



COMMISSION MEETING MINUTES

Commission Chamber
Thursday, May 21, 2026
2:00 PM

PRESENT: Mayor Johnson, Mayor Pro Tem Guilfoyle, Commissioners Johnson, Pulliam, Rice, Wimberly, Clark, Lewis, Slendak, Garrett, and Scott.

INVOCATION

Reverend Rosal L. Williams, Pastor of the Everfaithful Baptist Church

PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA

DELEGATION(S)

- A. **Ms. Debra Estep** regards freedom of speech, calling out systemic concerns and community deflected as personal attack.

Presentation made accordingly.

- B. **Ms. Zakiya Mabery** regarding Community Stress & Mental Health: The Emotional Impact of Environmental, Infrastructure, and Public Trust Concerns.

Delegation did not appear.

CONSENT AGENDA

(Items 1-23)

PLANNING

1. **SE-26-07** – A request for concurrence with the Augusta Planning Commission to APPROVE a petition by Harmoni Towers Asset Co, LLC, on behalf of Bonnie Reville Hayes, requesting a special exception per Section 28-A-5(A) of the Comprehensive Zoning Ordinance to establish a telecommunication tower, affecting approximately 0.23 acres out of a 69.73-acre tract located at 4816 Old Waynesboro Road. Tax Map # 320-0-011-00-0. Zoned A (Agricultural).

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

2. **Z-26-08** – A request for concurrence with the Augusta Planning Commission to APPROVE a petition by Lesak Holdings, LLC, on behalf of ABW Properties Group, LLC, requesting to amend B-2 (General Business) zoning conditions from zoning case Z-07-104 to establish an automotive service station and repair garage for specialty vehicles, affecting property containing approximately 1.03 acres located at 1650 Barton Chapel Road. Tax Map # 054-0-028-00-0.

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

3. **Z-26-06** – A request for concurrence with the Augusta Planning Commission to APPROVE a petition by GA 1602 Gordon Highway, LLC, on behalf of GA 1602 Gordon Highway, LLC, requesting to amend B-2 (General Business) zoning conditions from zoning case Z-22-56 to establish a convenience store, affecting property containing approximately 2.0 acres located at 1602 Gordon Highway. Tax Map # 086-2-154-00-0.

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

ENGINEERING SERVICES

4. Motion to **approve** Georgia Department of Transportation (GDOT) option of 1.038 acres Temporary Easements request from the Augusta, GA owned parcel/Augusta Levee for Bridge on SR 4 (US 25 BU) over Savannah River Project (PI#0013927). Temporary Easements boundaries depicted at attached GDOT Preliminary Right of Way Map dated 04/23/24 sheets 60-0004, 60-0010, and described at sheet 60-0013 (Parcel 003). /AE (**Approved by Engineering Services Committee May 14, 2026**)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

5. Motion to **approve** Emergency procurement purchase of 2- tanks for Sodium Hypochlorite Storage from Carl Eric Johnson. (**Approved by Engineering Services Committee May 14, 2026**)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

6. Motion to **approve** the purchase through a sole source procurement for the Wavetronix radar traffic detection and Traffic Intelligent Transportation System (ITS) equipment for Augusta Engineering- Traffic ITS Program. Also, approve funds in the amount of 42,436.68.
/AE(Approved by Engineering Services Committee May 14, 2026)

Motion to approve

Motion made by Rice and seconded by Garrett
Motion carried 11-0

7. Motion to **approve** funding (SA2) to Cranston LLC (Cranston) in the amount of \$10,000.00 for the Jones Street Roadway & Alley Improvements Project Construction Phase Services (CEI). AE/ RFQ 24-162 – 24ENG247.(Approved by Engineering Services Committee May 14, 2026)

Motion to approve

Motion made by Rice and seconded by Garrett
Motion carried 11-0

8. Motion to **approve** revision to funds allocation of Construction Contract to JHC Corporation in the amount of \$1,395,854.70 for James Brown Blvd. (Twiggs to Laney Walker Blvd.) Improvements Project (PI# 0013707) for additional road paving & associated construction. Also, authorize and approve reallocating Engineering SPLOST Recaptured amount of \$660,524.00 from James Brown Blvd Project (PI#0013707) to Engineering SPLOST Itemized as ADA Sidewalks (\$54,317), On-Call Construction (\$150,000), Sidewalks (\$106,207), & Resurfacing (\$350,000). AE/Bid #23-173(Approved by Engineering Services Committee May 14, 2026)

Motion to approve

Motion made by Rice and seconded by Garrett
Motion carried 11-0

9. Motion to **approve** Johnson, Laschober & Associates, P.C. to provide engineering services for the Utilities Department's Fort Gordon Cyber Park Utilities. (RFQ 24-132).(Approved by Engineering Services Committee May 14, 2026)

Motion to approve

Motion made by Rice and seconded by Garrett
Motion carried 11-0

10. Motion to **approve** revision to funds allocation of Construction Contract to E R Snell Contractor, Inc. (ER Snell) in the amount of \$5,027,990.71 for Wheeler Road (CR601) from I-20 to Augusta West Parkway (CR84) Improvements Project (PI# 0012867). Also authorize and approve reallocating Engineering SPLOST Recaptured amount of \$1,000,000 from Wheeler Rd Project (PI#0012867) to Engineering SPLOST-Traffic Safety & Operation. AE / Bid 24-213 (**Approved by Engineering Services Committee May 14, 2026**)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

11. Motion to **approve** entering into an agreement with CSX Transportation, Inc. stating that Augusta, GA will pay for the Preliminary Engineering and Review for the Laney Walker/RA Dent and Wrightsboro Rd/RA Dent Intersections Safety and Operational Improvements Projects in accordance with the estimate \$72,000.00. Also, approve the Agreement & associated documents to be executed by the Augusta, GA Legal Counsel and the Mayor. /AE(**Approved by Engineering Services Committee May 14, 2026**)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

12. Approve Railroad Coordination Agreement supplement funds to Norfolk Southern Railway Company (NFS) in amount of \$41,726.00 in accordance with the NFS Force Account estimate supplement for Transportation Investment Act (TIA) Projects, Telfair Street (PI0011409) & 6th Street (PI0011421) Improvements Construction. / AE

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

13. Motion to **approve** Service Performance Damage Waiver Request by Augusta Residential Waste Collection & Disposal contractor, Coastal Waste & Recycling, covering initial thirty (30) days period. RFP 25-900A/AE. (**Approved by Engineering Services Committee May 14, 2026**)

Motion to approve

Motion made by Garrett and seconded by Rice

Motion carried 6-5

Voting Yes- Clark, Garrett, Guilfoyle, Mayor Johnson, Rice, Slendak

Voting No- J. Johnson, Lewis, Pulliam, Scott, Wimberly

14. Motion to approve Sole Source Service of #7 RWPS Diesel Repair to W.W. Williams in the amount \$83,160.90. **Approved by Engineering Services Committee May 14, 2026**

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

15. **Motion to approve** proposal to amend the current Professional Services Contract with Ardurra Group, Inc. for engineering design, bid phase, and construction administration services for the repair of Highland Avenue Water Treatment Plant East Filter Building roof to include engineering design, and construction administration services for repair of the Highland Avenue Water Treatment Plant Fort Gordon Pump Station roof and West Filter Building roof in the amount of \$43,000.00 via change order. (26AUA031) **(Approved by Engineering Services Committee May 14, 2026)**

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

16. **Motion to approve** proposal to enter an Engineering Services Contract with Kleinschmidt Associates to provide engineering and professional services for the Federal Energy Regulatory Commission's (FERC) required stability analyses of the Augusta Canal embankments and various structures in the amount of \$387,600.00. Kleinschmidt Assoc. is a prequalified vendor from RFQ 24-132. **(Approved by Engineering Services Committee May 14, 2026)**

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

17. **Motion to authorize** the acquisition of a Right of Way and Permanent Easement involving property located at 2664 Willis Foreman Road (Parcel 178- 0-071-00-0) and 2678 Willis Foreman Road (Parcel 178-0-001-01-0) for the Willis Foreman Road Improvement project. **(Approved by Engineering Services Committee May 14, 2026)**

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

18. **Motion to authorize** Funding for VacCon final lease Payment to Kanas State Bank in the amount of \$261,070.12 . (ITB 20-261) **(Approved by Engineering Services Committee May 14, 2026)**

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

19. **Motion to approve** a proposal to enter an Engineering Services Contract with Johnson, Laschober, & Associates, PC (JLA) to provide engineering services for the abandonment of the

existing Mayo Road Pump Station and realignment of sanitary sewer in this area in the amount of \$61,900.00. (RFQ 24-132) (Approved by Engineering Services Committee May 14, 2026)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

PUBLIC SAFETY

20. Motion to **approve** FY26 Delinquency Prevention Supplemental Grant award in the amount of \$8,000. (Approved by Public Safety Committee May 12, 2026)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

21. Motion to **approve** FY26 CHINS Supplemental Grant award in the amount of \$25,000. (Approved by Public Safety Committee May 12, 2026)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

22. Motion to **approve** addition to the IT Citywide Policies and Procedures regarding Generative Artificial Intelligence. (Approved by Public Safety Committee May 12, 2026)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

PETITIONS AND COMMUNICATIONS

23. Motion to **approve** the minutes of the Commission meeting held May 5, 2026.

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

******END CONSENT AGENDA******

AUGUSTA COMMISSION

**AUGUSTA COMMISSION
REGULAR AGENDA**

(Items 24-48)

PUBLIC SERVICES

24. A.N. 26-21 – New Location: Ammar Raza is the applicant for Skyrise Investment 2026 Inc, is requesting Retail Package Beer and Wine, located at 3526 Wrightsboro Road, Augusta GA 30909. District 5, Super District 9. (No recommendation lack committee quorum)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0- no objectors

25. A.N. 26-23 – New Location: Arisa Albright is the applicant for Tiger Thailicious LLC dba Suea Thai, requesting Consumption on Premise Liquor, Beer, Wine, and Sunday Sales. This is located at 123 James Brown Blvd, Augusta GA 30901. District 1, Super District 9 (No recommendation lack committee quorum)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0- no objectors

26. A.N. 26-24 – Existing Location, New Ownership: Aziz Ratnani is the applicant for Alex & Kavita Food Mart LLC requesting Retail Package Beer, and Wine located at 2078 Old Savannah Road, Augusta GA 30901. District 2, Super District 9. (No recommendation lack committee quorum)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0- no objectors

27. A.N. 26-25– Existing Location, New Ownership: Darshana Somaiva is the applicant for DAZ Petroleum, LLC requesting Retail Package Beer and Wine located at 1898 Gordon Hwy, Augusta GA 30904. District 2, Super District 9 (No recommendation lack committee quorum)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0- no objectors

28. A.N. 26-26 – New Location: Consumption on Premises Beer, Wine, and Sunday Sales. Karmarsha Johnson is the applicant for Anthony Johnson d/b/a Big Mama Soul Food #2, located at 720 E Robinson Ave Ste 101, Grovetown GA 30813. District 3, Super District 10. (No recommendation lack committee quorum)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0- no objectors

- 29. M.N. 26-05: A request by Cheryl Connell for Massage Operator's License to be used in connection with C-Y Transformations located at 3154 Perimeter Parkway Ste 1. District 3, Super District 10. (No recommendation lack committee quorum)**

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0- no objectors

- 30. Consider a request from Mr. Nick Edmond/Augusta Soccer Club regarding partnership overview and future collaboration. (No recommendation lack committee quorum)**

Motion to task the legal department to review everything and come back with a recommendation whether to extend the lease or try a new agreement.

Motion made by Garrett and seconded by Rice

Motion carried 10-0 with Mr. Clark out

- 31. Update and progress for new Short Term Rental Agreement/Ordinance to assist with AirBnB issues and complaints. (Requested by Commissioner Tina Slendak) (Deferred from the April 28, 2026 meeting)**

Motion to postpone without objection.

Motion made by Rice and seconded by Garrett

Motion carried 11-0- no objectors

- 32. Augusta Regional Airport (AGS) – Approve Recommendation of Award to Piedmont Mining LLC in the amount of \$2,140,506.52 for the Northwest Development Roadway & Utility project (ITB 26-144). This item was approved by the Augusta Aviation Commission April 30, 2026.(No recommendation lack committee quorum)**

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0-

- 33. Augusta Regional Airport (AGS) – Approve Recommendation of Award to NetPlanner Systems Inc. in the amount of \$1,556,877.35 for the Security Camera Improvement project. This item was approved by the Augusta Aviation Commission April 30, 2026. (No recommendation lack committee quorum)**

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0

34. Augusta Regional Airport (AGS) – Approve amendment to the Airport’s 2026 Budget: transferring \$140,000.00 from “Available for Future Years” into the “Airport Administration Permanent Full Time Regular Salary & Wages.” This item was approved by the Augusta Aviation Commission April 30, 2026. (No recommendation lack committee quorum)

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0-

35. Discuss Indoor Smoking Ordinance. (Requested Commissioner Jordan Johnson) (No recommendation lack committee quorum)

Motion to approve tasking the Attorney with bringing back a draft ordinance for Commission review to consider adding hookah smoking in bars and restaurants where the age of entry is 21 or older.

Motion made by J. Johnson and seconded by Scott

Motion carried 11-0

36. Discussion on the short term rental ordinance with the respective subject matter experts that were brought together in 2024. Please refer to the STR policy analysis attached. (Requested by Commissioner Stacy Pulliam) (No recommendation lack committee quorum)

Postponed without objection.

37. Reconvene the discussion from **August 13, 2024**, regarding our current ordinance on alcohol licensing Motion to **approve** directing the Planning and Development Department to provide data regarding alcohol licenses for off-premise consumption, specifically for package shops and liquor stores and to research the separation/distance requirements for off-premises alcohol consumption businesses. (Requested by Commissioner Stacy Pulliam) (Lack committee quorum August 13, 2024) (Requested by Commissioner Stacy Pulliam 5-12-26) (No recommendation lack committee quorum)

38. Address, Illegal Dumping and our current code. (Requested by Commissioner Stacy Pulliam) (No recommendation lack committee quorum)

Motion to refer to- two committee cycles (June 9, 2026).

Motion made by Garrett and seconded by Rice

Motion carried 11-0

ADMINISTRATIVE SERVICES

39. Update from the Augusta Marriott and ARC Convention Center. Receive as information an update from the Augusta Marriott regarding 2025 usage metrics for the Augusta-Richmond County Convention Center, including event activity, performance trends, and upcoming developments. (Requested by Commissioner Don Clark)

Motion to receive as information without objection

40. Motion to **approve** of the following annual bid item, as the estimated annual purchases for these items are expected to exceed \$25,000.00. This request is in accordance with Sec. 1-10-58 of the Annual Contracts provision. Bid item 26-065A Fireworks for Independence Day Celebration. The recommendation for the award is for a one-year term with the option to extend for four (4) additional one (1) year terms upon mutual consent of both parties. **(No recommendation lacked committee quorum)**

Motion to approve

Motion made by Rice and seconded by Garrett

Motion carried 11-0-

41. Proposed revision to the Commission Rules of Procedures. **(No recommendation lacked committee quorum)**

Motion to approve

Motion made by Slendak and seconded by Garrett

Voting yes- Mayor Johnson, Slendak, Garrett, Rice, Clark, Guilfoyle, Scott, Wimberly, and Lewis

Voting no- Pulliam and J.J.

Motion carried 9-2

Substitute Motion to forward back to committee

Motion made by Pulliam and seconded by J. Johnson

Motion failed 5-6

Voting yes- J. Johnson, Pulliam, Wimberly, Lewis, Scott

Voting no - Rice, Clark, Slendak, Garrett, Gilfoyle, Mayor Johnson

42. Motion to **ratify** the Augusta Legislative Delegation appointments of **Mr. Kevin Mack** to the **General Aviation Commission** at Daniel Field (**Rep. Brian Prince**) and **Mr. Clarence Thompkins** – Augusta Port Authority (**Rep. Karlton Howard**) (**Deferred from the May 5, 2025 Commission Meeting**) **(No recommendation lack committee quorum)**

Motion to split appointments into separate votes.

Motion made by Guilfoyle and seconded by Rice

Motion carried 7-4

Voting Yes- Mayor Johnson, Pulliam, Rice, Clark, Guilfoyle, Slendak, Garrett.

Voting No – J. Johnson, Scott, Lewis, Wimberly

- 1) **Motion to approve the appointment of Kevin Mack**

Motion made by Garrett and seconded by Rice

Motion carried 11-0

- 2) **Motion to approve the appointment of Mr. Clarence Thompkins**

Motion made by Scott and seconded by Wimberly

Substitute motion:

Motion to deny

Motion made by Guilfoyle and seconded by Rice

Motion carried 6-5

Voting Yes: Mayor Johnson, Guilfoyle, Rice Slendak, Garrett, Clark

Voting No: Scott, Wimberly, J. Johnson, Lewis and Pulliam

- 43. Motion to Strengthen Communication between the ARC Commission and RCSS Board.** Support the establishment of committed discussions between the Augusta-Richmond County Commission and the Richmond County School Board of Education to eliminate barriers impacting communication, coordination, and collaboration between both governing bodies. **(Requested by Commissioner Don Clark) (No recommendation lacked committee quorum)**

Motion to approve and contact be made with the School Board President before any meetings are held.

Motion made by J. Johnson and seconded by Clark

Motion carried 8-0 - Rice, Lewis, Garrett out

Voting yes, Mayor Johnson, J. Johnson, Clark, Scott, Pulliam, Slendak, Guilfoyle and Wimberly.

- 44. Motion to approve to converting PCN 027YE005 (Assistant Solicitor-General) to Chief Assistant Solicitor-General with a salary of \$105,000.00 (action time sensitive May 1, 2026). (No recommendation lacked committee quorum)**

Motion to approve and funded from General Fund Contingency.

Motion made by Rice and seconded by Garrett

Motion carried 11-0-

- 45. Clarification of Richmond County Marshal's Office Support Activities:** Request for the Richmond County Marshal's Office to provide clarification regarding prescribed support activities identified within the Augusta-Richmond County Charter, and to identify opportunities for collaboration with Code Enforcement to address trash, illegal signage, and community cleanup concerns. **(Requested by Commissioner Don Clark) (No recommendation lacked committee quorum)**

Motion forward to committee.

Motion made by Rice and seconded by Garrett

Motion carried 11-0-

- 46. Update Regarding Housing Authority Development on Deans Bridge Road:** Receive as information an update regarding the Augusta Housing Authority's development project located on

Deans Bridge Road, including current status, community impact, and anticipated next steps. **(Requested by Commissioner Don Clark) (No recommendation lack committee quorum)**

Motion to receive as information without objection.

- 47. Discussion regarding Business Operating Hours and Shutdown Operations. (Requested by Commissioner Don Clark)**

It was the consensus of the Commission to forward to Committee without objection.

LEGAL MEETING

A. Pending and Potential Litigation

B. Real Estate

C. Personnel

- 48. Motion to authorize execution by the Mayor of the affidavit of compliance with Georgia's Open Meeting Act.**

ADDENDUM AGENDA **AUGUSTA COMMISSION** **REGULAR MEETING** **MAY 21, 2026**

- 1. Discuss the Augusta Common Usage & 2026 Summer Music Series. (Requested by Commissioner Francine Scott)**

Recreation Director Tameka Williams reported that due to electrical upgrades being done at the Augusta Common the 2026 Summer Music Series has been moved to a temporary location at the Augusta Fairgrounds at no cost starting on Sunday, June 17, 2026.

Update was received as information without objection.

- 2. Approval/acceptance of \$1,010,750 GDOT grant for Airport Hangar Site Development Program with signed contract from Augusta due to GDOT no later than May 29, 2026. (Requested by Daniel Field Airport via Administration)**

Motion to approve

Motion made by Garrett and seconded by Rice

Motion carried 11-0

3. **Approve** the installation of additional three (3) speed humps along lower segment of Flager Road with a construction cost of \$22,000 funded by Traffic Engineering FY2026 Operation Budget Traffic Calming/R/M Pavement funds **(Requested by Mayor Garnett L. Johnson**

Motion to approve

Motion made by Garrett and seconded by Rice

Motion carried 11-0

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