



DeKalb County Government

178 Sams Street
Decatur, GA 30030

Minutes - Draft

OPS-County Operations Committee

Commissioner Mereda Davis Johnson

Commissioner Michelle Long Spears

Commissioner Ted Terry

Tuesday, November 19, 2024

1:00 PM

Meeting Started At: 1:25 PM

Attendance: Commissioners Davis Johnson, Long Spears, Terry, and Patrick

Present 3 - Commissioner Mereda Davis Johnson, Commissioner Michelle Long Spears, and Commissioner Ted Terry

I. MINUTES

2024-1344 Commission District(s): All Districts
Minutes for the October 21, 2024 Special Called County Operations (OPS) Committee Meeting;

II. STATUS UPDATE

DeKalb Animal Policy - American Kennel Club

Commissioner Long Spears comments on the forthcoming ordinance.

PvS: A simple and elegant solution would be to make it a County offense to violate the State ordinance.

III. AGENDA ITEM

New Agenda Items

Chief Executive Office

2024-1429

Commission District(s): All
CO - Change Order No. 4 to Contract No. 1129360 Federal Legislative Lobbying Services: for use by the Chief Executive Officer (CEO) and the Board of Commissioners (BOC). This contract consists of performing federal legislative lobbying services. This request is to increase contract funds and term through December 31, 2025.

Awarded to Dentons US, LLP. Amount Not To Exceed: \$150,000.00.

MOTION was made by Michelle Long Spears, seconded by Mereda Davis Johnson, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 2 - Commissioner Davis Johnson, and Commissioner Long Spears

No: 1 - Commissioner Terry

MLS: Should we wait and defer this until the new CEO takes office?

DC: We are trying to be prepared for the upcoming legislative session. Many of the strategy sessions are taking place now and we want to ensure that we have personnel in place.

MDJ: This is a one year contract and we will have the opportunity to change as necessary.

MLS: I am willing to move this through committee and that will give me time to speak with the CEO elect.

TT: I spoke with CEO elect and my recommendation is that we move this forward as a 6 month contract extension.

MDJ: I am in favor of moving the item forward for a year and during that year we have plenty of time to evaluate and determine if there is a need for a new RFP.

DC: It is a process to put out a new RFP and it took us a long time to put this one out. I also request that there is an amendment for the amount on one of the contracts.

MLS: is there any type of cancellation clause in this contract?

VE: Yes

TT: My recommendation would be that we move this forward without a recommendation from committee. 6 months would be plenty of time to put something out. Lets get through the legislative session and naco and then we can determine how we will move forward.

MLS MDJ 2-0-1

[2024-1430](#) Commission District(s): All
CO - Change Order No. 6 to Contract No. 1090364 State Legislative Lobbying Services: for use by the Chief Executive Officer (CEO) and the Board of Commissioners (BOC). This contract consists of performing legislative lobbying services on the state level. This request is to increase contract funds and term through December 31, 2025. Awarded to Dentons US, LLP. Amount Not To Exceed: \$240,000.00.
MOTION was made by Michelle Long Spears, seconded by Mereda Davis Johnson, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 2 - Commissioner Davis Johnson, and Commissioner Long Spears

No: 1 - Commissioner Terry

TT: Is there an LSBE contractor for this contract?

DB: Technically we do not have a LSBE subcontractor, but we have fulfilled the good faith effort by hiring Paramount.

ZLW: Contracts are not typically attached to change orders.

MDJ: please get the entire Board a copy of the contract for review prior to Tuesday.

MLS, MDJ 2-0-1

Animal Services

[2024-0979](#) Commission District(s): ALL
CO - Change Order No. 2 to Contract No. 1132039 Animal Shelter Operation Services for DeKalb County (Multiyear): for use by the Department of Public Safety - Animal Enforcement Services. This contract consists of providing animal shelter operations and services. This request seeks to increase contract funds and term through December 31, 2025, with a price increase. Awarded to Lifeline Animal Project, Inc. Amount Not To Exceed: \$8,730,000.00.
MOTION was made by Michelle Long Spears, seconded by Ted Terry, that this agenda item be recommended for deferral to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

TT: Is there an audit happening of the contract with lifeline? JL: We have not yet received the audit report.

TT: So we are being asked to extend the contract for another year, should we vote on a renewal before we receive the performance audit?

MDJ: we can defer until we can get a copy of the audit and review.

MLS, TT 3-0 Defer for two weeks

Facilities Management

2024-1185

Commission District(s): ALL

REN - Contract Nos.: 1309686 and 1309666 On-Call Roof Maintenance, Repair, and Replacement Services (Annual Contract - 2nd Renewal of 2 Options to Renew): for use by the Departments of Facilities Management (FM), Recreation Parks and Cultural Affairs (RPCA), Watershed Management (DWM), and Fire Rescue (FR). These contracts consist of roof maintenance, repair, and replacement services at County owned facilities. This request seeks to exercise the 2nd renewal option through October 31, 2025. This request also seeks to ratify a previously provided sixty (60) day contract term increase, effective as of November 1, 2024. Lastly, this request seeks to reserve the right to transfer funds between contracts based on the needs of the County. Awarded to: Hawk Construction Company, LLC, and National Building Contractors, Inc. Total Amount Not To Exceed: \$2,080,000.00.

MOTION was made by Michelle Long Spears, seconded by Ted Terry, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

No additional information requested

2024-1202

Commission District(s): ALL
CO - Change Order No. 6 to Contract No. 1191817, Change Order No. 7 to Contract No 1191818, Change Order No 8 to Contract Nos: 1191813, 1191816 and Change Order No. 10 to Contract No. 1191815, General Contractor Services (Multiyear): for use by the Departments of Facilities Management (FM), Recreation, Parks and Cultural Affairs (RPCA), Fire Rescue Services, Watershed Management (DWM) and Library (DCPL). These contracts consist of providing general contractor services for minor construction projects throughout the County. This request seeks to extend the contract terms through June 30, 2025, and to increase funds to Contract Nos.: 1191813 and 1191815. In addition, this request seeks to reserve the right to transfer funds between the contracts based on the needs of the County. Awarded to: Autaco Development LLC, Kissberg/Parker-Fry JV, LLC, SoCo Contracting, Engineering Design Technology and Greenheart Construction. Total Amount Not To Exceed: \$2,194,688.00.

MOTION was made by Ted Terry, seconded by Michelle Long Spears, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

TT: Do we know what projects are covered under this contract outside of the libraries?

TT: What libraries will be getting renovations under this contract?

Facilities Staff response: there is additional work to be completed due to unforeseen conditions.

[2024-1240](#)

Commission District(s): ALL
CO - Change Order No. 2 to Contract No. 1380301 Task Order Contract for Minor Construction, (Fulton County Contract No. 23ITB138741K-JAJ(B) [Cooperative Agreement]: for use by the Department of Facilities Management (FM). This contract consists of purchasing from the competitively let Fulton County contract for the repair, alteration, modernization, maintenance, rehabilitation, construction, etc. of buildings, structures, or other real property. This request seeks to increase funds to correct unforeseen conditions discovered during construction of the Maloof 3rd Floor Breakroom project. This request also seeks to extend the contract term through March 31, 2024. Awarded to: Hawk Construction Company, LLC. Amount Not To Exceed: \$45,605.10.

MOTION was made by Michelle Long Spears, seconded by Ted Terry, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

No additional information requested

[2024-1246](#)

Commission District(s): ALL
CO - Change Order No. 3 to Contract No. 1274588 Card Access (Keyscan) Installation, Maintenance and Repair (Annual Contract with 2 Options to Renew): for use by the Departments of Facilities Management (FM), Watershed Management (DWM) and Police Services (PS). This contract consists of the installation, maintenance and repair of all card access points. This request seeks to extend the contract term and add funding and includes a price increase. Awarded to: Southeastern Security Professionals, LLC. Amount Not To Exceed: \$302,000.00.

MOTION was made by Ted Terry, seconded by Michelle Long Spears, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

*Approval of substitute submitted by Purchasing increasing price to \$312K and adds Sanitation.
TT: motion to approve the substitute, MLS 2nd 3-0*

2024-1341

Commission District(s): ALL
REN - Contract Nos.: 1325124, 1325126, and 1325127 Landscape Maintenance Services for Public Grounds (2nd Renewal of 2 Options to Renew): for use by the Departments of Facilities Management (FM), Public Works - Sanitation (Sanitation) and Recreation, Parks, and Cultural Affairs (RPCA). These contracts consist of providing landscape maintenance services for the County's public grounds. This request seeks to exercise the 2nd renewal option through March 31, 2026, for all three (3) contracts. Additionally, this request seeks to add RPCA sites to Contract No. 135127. Lastly, this request seeks to reserve the right to transfer funds between contracts based on the needs of the County. Awarded to: Artscape, Inc., The Simmons Group, and Let Us Love Your Lawn. Total Amount Not To Exceed: \$1,248,866.00.

MOTION was made by Ted Terry, seconded by Michelle Long Spears, that this agenda item be recommended for deferral to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

TT: This is a two year renewal, so what are our options if they continue to not perform to the level that we desire?

KB: The contract has a severance clause and we will follow the steps that are laid out in the contract to remove vendors that do not meet our performance standards.

TT: What are our options when the contractor kills or destroys thousands of dollars of plants that district offices have paid for at the request of constituents? Who pays for that? I had to pay for replacements.

What does this contract do to protect us on performance and our investments.

KB: Our contracts do have a mechanism to ensure that the contractors pay for any damages.

TT: Request that the Clarkston and Chamblee libraries go month to month on this contract until we can ensure that the landscapes will be properly maintained.

KB: The contractor for those locations has been removed.

TT: does this change order change the sow for this contract?

KB: no it does not.

TT: My issue is that if the scope isn't changed then we cant require extra work for these locations.

TT: Defer for two weeks.

ZLW: hold in committee until next meeting.

[2024-1386](#)

Commission District(s): ALL
CO - Change Order No. 3 to Contract No. 1258332 Soils & Materials Testing, Surveying Services and Structural Analysis (Multiyear Contract): for use by the Departments of Facilities Management (FM), Recreation, Parks and Cultural Affairs (RPCA), Public Works -Transportation, Public Works - Roads & Drainage and Department of Waste Management (DWM). These contracts consist of providing geotechnical and geo-environmental evaluations for the engineering constructability and/or potential environmental risks of multiple sites through the County. This request is to increase funds for this contract for additional onsite engineering and construction management services for the County Courthouse Parking Deck Renovation Project. Awarded to: MATRIX Engineering Group, Inc. Amount Not To Exceed: \$98,400.00.

MOTION was made by Michelle Long Spears, seconded by Ted Terry, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

No additional information requested

Fleet Management[2024-1263](#)

Commission District(s): ALL
REN - Contract No. 1355468 Maintenance, Cleaning, and Inspection of Fuel Tanks including Removal, Relocation & Installation (Annual Contract - 1st of 2 Options to Renew): for use by Public Works-Fleet Management. This contract consists of maintaining, cleaning, and inspecting multiple fuel tanks, as needed, to ensure clean fuel is dispensed to County fleet. This request seeks to exercise the 1st renewal option through December 31, 2025. Awarded to SP Petroleum Transporters, Inc. Amount Not To Exceed: \$200,000.00.

MOTION was made by Michelle Long Spears, seconded by Ted Terry, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

No additional information requested

[2024-1303](#)

Commission District(s): ALL
SWC - Statewide Contract (SWC) No. 99999-SPD-ES40199373
Administrative Vehicles: for use by Public Works-Fleet Management. Consists of purchasing administrative vehicles from the competitively let SWC. This contract enables various departments in the County to complete daily tasks that require the use of these automobiles. Awarded to Hardy Chevrolet Buick GMC Inc. and Allan Vigil Ford Lincoln, Inc. Total Amount Not To Exceed: \$2,225,000.00.

MOTION was made by Ted Terry, seconded by Michelle Long Spears, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

TT: Can we delineate the electric vehicles that we can purchase with this contract?

TT: Is this only for administrative vehicles?

RG: Yes, this is for any vehicle that is not police or heavy duty and no trucks.

TT: Can you provide a list of all the departments that are receiving vehicles off this contract?

[2024-1325](#)

Commission District(s): ALL
CO - Change Order No. 1 to Purchase Order No. 1360924 Budget Rental Agreement for Undercover Vehicles Contract with DeKalb County: for use by Public Works-Fleet Management to be used by Police Services. This contract consists of the rental of vehicles utilized for special operations by Police Services. This request seeks to renew the rental agreement and increase funding through November 3, 2025. Awarded to Budget Car & Truck Rental of Atlanta. Total Amount Not To Exceed: \$60,218.40.

MOTION was made by Michelle Long Spears, seconded by Ted Terry, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

No additional information requested

[2024-1387](#)

Commission District(s): ALL
CO-Change Order No. 1 to Contract No. 1283053 Purchase, Delivery, Installation, Maintenance & Repair of Propane Fuel Tanks (Annual Contract with 2 Options to Renew): for use by Public Works-Fleet Management. This contract consists of purchasing and delivering propane gas to propane tanks at various locations in the County. This request seeks to increase the contract term through June 30, 2025. Awarded to Blossman Gas Inc. of Georgia. CONTRACT TERM INCREASE ONLY

MOTION was made by Michelle Long Spears, seconded by Ted Terry, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

No additional information requested

[2024-1390](#)

Commission District(s): ALL

CO-Change Order No. 3 to Contract Nos.: 1280880, 1280705, 1280725, 1281594, 1280875, 1280727, 1280728, 1281062, 1280730, 1287534, 1280732, 1280878, 1280874, 1280877, 1280750, 1280897, 1280755, 1280769, 1281593, 1280774, 1280788, 1280790, 1281575, 1280793, 1280797, 1280798, 1281598, 1281063, 1281556, 1281069, 1281237, 1281162, 1281189, 1280881, 1280826, 1280837, 1281600, 1280838, 1281064, 1280839, 1280842, 1282743, 1280843, 1280867, 1280956, 1280955, 1280977, 1282382, 1280868, 1280869, 1280870, 1281068, 1280871, 1280872, 1281239 and 1280873 Repair of Equipment: All Automobiles, On-the-Road, Off-the-Road, Vehicles, Motorcycles, Trucks, Trailers & Motorized Equipment (Annual Contract with 2 Options to Renew): for use by Public Works-Fleet Management (Fleet) and Fire Rescue Services (Fire). These contracts consist of providing vehicle & equipment repairs from qualified vendors and/or obtaining repairs to keep vehicles on the road and equipment operating in the field from qualified and/or manufacturer dealers when the required repair is beyond the capacity or expertise of Fleet management personnel. This request seeks to increase the contract term through June 30, 2025. Awarded to fifty-six (56) vendors (please see list below). CONTRACT TERM INCREASE ONLY

MOTION was made by Michelle Long Spears, seconded by Ted Terry, that this agenda item be recommended for approval to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

No additional information requested

[2024-1416](#) Commission District(s): ALL
CA-Sourcewell Cooperative Agreement (CA) No. 10221-VAC
Vac-Con Sewer Cleaner Truck: for use by Public Works-Fleet
Management to be used by Public Works - Roads & Drainage
(Stormwater). This request seeks to purchase from the competitively
let Sourcewell Cooperative agreement for two (2) Vac-Con sewer
cleaner trucks. These trucks will be used to flush out storm drains
throughout DeKalb County. Awarded to Adams Equipment Co., Inc.
Amount Not To Exceed: \$1,247,672.00.

MOTION was made by Ted Terry, seconded by Michelle Long Spears, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

No additional information requested

[2024-1461](#) Commission District(s): All
Purchase of Two Vehicles From The Center For Pan Asian
Community Services (CPACS) For a Total Cost To The County of
\$14,000.

MOTION was made by Michelle Long Spears, seconded by Ted Terry, that this agenda item be recommended for approval. to the Board of Commissioners, due back on 12/10/2024. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

No additional information requested

Meeting Ended At: 2:57 PM

MOTION was made by Ted Terry, seconded by Michelle Long Spears, that this agenda item be adjourned meeting. The motion carried by the following vote:

Yes: 3 - Commissioner Davis Johnson, Commissioner Long Spears, and Commissioner Terry

Barbara H. Sanders-Norwood CCC, CMC