



WORK SESSION
Pelham Senior Center
November 18, 2019 – 5:30 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 November 18, 2019 at 5:30 p.m. The regular work session was held in the Pelham Senior Center and was open to the public.

Call to Order

The work session was called to order by Council President Hayes at 5:33 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: None

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

Approval of Minutes

A motion was made by Councilmember McMillan to approve the November 4, 2019 Special and Regular Council Work Session Minutes. The motion was seconded by Councilmember Mercer and passed by unanimous voice vote of those members present.

Executive Session

Council President Hayes stated for the record the purpose of the Executive Session was to discuss the legal ramifications and/or legal options for pending litigation, to discuss with the city attorney controversies not yet being litigated but imminently likely to be litigated if the governmental body pursues a proposed course of action. City Attorney Josh Arnold stated the purpose of tonight's Executive Session is appropriate under Section 36-25-A-7(a)(3), Code of Alabama 1975, as amended.

A motion was made by Councilmember McMillan to enter into an Executive Session of the city council for the stated purpose. Said motion was seconded by Councilmember Lanier. Council President Hayes asked the city clerk/treasurer for a roll call vote. The vote to adopt said motion was recorded as follows:

Rick Hayes, Council President	<u>Yes</u>
Ron Scott, Council Member	<u>Yes</u>
Beth McMillan, Council Member	<u>Yes</u>
Maurice Mercer, Council Member	<u>Yes</u>
Mildred Lanier, Council Member	<u>Yes</u>

Council President Hayes asked the members of the city council, Mayor Gary Waters, City Manager Gretchen DiFante, City Attorney Josh Arnold, City Clerk/Treasurer Tom Seale and Pelham firefighter Jim Terrell to attend the Executive Session. Council President Hayes stated he expected the city council to return from the executive session in approximately 25-30 minutes. The city council went into executive session at 5:34 p.m.

Councilmember Scott moved to adjourn the executive session. Said motion was seconded by Councilmember Lanier. The motion passed unanimously by voice vote of those members present, and the executive session was adjourned at 6:04 p.m.

Council President Hayes called the November 18, 2019 special work session back to order at 6:09 p.m.

Review of Council Agenda

Council President Hayes reviewed the November 18, 2019 city council agenda.

F. Public Hearing - None

G. Proclamations by the Mayor - None

J. Requests to Address the Council

1. Michael J. Brooks regarding the renaming of a portion of U.S. Highway 31 honoring former President Ronald Reagan
2. Susan and Rachel Rose regarding an ABC License application for a 010-Lounge Retail Liquor license for applicant Heebie Jeebies, LLC operating under the trade name Jelly's Bar
3. Hal Brown, General Manager, Ballantrae Golf Club, "Passing of the Wig" for the 2019 performances of *The Nutcracker* presented by The Grebel Center for Dance at Pelham High School Auditorium on Sunday, December 22, 2019 at 2:30 p.m.

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

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

1. **Resolution 2019-11-18-01** for consideration to approve the appointment of Andre V. Bittas as the Director of Development Services & Public Works for the City of Pelham

City Manager DiFante introduced Andre Bittas as the new Director of Development Services & Public Works. Mr. Bittas stated he is honored to have the opportunity to work with the City of Pelham and serve this community.

2. **Resolution 2019-11-18-02** for consideration to authorize an agreement with Williams - Blackstock Architects for a feasibility study and design services for Pelham City Hall

City Manager DiFante stated Williams-Blackstock was asked to evaluate three options with regard to City Hall. Bill Segrest, Williams-Blackstock Architects, PC, discussed the available options and potential needs of City Hall in order to serve the public. Those options include: (1) renovations to the current city hall; (2) a new city hall on the same site and (3) a new city hall on a different site. Mr. Segrest explained the process to develop a functional design by working with city staff in order to move forward. He laid out a timeline for this process over the coming months. Council President Hayes spoke to his continued opposition to building a new city hall. Councilmember Mercer stated his desire to move forward and evaluate all the options. Councilmember Lanier questioned the term "gutting" and the option to tear down and rebuild on the same site. She asked about possible sites for a new location. Mr. Segrest explained the gutting of City Hall would take into consideration the work performed by Edmonds Engineering earlier this year. He discussed removing the current city hall and rebuilding on the same site and other potential sites within the city. Councilmember Lanier stressed the need to maximize the site location.

3. **Resolution 2019-11-18-03** for consideration to accept the sole responsible bid from E-Z-GO Division of Textron, Inc. for golf, beverage and utility carts for Ballantrae Golf Club

Ballantrae Golf Club General Manager Hal Brown stated bids were properly advertised. He said E-Z-GO was the sole responsible bidder. As the sole bidder the city was able to negotiate a better Agreement with E-Z-GO. Mr. Brown stated they are a respected company and he is ready to move forward with the Agreement.

4. **Resolution 2019-11-18-04** for consideration to exercise, by mutual consent, the renewal option for the residential garbage and recycling services agreement with Advanced Disposal Services, Inc. for an additional three years

Council President Hayes reviewed the renewal options of the Agreement with representatives from Advanced Disposal Services, Inc. City Clerk/Treasurer Tom Seale stated Advanced Disposal was notified by certified mail of the city's desire to consider the renewal option. He stated the option notification was completed per the Agreement.

5. **Resolution 2019-11-18-05** for consideration to approve a monthly residential garbage and recycling rate adjustment

Council President Hayes noted Advanced Disposal's option to request a rate adjustment each November 1st requiring City Council approval.

6. **Ordinance No. 135-225** for consideration to amend the Code Of Ordinances, City of Pelham, Alabama, Appendix A – Zoning, Article XV – General Business District by repealing Section 10 and replacing with a new Section 10 and adding Sections 11, 12, 13, 14, 15 and 16. **First Reading**

Council President Hayes read the introduction to Ordinance No. 135-225. Councilmember Scott asked if the ordinance references CBD business licensing. Council President Hayes stated those concerns are now addressed in the new Section 16 as a part of Ordinance No. 135-225.

7. **Ordinance No. 135-226** for consideration to amend the Code Of Ordinances, City of Pelham, Alabama, Appendix A – Zoning, Article XXV – Detailed Use Regulations by repealing Section 10 and replacing with a new Section 10. **First Reading**

Council President Hayes read the introduction to Ordinance No. 135-226.

8. **Ordinance No. 135-227** for consideration to amend the Code Of Ordinances, City of Pelham, Alabama, Chapter 5 – Business Licenses, Taxes and Regulations by adding Article XIII – Motor Vehicle Sales and Rental Lots. **First Reading**

Council President Hayes read the introduction to Ordinance No. 135-227.

(End of November 18, 2019 Agenda Review)

Old Business - None

New Business

City Manager DiFante explained the process of obtaining information from various municipalities regarding both retiree and employee health care expenses. She stated tonight's presentation is a piece of the total compensation package for current employees and retirees.

1. Discussion - Retiree Health Insurance

The retiree health care premiums were reviewed as a part of the employee health care discussions.

2. Discussion - Employee Health Care Premiums

Director of Human Resources Tracy Hill reviewed with the city council the retiree and employee health care benefits and premiums. City Manager DiFante reviewed the timeline with the city council in order to move forward. Council President Hayes stated his desire to review the data as soon as it is available. Councilmember McMillan asked for information for current retirees and anticipated retirees.

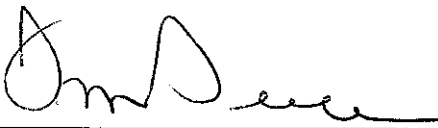
3. Review – Alternatives of Moving Tier 2 Employees to Tier 1 Status (Tier 3)

Accounting Manager Jenny Gray reviewed and discussed the defined benefits plan from the Retirement Systems of Alabama (RSA). She stated participation in RSA is mandatory. She explained the differences between Tier 1 and Tier 2 employees and the contributions required by the employee and the city. Council President Hayes asked about the triggering date for implementation of moving Tier 2 employees to Tier 1. Mrs. Gray explained the options available to the city in funding the proposed changes. Additional discussion followed among the members of the city council. Mayor Waters spoke to the availability of employees being able to bridge accrued sick leave to retirement. Council President Hayes asked Human Resources Director Tracy Hill to provide a recap of employee benefits to the city council.

Adjournment

A motion to adjourn the work session was made by Councilmember Scott and seconded by Councilmember Lanier. The motion passed unanimously by voice vote of those members present, and the work session was adjourned at 7:16 p.m.

Respectfully submitted this 18th day of November 2019,



Tom Seale, MMC, City Clerk/Treasurer



Rick Hayes, Council President

