



WORK SESSION
Pelham Police & Court Building
March 2, 2020 – 6:15 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 throughout the scheduled meeting.

Members of the Pelham City Council met March 2, 2020 at 6:15 p.m. The regular work session was held in 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 6:15 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 Scott to approve the February 17, 2020 Regular Council Work Session Minutes. The motion was seconded by Councilmember McMillan and passed by unanimous voice vote of those members present.

Review of Council Agenda

Council President Hayes reviewed the March 2, 2020 city council agenda.

F. Public Hearing - None

H. Proclamations by the Mayor

1. Proclaiming March 15-21, 2020 as Pelham Shop Local Week. Representing the Pelham Business Alliance, Debbie Parrott.

2. Proclaiming March 2020 as “Music in Our Schools Month.”

J. Request(s) to Address the Council

1. Daniel Crowson, candidate for District Judge of Shelby County

K. Old Business / Resolutions / Ordinances / Orders and Other Business

1. **Ordinance No. 267-05** for consideration to amend the Code of Ordinances, City of Pelham, Alabama, Chapter 2, Article 1. by adding Section 2.14 – Polling Locations, as amended. (First Reading)

There were no city council comments.

2. **Ordinance No. 493** for consideration to adopt guidelines to regulate the permitting, siting and construction of wireless telecommunications facilities, including but not limited to towers and any associated equipment or facilities, as amended. (First Reading)

City Engineer Chris Cousins stated Ordinance No. 493 is the same ordinance which was introduced as a first reading on February 17, 2020 with the exception of adding language allowing the city to use the wireless facilities for public safety purposes at no cost. He said this language is consistent with ordinances in other cities. Mr. Cousins said that he had not seen any legislation filed or introduced in the Alabama Legislature this session regulating small cell towers.

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

1. **Resolution 2020-03-02-01** for consideration to accept the lowest responsible bid from Tank Pro, Inc. for the Weatherly Tank Painting Project.

City Engineer Chris Cousins stated three bids were received and opened with the lowest responsible bid by Tank Pro, Inc. in the amount of \$259,055.00. He further stated this tank painting project has been under consideration for a number of years. Mr. Cousins said he recommends awarding the bid to Tank Pro, Inc.

2. **Resolution 2020-03-02-02** for consideration to enter into an agreement with the Shelby County Park & Recreation Authority to hydro seed/over seed specific green space at City Park.

City Engineer Chris Cousins explained the location of the over seeding project in City Park. He said the city is responsible for materials (seed), a small amount of labor and fuel. He recommended approval of Resolution 2020-03-02-02.

3. **Resolution 2020-03-02-03** for consideration of an ABC License request for a 020 Restaurant Retail Liquor license for applicant Nino's, LLC operating under the trade name Nino's Italian Restaurant located at 2698 Pelham Parkway, Pelham, Alabama 35124

Councilmember Scott stated all paperwork is in order for the transfer of the ABC license. He said he is encouraged Nino's will continue to be a successful business in Pelham.

4. **Resolution 2020-03-02-04** for consideration to approve the appointment of the City Engineer for the City of Pelham

Director of Development Services & Public Works Andre` Bittas stated eight applications were received for the position of city engineer. He led the city council through the application and interview process which allowed the city to select the best candidate for the position. Mr. Bittas introduced Chris Nicholson to the city council. Mr. Bittas highlighted Mr. Nicholson's past duties, responsibilities, project management knowledge and experiences. He noted Mr. Nicholson's work with the Alabama Department of Transportation (ALDOT) involving various road and highway projects. Mr. Nicholson thanked the city council and stated he is looking forward to working for the City of Pelham.

5. **Resolution 2020-03-02-05** for consideration to enter into an agreement with Arrow Air Systems, LLC for HVAC improvements at the Street Department Building

City Engineer Chris Cousins stated Resolution 2020-03-02-05 is for consideration to install an HVAC system at the Street Department Building. He recommended approval of the Resolution by the city council.

6. **Resolution 2020-03-02-06** for consideration to enter into an agreement with Alabama Roofing, LLC for roof replacement at the Street Department Building

City Engineer Chris Cousins stated the Resolution is for consideration to install a new roof on the Street Department Building which is currently undergoing renovations. He said the original intent was not to replace the roof but due to numerous leaks he is recommending replacement at this time. Mr. Cousins requested Resolution 2020-03-02-06 be approved by the city council. Councilmember McMillan asked if the intent was still to move the Pelham Civic Complex & Ice Arena items currently in a rented storage facility to the Street Department Building. Mr. Cousins confirmed that is still the plan.

(End of March 2, 2020 Agenda Review)

Old Business

1. Update – Airbnb

Building Official Angie Brown discussed the need to update the city's zoning ordinance by addressing home occupation businesses. She stated Airbnb's are not home businesses. She further stated her plans are to take several recommendations to the Planning & Zoning Board for their consideration in April followed by recommendations to the city council in May.

New Business

1. Commercial Development Authority Opening

Council President Hayes stated Commercial Development Authority (CDA) board member James Camel is resigning do to personal reasons. He further stated Mr. Camel's current term of office ends on March 15, 2021. Council President Hayes said former CDA board member Dr. Frederick Hamilton has expressed an interest in finishing the term of Mr. Camel. He said the city council could go through the process of taking applications and interviewing potential candidates or reappoint Dr. Hamilton. . Councilmember McMillan asked if the council was required to take additional applications. Council President Hayes said that it was up to the council how it would handle the remainder of Mr. Camel's term and that with Dr. Hamilton's professional qualifications and past CDA experience, it was a good option to consider him for the remainder of the term. Councilmember Mercer stated his concern about

remaining consistent and request applications for the vacancy. Councilmember McMillan stated she was comfortable with either option, but thought that with the short term, it might be difficult to get someone appointed and up to speed quickly. Council President Hayes said his concern was the time involved requesting applications, scheduling interviews and approving the appointment by the city council, which could take two months of the remaining 12 months in the current term. Councilmember Scott and Councilmember Lanier said they had no issues appointing Mr. Hamilton based on his past experience. Council President Hayes asked the city clerk/treasurer to prepare a resolution for the March 16, 2020 council agenda appointing Dr. Hamilton to the CDA board. Councilmember Mercer stated having no objections with Dr. Hamilton's appointment and asked for the process to move forward.

2. Discussion - Date and Time for Pelham Board of Education Place 2 Interviews

Council President Hayes noted it has been past practice to interview the candidates for the Pelham Board of Education in time for the appointments that are required each year in April. Councilmember McMillan and Councilmember Lanier said they would like to move forward with scheduling the interviews. It was the consensus of the city council to conduct the interviews on Monday, April 6, 2020 at 4:00 p.m. The city clerk/treasurer was asked to contact each candidate and schedule the interviews.

3. Tier 1/Tier 2.

Councilmember Scott stated the need to address the Tier 1/Tier 2 question prior to the beginning of the FY2021 budget process. City Manager DiFante stated the City of Alabaster has adopted a resolution extending Tier 1 employee benefits to Tier 2 employees. She stated the city is looking at the employee benefits package comprehensively through a city employee task force, HRM, Inc. and Cobbs, Allen and Hall. Councilmember Scott said he was glad the city is reviewing all aspects of employee benefits for recommendations to the city council. He stated the city could be at disadvantage with other cities in the hiring process. City Manager DiFante said she expects to make a recommendation to the city council in either April or May. Councilmember McMillan asked if the city was communicating the process to all city employees. City Manager DiFante said the city employees are being kept informed as the city moves through the evaluation process. Mayor Waters stated the City of Helena has passed the Tier 1 benefits for Tier 2 employees. Council President Hayes concurred with Councilmember Scott about the possibility of Pelham being at a disadvantage in the recruitment of and retaining employees if the Tier 1/ Tier 2 question is not addressed by the city council.

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 6:56 p.m.

Respectfully submitted this 2nd day of March 2020,



Tom Seale, MMC, City Clerk/Treasurer



Rick Hayes, Council President

