



CITY COUNCIL WORK SESSION MINUTES

Pelham City Hall
Council Conference Room
July 15, 2024 – 5:45 p.m.

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

Members of the Pelham City Council met on Monday, July 15, 2024 at 5:45 p.m. The regular work session was held in the Council Conference Room at Pelham City Hall and was open to the public.

Call to Order

The work session was called to order by Council President Mercer at 5:45 p.m.

Record of Attendance

The following elected officials were present:

Council President Maurice Mercer
Councilmember Chad Leverett
Councilmember Rick Wash
Councilmember Michael Harris, Jr.
Mayor Gary Waters

The following elected official was not present:

Councilmember David Coram

The city clerk/treasurer recorded the attendance of the elected officials and announced a quorum was present. City Manager Gretchen DiFante and City Attorney Josh Arnold were present.

Media Present: Shelby County Reporter (Arrived at 6:27 p.m.)

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

Approval of Minutes

A motion was made by Councilmember Harris to approve the July 1, 2024 Regular Work Session Minutes.

The motion was seconded by Councilmember Leverett. There being no further discussion, the council president announced the motion passed by a unanimous voice vote of those members present.

Executive Session

Council President Mercer stated for the record the purpose of the Executive Session is to discuss the legal ramifications of and legal options for pending litigation, controversies not yet being litigated, but imminently likely to be litigated if the governmental body pursues a proposed course of action pursuant to Section 36-25A-7(3)(a) Code of Alabama 1975, as amended.

City Attorney Josh Arnold stated the purpose of tonight's Executive Session is appropriate under Section 36-25A-7(3)(a), Code of Alabama 1975, as amended.

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

Maurice Mercer, Council President	<u>Yes</u>
David Coram, Council Member	<u>Not Present</u>
Chad Leverett, Council Member	<u>Yes</u>
Rick Wash, Council Member	<u>Yes</u>
Michael Harris, Jr. Council Member	<u>Yes</u>

Council President Mercer asked the members of the city council, Mayor Waters, City Manager Gretchen DiFante, City Attorney Josh Arnold, Director of Development Services & Public Works Andre` Bittas, Director of Economic Development Michael Simon, Police Chief Brent Sugg, Deputy Fire Chief Chris Carpenter, Finance Director Jamie Wagner, and City Clerk/Treasurer Tom Seale to attend the Executive Session. Council President Mercer stated he expected the city council to return from the Executive Session in approximately 35 minutes. The city council went into Executive Session at 5:46 p.m.

Councilmember Leverett moved to adjourn the Executive Session. Said motion was seconded by Councilmember Harris. The motion passed unanimously by voice vote of those members present and the Executive Session was adjourned at 6:26 p.m.

Council President Mercer called the work session back to order at 6:27 p.m.

Old Business – None

New Business – None

Review of July 15, 2024 City Council Agenda

Council President Mercer reviewed the July 15, 2024 city council agenda.

E. Consent Agenda

A consent agenda is presented by the presiding officer at the beginning of a council meeting. Items presented on the consent agenda are considered routine and/or non-controversial and are organized apart from the rest of the agenda and are adopted by general consent and vote by the city council without debate. Items may be removed from the consent agenda on the request of any 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 presiding officer and City Council.

1. Approval of the July 15, 2024 City Council Agenda
2. Approval of the July 1, 2024 Regular Council Meeting Minutes
3. **Resolution 2024-07-15-01** for consideration to appoint Councilmember Rick Wash as the Council Liaison to fill an unexpired term on the Pelham Board of Education.

Council President Mercer noted the Council Liaison position was vacant due to the resignation of Councilmember Lanier-Reed on January 8, 2024.

4. **Resolution 2024-07-15-02** for consideration to approve the Economic Development Incentive Agreement between the City of Pelham, Alabama and Edgar's Pelham, LLC. (Edgar's Bakery & Café).

Director of Economic Development Michael Simon stated the city council reviewed the Economic Development Incentive Agreement on July 1, 2024.

There were no additional questions or comments from the city council.

5. **Resolution 2024-07-15-03** for consideration to approve the Economic Development Incentive Agreement between the City of Pelham, Alabama and WCB Pelham, LLC (Waldos Chicken & Beer).

Director of Economic Development Michael Simon stated the city council reviewed the Economic Development Incentive Agreement on July 1, 2024.

There were no additional questions or comments from the city council.

6. **Resolution 2024-07-15-04** for consideration to enter into an agreement with Uniti Fiber, LLC to provide Internet services and redundant "off-network" Internet services for the Pelham Civic Complex & Ice Arena. The project was budgeted in FY2024.

IT Director Chuck Crocker stated the agreement with Uniti Fiber, LLC will improve Internet access and services at the Pelham Civic Complex & Ice Arena. He said the expense is budgeted in FY2024.

There were no additional questions or comments from the city council.

7. **Resolution 2024-07-15-05** for consideration to declare certain personal property (vehicles and trailer) of the City of Pelham, which are no longer needed for public or municipal purposes, as surplus.

Police Chief Brent Sugg stated the eight vehicles listed on Resolution 2024-07-15-05 are no longer needed for public or municipal purposes, and requests they be auctioned. He said the older vehicles are expensive to maintain.

8. **Resolution 2024-07-15-06** for consideration to accept the second and most responsive bid from Gillespie Construction, LLC for the Industrial Park Drive Turn Lane Extension and Water Main Replacement project. The project was budgeted in FY2024.

Director of Development Services & Public Works Andre` Bittas requested the city council approve and accept the most responsive bid from Gillespie Construction, LLC for the Industrial Park Drive Turn Lane Extension and Water Main Replacement project. He said the project is budgeted for FY2024.

- F. Public Hearing(s) – None
- G. Mayor's Report/Comments
- H. Proclamation(s) by the Mayor and Others – None
- I. Report of the City Manager
- J. Report of the City Attorney – None
- K. Request(s) to Address the Council – None
- L. Old Business / Resolutions / Ordinances / Orders and Other Business – None
- M. New Business / Resolutions / Ordinances / Orders and Other Business

1. **Ordinance No. 256-01** for consideration to approve the renewal of an electric franchise agreement with Alabama Power Company which shall continue until August 5, 2054. **FIRST READING**

City Manager Gretchen DiFante explained the request by Alabama Power Company to renew their electric franchise agreement with the City of Pelham for an additional 30 years until August 5, 2054.

Anna Catherine Roberson, Relationship Manager with Alabama Power Company, was present to answer questions from the city council.

(End of the July 15, 2024 Agenda Review)

Adjournment

A motion to adjourn the work session was made by Councilmember Leverett and seconded by Councilmember Harris. The motion passed unanimously by voice vote of those members present and the work session was adjourned at 6:45 p.m.

Respectfully submitted this 15th day of July 2024.



Tom Seale, MMC, City Clerk/Treasurer



Maurice Mercer, President of the Council

[SEAL]