



WORK SESSION
Pelham Police & Court Building
June 3, 2019 – 6:30 p.m.

MINUTES

Proper notice of the regularly scheduled work session of the Pelham City Council was given in advance of such public meeting and the notice remained posted through the scheduled meeting.

Members of the Pelham City Council met June 3, 2019 at 6:30 p.m. The regular work session was held at the Pelham Police & Court Building and was open to the public.

Call to Order

The work session was called to order by Council President Hayes at 6:46 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 Mildred Lanier
Mayor Gary Waters

Media Present: Pelham Reporter

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

Approval of Minutes

A motion was made by Councilmember Scott to approve the May 20, 2019 Regular Council Work Session Minutes. The motion was seconded by Councilmember McMillan and passed by voice vote of those members present with Councilmember Mercer abstaining.

Review of Council Agenda

Council President Hayes reviewed the June 3, 2019 city council agenda.

E. Consent Agenda

F. Public Hearing – None

H. Proclamations - None

J. Requests to Address the Council - None

K. Old Business / Resolutions / Ordinances / Orders and Other Business - None

L. New Business / Resolutions / Ordinances / Orders and Other Business

1. **Resolution 2019-06-03-01** for consideration to approve the lowest qualified bid from Forestry Environmental Services, Inc. for construction of the Pelham Greenways Project along Bishop Creek, Phase 1

Director of Development Services & Public Works David Willingham stated four bids were opened on May 9, 2019 for the construction of the Pelham Greenways Project along Bishop Creek, Phase 1. He said the lowest bid came in just under the estimated construction cost. He further stated the project is within the approved FY2019 budget. Mr. Willingham said he recommends approval of the awarding of the bid to Forestry Environmental Services, Inc. He said once the lowest responsible bidder is notified of the awarding of the bid they have 15 days to return the signed documents to the city. After the "Notice to Proceed" is issued by the city the contractor has 30-45 days to begin construction. Mr. Willingham said the contract states 150 working days to complete the project.

2. **Resolution 2019-06-03-02** for consideration to authorize an agreement with Goodwyn Mills and Cawood, Inc. for construction, engineering and inspection (CE&I) supervision services related to the Pelham Greenways Project along Bishop Creek, Phase 1

Mr. Willingham stated for the record the construction of the Pelham Greenways Project along Bishop Creek, Phase 1 has been approved for 80% federal funding which requires staff on site to oversee construction. Council President Hayes asked Mr. Willingham if he recommends approval of the CE&I contract with Goodwyn Mills and Cawood, Inc. Mr. Willingham said he recommends approval.

3. **Resolution 2019-06-03-03** for consideration to consent to the improvements along State Park Road by Shelby County

Mr. Willingham stated he has reviewed the overall budget for the improvement project. He said the project is a little more expensive than originally anticipated. He further stated the city's total commitment now is between \$280,000 and \$290,000. Mr. Willingham said the overall project has been expanded to improve the road conditions and to make it a better project. Mr. Willingham said he had no other issues and recommends approval of Resolution 2019-06-03-03.

4. **Resolution 2019-06-03-04** for consideration to approve a contract addendum with the Regional Planning Commission of Greater Birmingham to expand the scope of the City of Pelham's Comprehensive Plan

Mr. Willingham reintroduced Lindsay Puckett with the Regional Planning Commission of Greater Birmingham (RPCGB). Ms. Puckett stated the city had expressed a desire to address issues in the business moratorium in order to move forward with the comprehensive plan. She said the city match for the additional work by RPCGB is \$3,000 and will extend the project completion date to February 5, 2020. Ms. Puckett stated RPCGB will be looking nationwide to see what other cities are doing with regard to business moratoriums. She mentioned several options for a detailed use plan to address the 11 business types currently under the moratorium. She said zoning modifications could be a part of those recommended options. Council President Hayes asked if the city should make any modifications and extend the moratorium.

Ms. Puckett said the RPCGB will assist the city in addressing these issues. Councilmember Scott stated he does not want to make any modifications to the moratorium at this time, but does think the council should have the opportunity to grant variances. He further stated the moratorium has overall worked well for Pelham and does not want any of the business types removed from the moratorium. Council President Hayes noted the lack of flexibility in the current moratorium. Councilmember McMillan expressed her concerns regarding the granting of variances. Ms. Puckett discussed with the city council language which could be included in a proposed ordinance regulating certain businesses. Councilmember Lanier concurred with other members of the city council the moratorium should remain as is. She said exceptions could create a problem for the city. Ms. Puckett suggested extending the moratorium until the comprehensive plan is completed, possibly September. Council President Hayes spoke in favor of approving Resolution 2019-06-03-04.

(End of June 3, 2019 Agenda Review)

Councilmember Mercer questioned why the resolution regarding the bidding for the construction of Fire Station No. 3 was removed from the city council agenda. Council President Hayes stated there were issues related to the architect fees and other concerns which needed to be evaluated before moving forward with the bid process. He further stated Chief Honeycutt had requested the resolution be removed from tonight's agenda. Councilmember Scott asked if these issues will be resolved by the next council meeting. Council President Hayes said possibly. He further stated the architect fees were significantly higher than previous projects with regard to the bid process and construction phases. Councilmember Mercer stated that hopefully the city can move forward with the project at the next council meeting.

Old Business – None

New Business – None

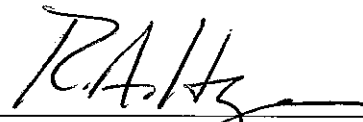
Adjournment

A motion to adjourn the work session was made by Councilmember Scott and seconded by Councilmember Mercer. The motion passed unanimously by voice vote of those members present, and the work session was adjourned at 7:10 p.m.

Respectfully submitted this 3rd day of June 2019,



Tom Seale, MMC, City Clerk/Treasurer



Rick Hayes, Council President

