



**ALEXANDER
CITY**
ALABAMA

Regular Council Meeting Minutes

281 James D. Nabors Drive
Council Chambers of Municipal Complex
Monday, July 10, 2023 --- Meeting at 5:30 p.m.

CALL TO ORDER THE PRE-COUNCIL MEETING: Council President Colvin called the Pre-Council Meeting to order at 5:30 p.m. on Monday, July 10, 2023, in the Council Chambers of the Municipal Complex. Roll was called and all Councilors were recorded as being present.

Individuals present included: Mayor Baird, Romy Stamps, Finance Director; Piper Barnett, Records Clerk; Police Captain D. Alford; Police Captain T. Tuck; Fire Chief McAlister; Drew Meacham, Public Works Director; Caroline Brown; Scotty Price, Revenue; Kathy Railey, Human Resources Director; Herbert Harrell, Parks & Recreation; Dana Fuller, Mayor's office; Jacob Meacham and Liz Holland, Chamber of Commerce; Sandra Fuller, Tallapoosa County Director of Tourism; Stephanie J. Southerland, City Clerk. Others present included: David Boleware and Teresa Moten. The media was represented by the Outlook.

Council President Colvin asked for information regarding each agenda item.

Councilor Chris Brown stated that agenda item #1 is a rezone within the Business District.

Council President Colvin stated that agenda item #2 is an update to the ordinance.

Council President Pro Tempore Hardy reported that agenda item #4 is a simple maintenance agreement for the elevators at the municipal complex. He further stated that agenda item #5 is necessary for upcoming construction of a hotel.

Councilor Chris Brown reminded those present that this was discussed in the Work Session to allow for special events for individuals other than non-profit organizations.

Councilor Keel stated that agenda item #7 is just a change of ownership.

Council President Colvin stated agenda item #8 is being reworked to try to obtain more reasonable bids.

CALL TO ORDER THE REGULAR COUNCIL MEETING: Council President Colvin called the Council Meeting to order at 5:36 p.m. on Monday, July 10 2023, in the Council Chambers of the Municipal Complex. Roll was called and all were recorded as being present.

OPENING PRAYER: Dr. Roderick Williams, Pastor, Jehovah Jireh Ministries

PLEDGE OF ALLEGIANCE: Council President Pro Tempore Hardy

APPROVAL OF MINUTES: Work Session and Regular City Council meeting June 20, 2023. Councilor Tapley made a motion to adopt the minutes as written and Council President Pro Tempore Hardy seconded the motion. There being no discussion, the minutes were adopted (6-0).

APPROVAL OF THE AGENDA: Regular City Council meeting July 10, 2023. Councilor Tapley made a motion to amend the agenda to remove agenda item #3 and add agenda item #8. Council President Pro Tempore Hardy seconded the motion. All were in favor to amend the agenda (6-0). Councilor Tapley made a motion to approve the agenda, as amended, and Council President Pro Tempore Hardy seconded the motion. The amended agenda was adopted (6-0)

Evan Conder, Venture South Investments: Update Gateway to Lake Martin Development presented an update on the proposed development to include a 46,000 square foot Publix, Starbucks, Barberitos and other stores to include a nail salon, shoe store, a discount store, and a wireless company. The development includes seven (7) out parcels, and will be over 93,000 square feet at a cost of approximately \$35,000,000.00. They thanked the city's leadership in this process. Their plans are to break ground the first or second week of August. They presented a letter of intent as included in the minutes. Mr. Conder did not open the floor for questions or comments.

REPORTS FROM STANDING COMMITTEES:

Council President Colvin: In tracking the development of Wicker Point, we have currently paid back a total of \$107,691.39 in sales tax abatements. The Revenue Department estimates the City's contribution for road buy-back at Wicker Point to cost roughly \$505,000.00. Once the Wicker Point Road buy-back is completed, the city will have made payments estimating approximately \$612,000.00 back to Russell Lands per the Wicker Point Development Agreement.

Council President Colvin introduced All-Star players and coaches of the 8U boys' baseball and 10U and 12U girls' softball teams who will be participating in the World Series in Mississippi this week. The 12U girls finished their regular season 16-0, outscoring their opponents 204-24 and have won 2 of the last 3 State Championships!

Councilor Keel announced that two (2) students from BRHS that won the Fishing State Championship and are going to South Carolina to fish in the Bass Masters for the National Championship for High School fishermen. His business has assisted in supporting them to participate.

Councilor Eric Brown: The following positions are open: The EMT – Full-Time (Basic, Advanced, or Paramedic) 5 positions; EMT - Part-time (Basic, Advanced, or Paramedic) 4 positions. Please look under the "careers" section on the city's website for more information.

Councilor Keel: If your lights are on, toilets are flushing and you don't smell gas, the utility department is doing their job.

Councilor Chris Brown: There is a mechanical issue with the Splash pad. Please contact the office if you have problems with it coming on. There is some repair work being done at 6th Street Park. A new lift chair has been added to the city pool. The golf course is doing well compared to last year. Work is being done at the airport. Cooper Rec Center gym floor is out for bid to be redone. Imagination Station has donations of nearly \$70,000.00 and he thanked Jim Hardy of Outdoor Friends for his donation of \$32,000.00 and Councilor Tapley for his donation of \$1,000.00. Councilor Tapley's donation included a challenge to the other council members to match his donation. The Committee will meet again Thursday at 10:00 a.m. in the break room.

Council President Pro Tempore Hardy: The street department completed the 6th street park storm drain repair job and also brought in more gravel for the parking lot. We were able to use ARPA funds for this project. The following positions are open:

- Foreman, Green Gateway and City Cemetery – Property Maintenance- Grade 12
- Assistant Superintendent – Auto Shop – Grade 19
- Diesel Mechanic – Auto Shop – Grade 18

Please look for more information under the Careers section on the Alexander City Website.

Councilor Tapley: The Library has a ventriloquist scheduled as well as a comedian and a Science Lady. They are looking for community leaders to come read to the children from August through December. Please contact Amy at the Library if you would like to participate.

REPORTS FROM SPECIAL COMMITTEES:

PUBLIC HEARING: To Rezone Property Located at 394 Russell Road from B3 (Central Business) to B2 (General Business) (Petitioner/Owner: Kevin Becker, K2 Self Storage)

No one spoke in favor of or against this rezoning.

REPORT ON STATUS OF CITY FINANCES: None

PROCLAMATION: None

UNFINISHED BUSINESS: None

NEW BUSINESS:

1. ORDINANCE: To Rezone Property Located at 394 Russell Road from B-3 (Central Business) to B-2 (General Business) (Petitioner/Owner: Kevin Becker, K2 Self Storage) (Sponsored By: Councilor Chris Brown) **ORDINANCE BOOK 23-24**

By point of order, the council rules must be suspended if immediate action is to be considered. Councilor Tapley made a motion to suspend the rules and Council President Pro Tempore Hardy seconded the motion. There being no discussion, the rules were suspended (6-0). Councilor Tapley made a motion to approve the ordinance as written. Council President Pro

Tempore Hardy seconded the motion. There being no discussion the ordinance was adopted with the following roll call vote:

YEAS:	TAPLEY, COLVIN, HARDY, E. BROWN, C. BROWN, KEEL	6
NAYS:	NONE	0
ABSTAINED:	NONE	0
ABSENT:	NONE	0

2. ORDINANCE: To Amend § 82 – 73, License Classifications and Fee Schedules, BL7, General Contractor to Add Gross Receipt Fees. (Sponsored By: Council President Colvin)
ORDINANCE BOOK 23-26

By point of order, the council rules must be suspended if immediate action is to be considered. Councilor Tapley made a motion to suspend the rules and Council President Pro Tempore Hardy seconded the motion. There being no discussion, the rules were suspended (6-0). Councilor Tapley made a motion to approve the ordinance as written. Council President Pro Tempore Hardy seconded the motion. There being no discussion the ordinance was adopted with the following roll call vote:

YEAS:	TAPLEY, COLVIN, HARDY, E. BROWN, C. BROWN, KEEL	6
NAYS:	NONE	0
ABSTAINED:	NONE	0
ABSENT:	NONE	0

3. RESOLUTION: To Award RFP 23-14 to Hurst Construction, LLC at a Cost not to Exceed \$357,300.00 and Request to Amend Budget \$130,062.00 (Sponsored By: Council President Colvin)

This item was removed from the agenda.

4. RESOLUTION: To Authorize the Mayor to Enter into an Elevator Maintenance Agreement with Diversified Elevator for the Municipal Complex at a Cost not to Exceed \$2,416.00 Annually. (Sponsored By: Council President Pro Tempore Hardy) **RESOLUTION BOOK 23-82**

Councilor Tapley made a motion to approve the request as presented. Council President Pro Tempore Hardy seconded the motion. There being no discussion the resolution was adopted with the following roll call vote:

YEAS:	TAPLEY, COLVIN, HARDY, E. BROWN, C. BROWN, KEEL	6
NAYS:	NONE	0
ABSTAINED:	NONE	0
ABSENT:	NONE	0

5. RESOLUTION: To Declare a Portion of James D. Nabors Drive a Public Right of Way. (Sponsored By: Council President Pro Tempore Hardy) **RESOLUTION BOOK 23-83**

Councilor Tapley made a motion to approve the resolution as written. Council President Pro Tempore Hardy seconded the motion. There being no discussion the resolution was adopted with the following roll call vote:

YEAS:	TAPLEY, COLVIN, HARDY, E. BROWN, C. BROWN, KEEL	6
NAYS:	NONE	0
ABSTAINED:	NONE	0
ABSENT:	NONE	0

6. ORDINANCE: To Amend Ordinance 23-12, § 2, I, C, Special Event and § 2, I, E. Personal Event and II, A, c. Personal Events (Sponsored By: Councilor Chris Brown) **ORDINANCE BOOK 23-26**

By point of order, the council rules must be suspended if immediate action is to be considered. Councilor Tapley made a motion to suspend the rules and Council President Pro Tempore Hardy seconded the motion. Councilor Tapley made a motion to amend the ordinance as follows: amend line 2, after 23-12, insert § 2, I, C, Special Event; and insert on line 11: "SPECIAL EVENT" shall mean an event organized by an incorporated non-profit organization that is requesting to serve alcohol on the premises for purchase or otherwise served; and replace with: "SPECIAL EVENT" shall mean an event organized by an individual, business, or organization that is requesting to serve alcohol on the premises for purchase or otherwise served. Councilor Chris Brown stated that anytime a city facility is rented where alcohol is allowed is required to use Ocie and Belles who hold the contract. There being no discussion, the rules were suspended (6-0). Councilor Tapley made a motion to approve the ordinance as written. Council President Pro Tempore Hardy seconded the motion. There being no discussion the ordinance was adopted with the following roll call vote:

YEAS:	TAPLEY, COLVIN, HARDY, E. BROWN, C. BROWN, KEEL	6
NAYS:	NONE	0
ABSTAINED:	NONE	0
ABSENT:	NONE	0

7. REQUEST: To Approve an ABC Retail Beer – Off Premise Only License to Mary Ann Gray, DBA What's LLC Located at 2802 Dadeville Road. (Sponsored By: Councilor Keel)

Councilor Tapley made a motion to approve the request as presented. Council President Pro Tempore Hardy seconded the motion. There being no discussion the request was approved with the following roll call vote:

YEAS:	TAPLEY, COLVIN, HARDY, E. BROWN, C. BROWN, KEEL	6
NAYS:	NONE	0
ABSTAINED:	NONE	0
ABSENT:	NONE	0

8. RESOLUTION: To Reject Request for Proposal No. 23-14 for Construction of a new Fire Station (Sponsored By: Council President Colvin) **RESOLUTION BOOK 23-81**

Councilor Tapley made a motion to approve the resolution as written. Council President Pro Tempore Hardy seconded the motion. Councilor Keel questioned why one bid was double the amount of the other bid. Council President Colvin stated that the proposal will be reworked. There being no further discussion the resolution was adopted with the following roll call vote:

YEAS:	TAPLEY, COLVIN, HARDY, E. BROWN, C. BROWN, KEEL	6
NAYS:	NONE	0
ABSTAINED:	NONE	0
ABSENT:	NONE	0

PUBLIC COMMENTS (3 minutes per speaker): None

COMMENTS FROM THE MAYOR:

COMMENTS FROM THE FINANCE DIRECTOR:

COMMENTS FROM THE CITY CLERK: Key card access is being restored, IT is in the process of purchasing items and the company will schedule a start date. Our next Work Session will be held Monday at 4:30 p.m. and the next City Council will follow at 5:30.

COMMENTS FROM THE COUNCIL:

Councilor Eric Brown thanked everyone for coming out and congratulated each of the youth and their coaches for their hard work. He further expressed his excitement for the retail development and pending groundbreaking. He also thanked the mayor and his staff for always doing a very good job.

Councilor Chris Brown congratulated the World Series participants and wished them luck and making Alex City proud. He was excited to hear Publix in the news today.

Councilor Keel expressed his appreciation for everyone coming out and stated that Publix is happening and is looking forward to it coming to Alexander City. He reminded those in District 6 and adjoining land owners that the public hearing regarding the Pines Development will be Monday at 5:30 for any questions and not to ask him three months later. If interested, show up. The fishers mentioned earlier are Slade Davis and Steel Smith, whose father was killed several weeks ago and the State Championship was dedicated to him.

Councilor Tapley thanked everyone for coming out and thanked everyone working for the city.

Council President Pro Tempore Hardy congratulated the All-Star teams competing in the World Series. He announced his excitement for the upcoming developments in the city and the city's continued growth. Thank you to Sandra Fuller for your efforts in Lake Martin – Tallapoosa County Tourism. He further thanked the development team in their efforts.

Council President Colvin expressed her excitement to announce Publix and all of the great things going on in Alexander City. She thanked the citizens, mayor, finance director and city clerk for doing an awesome job. The Development Committee meetings are held making sure everything is being done correctly. The City Clerk is six months in and expressed her appreciation to her. She further thanked the council members for the job they do.

ADJOURN: There being no further business to come before the council, Councilor Tapley made a motion to adjourn and Council President Pro Tempore Hardy seconded the motion. The meeting adjourned (6-0) at 6:16 p.m.

APPROVED:

FOR PUBLIC RELEASE

Audrey "Buffy" Colvin
Council President

FOR PUBLIC RELEASE

Stephanie J. Southerland
City Clerk

METHOD OF DELIVERY:

The draft minutes were e-mailed to the mayor, city council members and the city attorney on Wednesday, July 12, 2023 for review.

OTHER:

ATTACHMENTS:

1. Agenda

SUPPORTING DOCUMENTS: