

CITY OF PELHAM – WORK SESSION

**Pelham City Hall – Conference Room
September 6, 2016 – 5:30 p.m.**

MINUTES

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

Members of the Pelham City Council met September 6, 2016 at 5:30 p.m. The regular work session was held in the Conference Room in Pelham City Hall and was open to the public.

Call to Order

The work session was called to order by Council President Hayes at 5:37 p.m.

Record of Attendance

The following elected officials were present:

Council President Rick Hayes
Councilmember Ron Scott
Councilmember Beth McMillan
Councilmember Maurice Mercer
Councilmember Karyl Rice
Mayor Gary Waters

Media Present: Briana Harris, Shelby County Reporter

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

Approval of Minutes

A motion was made by Councilmember McMillan to approve the August 15, 2016 regular council work session minutes and the August 29, 2016 and August 30, 2016 special called work session minutes. The motion was seconded by Councilmember Mercer and passed unanimously by voice vote of those members present.

Mayor Waters' Comments

The mayor chose to hold his comments for the city council meeting.

Budget Hearings

The Mayor and Council reviewed the Pelham Public Library and Senior Center proposed FY2017 budgets with Library Director Mary Campbell from 5:38 until 5:58.

Review of Council Agenda

Council President Hayes reviewed the September 6, 2016 council agenda noting Mayor Waters had a proclamation to be presented.

J. Old Business -None

K. New Business

1. **Resolution 2016-09-06-01** for consideration to authorize the settlement of the Alabama Furniture Market tax refund litigation

Finance Director Tom Seale gave a brief history of the case saying seventeen (17) municipalities were involved in the litigation which goes back to 2006.

2. **Resolution 2016-09-06-02** for consideration to appoint Christina Camp to the Pelham Parks and Recreation Advisory Board

Parks and Recreation Director Billy Crandall gave a positive recommendation for Ms. Camp and stated she was an active member of the Pelham Racquet Club.

3. **Resolution 2016-09-06-03** for consideration to reappoint John Hooper and Johnnie Johnston to the Pelham Storm Water Regulations Board

There were no questions or comments.

4. **Resolution 2016-09-06-04** for consideration to accept a donated vehicle for the Pelham Police Department

Police Chief Larry Palmer reported an ambulance had been donated by Regional Paramedic Services. It will be used by the department, especially the tactical team, to transport personnel and equipment. The vehicle is in very good condition and only needs to be painted.

5. **Resolution 2016-09-06-05** for consideration to accept the low bid from Forestry Environmental Services in the amount of \$1,147,000.00 for the construction on the Dodd Branch/Highway 261 Drainage Improvements Project and authorize the Mayor to enter into an agreement with Forestry Environmental Services for said construction project following approval of the City Attorney

City Engineer Jesse Jowers said that FEMA had approved additional grant money and the time extension to complete the project.

Keith Strickland, Goodwyn, Mills & Cawood, said the work should start in September and take about four months. The contract allows six months for completion.

Mayor Waters added that the total expense for the city's demolition and clean up had been provided to the engineers. Mr. Strickland said that an appropriate amount will be subtracted from the Forestry Environment Services contract related to the city completing this demolition.

6. **Resolution 2016-09-06-06** for consideration to authorize the mayor to execute an agreement with Goodwyn, Mills and Cawood in the amount of \$91,700.00 for Construction Engineering Services and Supervision for the Dodd Branch/Highway 261 Drainage Improvements Project

Keith Strickland gave a brief summary and cost breakdown of the services to be provided by Goodwyn, Mills & Cawood. The cost for these services was included in the FEMA budget and will not be additional costs to the city.

7. **Resolution 2016-09-06-07** for consideration to authorize the mayor to execute an agreement with Blalock Building Company following approval of the City Attorney

Information and photos were presented by Architect Bob Gray with Goodwyn, Mills & Cawood and Council President Hayes. In addition to the agreement being proposed, it was recommended that the council consider the alternate bids for the addition of bleachers, a monument sign and potentially a wood finish for the lobby area.

President Hayes distributed a spreadsheet to the mayor and other council members and reviewed various capital expenditures in the budget along with the additions to the city reserves over the last four years to show how the city could pay for the new construction related to several key projects without taking on additional debt if it is determined that this would be the best option for the city. He compared this to saving up for a house to avoid having to get a mortgage.

After several minutes of discussion, Councilmember Scott made a motion to table Resolution 2016-09-06-07 until the September 19th council meeting. Councilmember McMillan seconded the motion and it passed with unanimous approval by the council. The resolution will be discussed further during the September 8th work session.

(End of September 6, 2016 Agenda Review)

Old Business

1. Discuss recommendation to bid the city's garbage and recycle service – Mayor Waters

Before discussing the garbage bid, Mayor Waters told the council that a glycol leak had been confirmed at the civic complex and the estimated cost to repair it was \$615,000.00. President Hayes requested that Mayor Waters ask Danny Tate to bring the expert in this field that has been helping with this issue to the work session on Thursday to answer questions about the leak if possible.

Mayor Waters showed the council a city map showing the locations of several garbage service complaints over the past four months which indicated the problems were city-wide and not pertaining to an individual route or area. He recommended that the garbage service be put out for bid.

The council agreed that the contract should be bid soon based on the terms of the agreement and discussed what should be stated in the RFP regarding quality of service, penalties, bidder qualifications, age of vehicles, listing recyclable materials, etc. President Hayes asked the mayor to have a draft of the garbage bid RFP for the council at the September 13th work session.

2. Review real estate purchase proposal related to the city's parcels adjoining Summer Classics

President Hayes said that Tom Seale was preparing spreadsheets to calculate an appropriate adjusted value of the parcels based on the long-term value to the city of the proposed development. He also said that the city attorneys are reviewing the proposed agreement.

Councilmember Scott said the city needs to determine whether we are getting a fair price, how much tax revenue will the development generate and how long will it take to fill the development with tenants and start to generate tax money.

President Hayes said the law allows calculations to determine the long-term value and the spreadsheets will show much of this information. He said it was important to have restricted covenants in any agreement for this property to ensure the city maintains some control over what is developed on the property once it has been sold.

New Business

1. Eagle Scout Project for Memorial Park behind City Hall – Nick McMillan

Nick McMillan with Boy Scout Troop 2 made a presentation to the mayor and council about his Eagle Scout project to further develop the existing Pelham Memorial Park located behind Pelham City Hall. His project is to build brick pads for existing memorial benches in the park, to place bricks in a sidewalk connecting city hall with the fire station and to have a concrete pad poured for an open air pavilion. His goal is to sell one hundred (100) bricks by September 30th. Each brick sells for \$50.00 and can be personalized to honor or memorialize someone.

Announcements

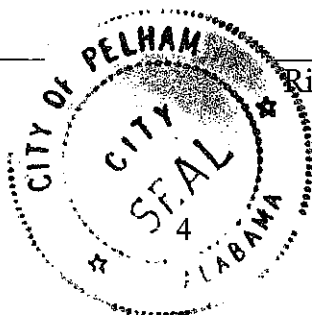
1. The Pelham City Council will hold special called work sessions for the purpose of FY2017 budget review and discussion on Thursday, September 8th at 5:30 p.m. and on Tuesday, September 13th at 5:30 p.m. Both work sessions will be held in the conference room at Pelham City Hall.
2. Pelham City Hall will be closed on Monday, September 12th in observance of Patriot Day.
3. The Pelham Municipal Runoff Election will be held on Tuesday, October 4th at the Pelham Civic Complex & Ice Arena. Polls will be open from 7:00 a.m. until 7:00 p.m.
4. The last day to register or to update your voter registration to vote in the Pelham Municipal Runoff Election is September 19, 2016.
5. The last day to apply for an absentee ballot for the October 4th Pelham Municipal Runoff Election is September 29th.

Adjournment

A motion to adjourn the work session was made by Councilmember Rice and seconded by Councilmember McMillan. The motion passed unanimously by voice vote of those members present, and the work session was adjourned at 7:00 p.m.

Respectfully submitted this 6th day of September 2016,


Marsha Yates, MMC, City Clerk




Rick Hayes, President of the Council

[SEAL]