

CITY OF PELHAM
Council Regular Work Session
Pelham City Hall – Council Conference Room
December 19, 2011 – 6:00 p.m.

MINUTES

Proper notice of the regular scheduled Pelham City Council Work Session was given at least 72 hours in advance of such public meeting and the notice remained posted through the scheduled meeting.

Members of the Pelham City Council met on December 19, 2011 at 6:00 p.m. The regular work session was held in the Council Conference Room of Pelham City Hall and was open to the public. The work session was called to order by Council President Nichols at 6:05 p.m.

The following elected officials were present:

Mayor Don Murphy
Council President Teresa Nichols
Councilmember Mike Dickens
Councilmember Bill Meadows
Councilmember Steve Powell
Councilmember Karyl Rice

Media Present: Neal Wagner, Shelby County Reporter.

Others present: City department heads, city employees and members of the public.

Approval of Minutes

A motion was made by Mr. Meadows to approve the December 5, 2011 regular work session minutes. The motion was seconded by Mr. Powell and by voice vote the motion was passed unanimously by those members present.

Mayor's Comments

Mayor Murphy elected to hold his comments until council meeting.

Review of Council Agenda

Dr. Nichols reviewed the council agenda for December 19, 2011.

E. Consent Agenda

(A consent agenda is presented by the Council President at the beginning of a council meeting. Items presented on the consent agenda are considered routine and non-controversial and are organized apart from the rest of the agenda and are adopted by general consent without debate. Items may be removed from the consent agenda on the request of any one member. Removed items may be taken up either immediately after the consent agenda is approved or placed later on the agenda at the discretion of the Council President and City Council.)

1. Approval of the December 19, 2011 City Council Agenda.
2. Approval of the December 5, 2011 regular City Council meeting minutes.
3. Approval of the following non-budgeted expenses from restricted fund accounts.

F. Public Hearing – None

G. Mayor's Comments

H. Proclamations – None

I. Requests to Address the Council

1. Edward Brasher, 2647 Chandalar Lane, Pelham, regarding water main breaks in the Chandalar sub-division.
2. Mildred Lanier, presenting a draft Blight Ordinance developed by the Pelham Homeowners Association.

J. Old Business

1. Resolution 2011-12-05-01 authorizing the Pelham Water Department to perform engineering and design work and the letting of bids to provide for water main improvements, to include the replacement of pipe and the installation of water pressure regulators, as required, in order to maintain the integrity and reliability of the water delivery system in the Chandalar sub-division. (1st Reading – December 5, 2011) Mr. Powell stated he had asked the city clerk to revise the resolution to include "Exhibit C" which referenced the scope and estimated cost of the project. Mr. Powell further stated the change adds clarity to the resolution and gives the council a number to work with. The proposed change met no opposition from the council. Mr. Meadows asked the Public Works Director Eddy Jowers if the city had a master plan for the water mains in the Chandalar sub-division to assure residents of the integrity of the system. Dr. Nichols said she was hesitant to assure residents of one sub-division when issues were present in other sub-divisions. Mr. Dickens stated the council was on record of moving toward phasing

in the repairs. Mayor Murphy said the council should be careful guaranteeing the infrastructure was repaired.

K. New Business

1. Resolution 2011-12-19-01 repealing Resolution 2011-12-05-05 and reconfirming with the Alabama Emergency Management Agency (AEMA) the City of Pelham's desire to proceed with the Hazard Mitigation Grant Program 1971 Community Safe Room Project (Project #71-447) and further agreeing to provide the required 25% match of cash and in-kind services toward the total cost of the grant project. Mr. Meadows said the city might want to consider working with developers and relocating the shelters to other locations.
2. Resolution 2011-12-19-02 amending the Fire Department's FY2012 operating budget and authorizing additional funding for roof repair projects at Stations 3, 4 and 5 from proceeds received from the Shelby County Commission as reimbursement for the City of Pelham's matching portion of the Assistance to Firefighters Grant in the amount of \$ 25,794.00. (1st Reading) Mr. Powell asked questions regarding the fire chief's request to fund additional fire station roof repairs. He noted in the chief's comments of a need to move communications equipment off a water tank in order for maintenance to be performed. Mr. Powell concluded the more urgent need was probably the repair of the roofs at Fire Stations 3, 4 and 5.
3. Resolution 2011-12-19-03 affirming and approving the monthly residential garbage and recycling rate increase of 2.66% (\$.27) effective January 1, 2012 with the monthly utility statements dated February 1, 2012 and thereafter. Mr. Powell asked about the 2.66% rate increase. City Clerk Tom Seale explained the rate was calculated based upon the Consumer Price Index increase from October 1, 2010 to September 30, 2011. Mr. Meadows questioned the cost to process the customer refunds on the rate increase implemented on October 1, 2011.
4. Resolution 2011-12-19-04 for consideration of an ABC 050-Retail Beer license, (Off Premises Only) for applicant Sue Dunn, operating under the trade name Deer Springs Grocery, located at 3670 Highway 11, Pelham, Alabama 35124. There were no council comments.
5. Resolution 2011-12-19-05 for consideration of an ABC 050-Retail Beer license, (Off Premises Only) and 070-Retail Table Wine license (Off Premises Only) for applicant Ghotra, LLC operating under the trade name Sunnys One Stop, located at 1908 Montgomery Highway, Pelham, Alabama 35124. There were no council comments.
6. Resolution 2011-12-19-06 for consideration of an ABC 020-Restaurant Retail liquor license for applicant Iseven Enterprises, LLC operating under the trade name Shelby's, located at 9340 Helena Road, Suite 1, Pelham, Alabama 35124. Mr. Powell stated he did not have a problem with the seven year old DUI charge. There were no additional council comments.

7. Resolution 2011-12-19-07 for consideration to purchase three (3) replacement computers for Police 911 Dispatch from Dell Computers in the amount of \$ 3,275.97. Said expense was included in the Police Department's FY2012 budget. There were no council comments.
8. Resolution 2011-12-19-08 authorizing an accounting review of the Pelham Civic Complex's revenue and expense line items in order to determine the profitability of each of its programs and events in order to maximize the potential and opportunities of the facility. (1st Reading) Dr. Nichols stated she saw no need for a council resolution to address this issue. Mr. Meadows discussed the revenue and expenses in the current account set-up at the Civic Complex. He talked about working smarter with the full-time and part-time employees with regard to having the facility staffed properly. Mr. Powell stated the level of detail is very important in understanding the revenues and expenses of each department at the Civic Complex. He further stated he supported the adoption of the resolution. Mr. Dickens said the auditors need direction from the council in developing a profit and loss statement for each department. Mayor Murphy commented the Civic Complex was not built to be departmentalized. There are many expenses and employees shared throughout the building. Mr. Dickens said the city needs to quantify those expenses that can be assigned and determine how to allocate the shared costs. Mr. Meadows said the objective is to develop cost centers in order to determine what our expenses are. At Mayor Murphy's request, Mr. Meadows and Mr. Dickens volunteered to meet with the auditors in order to express the wishes of the council. Further discussion concerned the cost of separately metering the utilities. Mr. Meadows discussed with the council about developing a reduction in force plan for the Civic Complex. Mr. Powell stated he agreed with Mr. Meadows that a reduction in force plan should be developed. Mr. Powell further stated the council did not request a privatization plan for the Pelham Civic Complex. He said the council has a duty to operate with a plan and a future for the employees at the Civic Complex. By a majority vote of the council, Resolution 2011-12-19-08 was removed from the December 19, 2011 council agenda.
9. Resolution 2011-12-19-09 for consideration to enter into an agreement as a part of Resolution 2011-12-19-09 with the Alabama Department of Transportation (ALDOT) for the planing, widening, resurfacing and permanent traffic striping along State Route 261 from CR 17 to SR-3 (U.S. 31) in Pelham. (This is not the SR 261 five lane widening project which is tentatively scheduled for construction in 2016). City Engineer Jesse Jowers explained the project to the council. Several members of the council questioned the need to resurface Highway 261 when plans were in place to widen the road to five lanes. Mr. Jowers said the Alabama Department of Transportation must continue to maintain the highway prior to any improvements, which are not scheduled until 2016.

Old Business – AS TIME PERMITS

1. Ice Rink Management - Request for Proposals Review
2. Review of Ordinance 267-2 (Mayor/Council Compensation)

Dr. Nichols asked the council to review the ordinance and be prepared to discuss at a future council work session.

3. Review of International Fire Code, International Residential Code and City of Pelham Sub-Division Regulations

New Business – AS TIME PERMITS

1. Mrs. Rice asked about receiving a copy of the new employee pay scales adopted by the city council. The city clerk noted a recent conversation with Human Resources Director Jerry Nolen. Mr. Nolen stated the Human Resources Department was still working though several changes and reclassifications. Mr. Dickens said there many examples of changes that had to be made due to the two year process of implementing the new salary structure.

Announcements

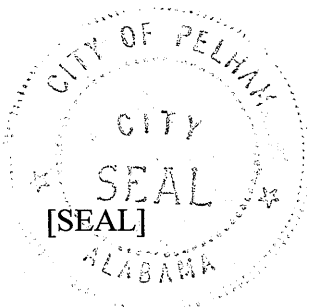
Rescheduling of the January 2, 2012 council work session (New Years Day) to January 9, 2012.

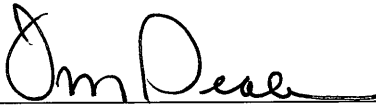
Rescheduling of the January 16, 2012 council work session (Martin Luther King Day) to January 23, 2012.

Adjournment

Mr. Meadows moved to adjourn the work session and said motion was seconded by Mr. Dickens. The motion passed unanimously by those present and the work session was adjourned at 7:02 p.m.

Respectfully submitted this 19th day of December, 2011.





Tom Seale, CMC, City Clerk