



CITY COUNCIL MEETING MINUTES

**Pelham City Hall
City Council Chambers
July 23, 2026 – 5:30 p.m.**

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

Date: July 23, 2026
Time: 5:30 p.m.
Place: Pelham City Hall – City Council Chambers
Present: President of the Council Chad Leverett
Councilmember Christine Townes
Councilmember Markus Hal Snowden
Councilmember Michael Harris
Mayor Rick Wash

Not Present: Councilmember Michelle Power

CALL TO ORDER, INVOCATION AND PLEDGE OF ALLEGIANCE

Council President Leverett called the meeting to order at 5:30 p.m. Councilmember Townes led the invocation. The Pledge of Allegiance was led by Councilmember Harris.

RECORD OF ATTENDANCE

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.

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 one 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 23, 2026 City Council Agenda
2. Approval of the July 9, 2026 Regular Council Meeting Minutes

Council President Leverett stated the complete text of the agenda, minutes, ordinances, and resolutions are available at Pelham City Hall and online at www.pelhamalabama.gov.

Councilmember Townes made a motion to adopt the Consent Agenda as presented by Council President Leverett. Councilmember Snowden seconded the motion.

There being no further discussion, Council President Leverett asked the City Clerk/Treasurer for a roll call vote. The vote to adopt the Consent Agenda was recorded as follows:

Chad Leverett, Council President	<u>Yes</u>
Michelle Power, Council Member	<u>Not Present</u>
Christine Townes, Council Member	<u>Yes</u>
Markus Hal Snowden, Council Member	<u>Yes</u>
Michael Harris, Council Member	<u>Yes</u>

The motion to adopt the Consent Agenda passed unanimously by roll call vote of those members present and the President of the Council declared the same passed and adopted.

MAYOR’S REPORT/COMMENTS – None

PROCLAMATION(S) AND RESOLUTION(S) BY THE MAYOR AND OTHERS

- 1. Recognizing the Pelham 8U Softball All-Stars
- 2. Recognizing the Pelham 7U Baseball All-Stars
- 3. Recognizing the Pelham 12U Nationals

REPORT BY THE CITY MANAGER – None

REPORT BY THE CITY ATTORNEY – None

PUBLIC HEARING(S)

- 1. To amend the zone district boundaries of the City of Pelham changing the present zoning R-1 (Single Family Detached) to R-4 (Townhouse) for property located along King Valley Drive for applicant L & L Property Enterprises, LLC

Councilmember Harris made a motion to recess the July 23, 2026 city council meeting for the purpose of holding a public hearing for which proper notice had been given. Councilmember Townes seconded the motion.

There being no further discussion, the motion passed by unanimous voice vote of those members of the city council present and the President of the Council declared the same passed and the city council meeting recessed at 5:57 p.m.

Council President Leverett called the first public hearing to order for the purpose of hearing testimony regarding an application to change the zone district boundaries of the City of Pelham changing the present zoning R-1 (Single Family Detached) to R-4 (Townhouse) for property located along King Valley Drive for applicant L & L Property Enterprises, LLC He stated the Pelham Planning Commission unanimously voted to recommend approval of the application.

Mike South, representing the applicant, addressed the city council. City Engineer Mike Eddington spoke to the traffic flow and right-of-way acquisition for the development.

Council President Leverett asked for those speaking in favor of the rezoning application to come forward.

Speaking in favor:

- None

Council President Leverett asked for those speaking against the rezoning application to come forward.

Speaking against:

- None

There being no further discussion, Council President Leverett announced the public hearing had concluded and called the July 23, 2026 city council meeting back to order at 6:02 p.m.

REQUEST(S) TO ADDRESS THE COUNCIL – None

OLD BUSINESS / RESOLUTIONS / ORDINANCES / ORDERS and OTHER BUSINESS

- 1. **Ordinance No. 135-270** to amend the zone district boundaries of the City of Pelham changing the present zoning A-1 (Agriculture) to B-2 (General Commercial) for property located at the corner of Highway 52 and Racquet Club Parkway (**First Reading was on July 9, 2026**)

Councilmember Harris moved to adopt Ordinance No. 135-270 as presented and Councilmember Snowden seconded the motion.

There being no further discussion, the motion to adopt Ordinance No. 135-270 was given vote, and the roll call vote was as follows:

Chad Leverett, Council President	<u>Yes</u>
Michelle Power, Council Member	<u>Not Present</u>
Christine Townes, Council Member	<u>Yes</u>
Markus Hal Snowden, Council Member	<u>Yes</u>
Michael Harris, Council Member	<u>Yes</u>

Ordinance No. 135-270 passed by unanimous roll call vote of the council and the Council President declared the same passed.

- 2. **Ordinance No. 530** to alter, rearrange, and extend the corporate limits of the City of Pelham by annexing certain real property owned by Brian Ellison and Cindy Grier, containing approximately 18 acres, located at 5025 County Road 11, Pelham, AL 35124 (**First Reading was on July 9, 2026**)

Councilmember Snowden moved to adopt Ordinance No. 530 as presented and Councilmember Townes seconded the motion.

There being no further discussion, the motion to adopt Ordinance No. 530 was given vote, and the roll call vote was as follows:

Chad Leverett, Council President	<u>Yes</u>
Michelle Power, Council Member	<u>Not Present</u>
Christine Townes, Council Member	<u>Yes</u>
Markus Hal Snowden, Council Member	<u>Yes</u>
Michael Harris, Council Member	<u>Yes</u>

Ordinance No. 530 passed by unanimous roll call vote of the council and the Council President declared the same passed.

NEW BUSINESS / RESOLUTIONS / ORDINANCES / ORDERS and OTHER BUSINESS

- 1. **Resolution 2026-07-23-01** for consideration to approve or deny an ABC License Application 011 – Lounge Retail Liquor – Class II (Package), 990 – Tobacco and Alternative Nicotine Products, 991 – Specialty Retailers of Electronic Nicotine Delivery Systems – for applicant AVN Enterprises LLC, operating under the trade name HWY 31 Wine and Spirits, located at 2169 Pelham Parkway, Suite B, Pelham, Alabama 35124 was introduced by Council President Leverett.

Councilmember Townes made a motion to approve and adopt Resolution 2026-07-23-01. Councilmember Harris seconded the motion.

There being no further discussion, the motion to adopt Resolution 2026-07-23-01 passed by a unanimous voice vote of those members present and the President of the Council declared the same passed and adopted.

- 2. **Ordinance No. 135-271** to amend the zone district boundaries of the City of Pelham changing the present zoning R-1 (Single Family Detached) to R-4 (Townhouse) for property located along King Valley Drive for applicant L & L Property Enterprises, LLC (**First Reading**)

Ordinance No. 135-271 was introduced and read in its entirety by Council President Leverett as a First Reading. He stated Ordinance No. 135-271 would likely be considered at a future city council meeting.

He stated a complete text of Ordinance No. 135-271 is available at Pelham City Hall and online at pelhamalabama.gov.

3. **Ordinance No. 531** to adopt new language regulating the authority of the Pelham Police Department's vault and property storage room (**First Reading**)

Ordinance No. 531 was introduced and read in summary by Council President Leverett as a First Reading. He stated Ordinance No. 531 would likely be considered at a future city council meeting.

He stated a complete text of Ordinance No. 531 is available at Pelham City Hall and online at pelhamalabama.gov.

PUBLIC COMMENTS

Public comments are limited to three (3) minutes per speaker. Individuals wishing to address the City Council may, after being recognized, approach the podium, and state their name and physical address prior to making their comments in a respectful manner.

Please note, the public comment period is intended for comments only. It is not a public hearing, nor is it a time for dialogue, debate, or questions to the City Council. Any questions or requests for additional information will be noted and may be addressed by the appropriate City staff or officials at a later time.

There were no comments from any members of the public.

CITY COUNCIL COMMENTS

Councilmember Townes thanked everyone for reaching out and asking questions about the current topics being discussed by the city council.

Council President Leverett read Proverbs 18:21. He said he received positive feedback today from citizens after a water main was repaired much quicker than anticipated. He thanked City Manager Gretchen DiFante, Director of Development Services & Public Works André Bittas, and the City employees for their professionalism and dedication.

Councilmember Snowden stated he has had family members visiting Pelham this week from Louisiana. He said he has enjoyed showing off our City and all the things Pelham has to offer. He said he is excited for the continued development we are seeing in the City and how we keep moving forward.

Councilmember Harris made no additional comments.

Councilmember Power was not present.

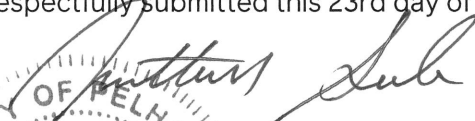
PUBLIC ANNOUNCEMENTS

1. The Pelham City Council will hold a Special-Called Council Meeting on Thursday, July 30, 2026 at 3:00 p.m. in the Council Chambers in Pelham City Hall to consider a development consulting agreement.
2. Applications and resumes are now being accepted through August 7, 2026 for the Pelham Parks & Recreation Advisory Board: Places 5, 6, 7, and 8 (Student Representative). Please visit pelhamalabama.gov for more information or contact City Clerk/Treasurer Jonathan Seale by calling 205.620.6404.

ADJOURNMENT

With no other business before the city council, Councilmember Harris moved to adjourn the council meeting and Councilmember Snowden seconded the motion. By voice vote the motion passed unanimously by those members present and the meeting was adjourned at 6:14 p.m.

Respectfully submitted this 23rd day of July 2026.


Jonathan Seale, CMC, City Clerk/Treasurer




Chad Leverett, President of the Council