCILMEMBER FLEMING: I'll wait until
5 Thursday.
6 MAYOR PITTMAN: So do I get a second?
7 COUNCILMEMBER PATRICK: Second.
8 MAYOR PITTMAN: Discussion?
9 DR. GILLEN: One quick question: Is there
10 any way we could go ahead and schedule a Policy
11 Committee for 6:30 prior to the next City Council
12 meeting, because we're not going to get -- you know,
13 we're going to -- there's going to be a lot of
14 discussion on this Thursday night and we may not get
15 through it.
16 COUNCILMEMBER FLEMING: No, I'm not
17 comfortable with that.
18 DR. GILLEN: Okay.
19 MAYOR PITTMAN: Okay. Well, right now we
20 have a motion and a second, so --
21 Go ahead.
22 ATTORNEY McLENDON: Not that it matters, but
23 I do have a conflict on Thursday but Mr. Felgin could
24 be here. It's a hard -- sort of hard conflict.
25 MAYOR PITTMAN: Okay. Call the roll,

1 please.
2 CLERK BRYANT: Councilmember Alexander?
3 COUNCILMEMBER ALEXANDER: Yes.
4 CLERK BRYANT: Councilmember Bates?
5 COUNCILMEMBER BATES: Yes.
6 CLERK BRYANT: Councilmember Dean?
7 COUNCILMEMBER DEAN: Yes.
8 CLERK BRYANT: Councilmember Fleming?
9 COUNCILMEMBER FLEMING: Yes.
10 CLERK BRYANT: Councilmember Pachuta?
11 COUNCILMEMBER PACHUTA: Yes.
12 CLERK BRYANT: Councilmember Patrick?
13 COUNCILMEMBER PATRICK: Yes.
14 MAYOR PITTMAN: Okay. Now, Dr. Gillen had
15 made a suggestion. Does anybody want to make a motion
16 based on his suggestion?
17 COUNCILMEMBER PACHUTA: What was the
18 suggestion?
19 MAYOR PITTMAN: Go ahead. Would you like to
20 say what your suggestion was again?
21 DR. GILLEN: Well, I was just saying I would
22 really like to get the new policy process established,
23 but if that's going to be something that --
24 COUNCILMEMBER BATES: I think that's going
25 to be part of that discussion on Thursday.

1 but it's a -- it's a little playhouse, but it's very
2 tiny but great. I mean it's just --
3 We could do something like that so easily
4 here. And we have writers, we have artists; we have
5 people who could help kids write their own plays, put
6 them on. I mean we could be very quickly known as a
7 very artsy kind of eclectic place. We're already
8 eclectic.
9 I'd also like to say that I like the
10 verbatim minutes and I think that our court recorder
11 has done an excellent job and should be rewarded.
12 I also like the idea of the public comments
13 not coming at the very end of sometimes very long
14 meetings so that things like sirens could maybe be
15 discussed. I mean we don't actually have a siren, do
16 we? because I don't want to go on and on about how we
17 need one, because I think we do need one, not just for
18 tornados and things. We are sort of in tornado alley,
19 but we're also sitting on the middle of gas tanks. I
20 don't know how much good a siren would do if something
21 happened, but it's just -- I think it would be nice to
22 have a siren.
23 As far as the Opportunity Zones, I am a
24 little confused, too, as were some of the people
25 sitting around me, because I -- maybe it was probably

1 MAYOR PITTMAN: Okay.
2 DR. GILLEN: That's fine. I just want to
3 make sure that it is.
4 MAYOR PITTMAN: Thank you.
5 DR. GILLEN: No problem. Thank you.
6 MAYOR PITTMAN: All right. Next on the
7 agenda is public comments. Please limit your comments
8 to three minutes and state your name for the court
9 reporter.
10 MS. CRAWFORD: Susan Crawford. Just a
11 couple of things.
12 I like Trudy's idea about having a vision
13 for the city. I think that's very important. And I
14 would -- when you're discussing this vision, I would
15 like to suggest that you work with what we have, which
16 is not a real normal kind of place, and instead of
17 trying to go in that direction, just build on.
18 I mean I have lots of friends who come here
19 because it's different, because it's -- I mean they go
20 home again, too, but they do come here to eat, and,
21 you know, it's got a variety of different things.
22 It could be a very, I think, artistic place.
23 I would like to see you build on that. For example, I
24 went to a play the other night at the King Plow
25 Center. I don't know if any of you have been there,

1 the air conditioner was on, I couldn't hear too well.
2 But I was told that the old UAW building was -- that
3 it was imperative that we get that as an Opportunity
4 Zone because there was a -- some kind of company
5 coming in that did illustrations, cartoons, something
6 along those lines. And did that ever happen? Was
7 that discussed, or did I not hear because of the air
8 conditioning or --
9 MAYOR PITTMAN: We don't -- We can talk --
10 MS. CRAWFORD: We don't know?
11 MAYOR PITTMAN: -- to you after the meeting.
12 Well, no. This is just comment -- public
13 comments right now.
14 CLERK BRYANT: Mayor --
15 MAYOR PITTMAN: We'll be glad to talk to
16 you. Your time's up, but we'll be glad to talk to you
17 after the meeting.
18 MS. CRAWFORD: Thank you.
19 MAYOR PITTMAN: Thanks.
20 MR. HART: Tom Hart, Gordon Heights.
21 I was just looking at Government Deals, and
22 they list Bobby Pittman as the contact person on the
23 city web site. So I think we need to change that,
24 don't we?
25 I was also looking when they were going to

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1 -- are they going to auction off the Mayor's car? And
 2 if so, it's not on the Government Deals sight, so.
 3 Okay.
 4 Comment about the liens that were sent out.
 5 There were 420 liens sent out; I have a copy of all of
 6 them. And there's an election coming up, and I will
 7 probably send one to each one of the people voting as
 8 to why they got one and who is responsible for it.
 9 In Dekalb County, if you don't pay your bill
 10 by December 31st, a lien is put on your property in
 11 January. The City of Doraville didn't collect liens,
 12 and there was no notification on its billing that
 13 you're going to get a lien. That's why no one knew
 14 about it.
 15 But some busy people in City Hall and
 16 Council members decided they'd go off on their own and
 17 send them out in November. And -- and then I sent a
 18 letter to the -- to the City Attorney, and they said,
 19 "Well, you didn't pay your \$39.00 trash bill." I
 20 didn't have a \$39.00 trash bill -- I had a \$39.00 lien
 21 bill -- because I'd already paid the trash bill. And
 22 when we tried to appeal it, he says, "Oh, no, you
 23 can't do that because there is no appeal."
 24 So I went and got copies of the 420 liens
 25 that were sent to people, half of which didn't owe any

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1 money, and they need to find out why their government
 2 is not doing its job. And when they do do their job,
 3 it's usually half-cocked like sending out liens on
 4 bills that have already been paid.
 5 Tonight was a semi-disappointing meeting
 6 because we've taken on the -- We're going into this
 7 redevelopment craziness where we don't have any
 8 standards. We have the highest taxes, and it seems
 9 that's completely lost on this Council. We have the
 10 highest taxes of any city around us and we wear it
 11 like a badge of honor: "Oh, gee. We did real good.
 12 We won the award for the highest tax award."
 13 But you don't provide any services. You
 14 have police services, a library that's kind of half
 15 open, and what else do you have? And it goes back to
 16 InterGov again. Bobby Pittman, the director of the
 17 Public Works Department, which is really a maintenance
 18 department, is no longer here but he's still on the
 19 City web site.
 20 We've got signs in the city. And as I was
 21 getting on the expressway in the storm the other day,
 22 the right lanes of the expressway are completely
 23 blocked by water -- water running off property from
 24 Doraville. Doraville and its Stormwater Department --
 25 CLERK BRYANT: Mayor --

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1 MR. HART: Thank you.
 2 MAYOR PITTMAN: Okay. Additional public
 3 comments anybody?
 4 MR. RONNIE COGGINS: Ronnie Coggins, Winters
 5 Chapel Hills.
 6 I would like for y'all to look at some kind
 7 of speaker system, microphones for you people.
 8 I'm sure, Patrick, you have a lot of good
 9 comments; I have yet to hear one since I've been
 10 coming to Council meetings.
 11 I have a brand new set of \$6,000 hearing
 12 aids, and I couldn't hear tonight. Y'all need some
 13 microphones up there. If you go to a digital
 14 recording system or whatever you're talking about,
 15 you're going to have to have some better microphones.
 16 All of you have good things to say, but if we can't
 17 hear it, we never know it. Thank you.
 18 MAYOR PITTMAN: Thank you, Mr. Coggins.
 19 Anyone else?
 20 ---
 21 (No response)
 22 ---
 23 MAYOR PITTMAN: Okay. Motion to adjourn?
 24 COUNCILMEMBER ALEXANDER: So moved.
 25 MAYOR PITTMAN: Second?

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1 COUNCILMEMBER BATES: Second.
 2 COUNCILMEMBER PACHUTA: Second.
 3 MAYOR PITTMAN: Discussion?
 4 ---
 5 (No response)
 6 ---
 7 MAYOR PITTMAN: Call the roll, please.
 8 CLERK BRYANT: Councilmember Alexander?
 9 COUNCILMEMBER ALEXANDER: Yes.
 10 CLERK BRYANT: Councilmember Bates?
 11 COUNCILMEMBER BATES: Yes.
 12 CLERK BRYANT: Councilmember Dean?
 13 COUNCILMEMBER DEAN: Yes.
 14 CLERK BRYANT: Councilmember Fleming?
 15 COUNCILMEMBER FLEMING: Yes.
 16 CLERK BRYANT: Councilmember Pachuta?
 17 COUNCILMEMBER PACHUTA: Yes.
 18 CLERK BRYANT: Councilmember Patrick?
 19 COUNCILMEMBER PATRICK: Yes.
 20 MAYOR PITTMAN: Thank you.
 21 ---
 22 (Meeting adjourned at approximately 9:05 p.m.)
 23 -o0o-
 24
 25

1 C E R T I F I C A T E

2 STATE OF GEORGIA]

3 COUNTY OF DEKALB]

4 I hereby certify that the foregoing transcript,
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9 and correct record of said proceedings.

10 I further certify that I am neither a relative
11 or employee or attorney or counsel to any of the
12 parties, nor financially or otherwise interested in
13 this matter.

14 This the 25th day of June 2013.

15

16

17 _____
 Theresa Bretch, CCR

18 Permit No. B-755

19

20

[SEAL]

21

22

23

24

25

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