

**CITY OF HOOVER
CITY COUNCIL
WORK SESSION
MINUTES
SEPTEMBER 12, 2019**

The City Council of the City of Hoover met in a regular work session on this date at 5:00 PM, in the Council Chambers at the Hoover Municipal Complex, following publication and posting pursuant to Alabama Law. Council President Gene Smith called the meeting to order.

Members Present: Gene Smith, Council President
John Greene, Council Pro-Tem
John Lyda, Council Member
Curt Posey, Council Member
Mike Shaw, Council Member
Casey Middlebrooks, Council Member

Members Absent: Derrick Murphy, Council Member

Other Officials Present: Mayor Frank V. Brocato
April Danielson, City Attorney
Rod Evans, City Attorney
Allan Rice, City Administrator
Jehad Al-Dekka, Executive Officer, Police Department
Clay Bentley, Fire Chief
Amanda Borden, Library Director
Tommy Daniel, Public Works Director
Greg Knighton, Economic Development Director
Wendy Dickerson, City Clerk
Mike Lewis, Human Resources Director
Frank Lopez, Revenue and Taxation Director
Melinda Lopez, PhD, Chief Financial & Information Officer
Dustin Moore, Fleet Manager
Linda Moore, 911 Director
Melanie Posey, Public Information Officer
Tim Westhoven, Chief Operations Officer
Chris Reeves, Assistant City Engineer
Mindy Wyatt, Applications Systems Specialist
Susan Fuqua, Director, Municipal Court
Dana Henson, Senior Center Manager

Mr. Smith reviewed the agenda for the Monday, September 16, 2019, City Council Meeting with the City staff.

The following items were reviewed at the work session:

1. Resolution Number 6078-19 – A Resolution Accepting The Mayor To Renew An Assignment of Benefits Agreement for Stop Loss Insurance Coverage

Mr. Lewis said this is an item seen each year for the City's stop loss insurance coverage and it is a renewal with the same company. Mr. Lewis said it did increase a bit from last year.

Mr. Greene asked how much did it increase.

Mr. Lewis said it was about a 10% increase from the premiums currently being paid this fiscal year which is about \$60,000 additionally annually. Quotes were received from five different companies and one quote was lower but the terms of the contract would have exposed the City to a little bit of liability for a catastrophic claim and some specific individual deductions were higher.

Mr. Smith asked about funding.

Mr. Lewis said funding is included in the new budget because this would not take place until the next fiscal year.

2. Resolution Number 6079-19 – A Resolution Amending The Budget For The Fiscal Year Ending September 30, 2019

Dr. Lopez referenced Exhibit A. Item 1 is related to a project that Alabama has closed out and the City is ready to shut down the budget on it. Sometimes it takes time to close out so an amendment is done for any additional overage. This is for the Hugh Daniel Drive resurfacing for \$1600.00. Item 2 is for when the City initially did the budget agreement with the City of Pelham, the City was unsure of what the operating cost would be so they waited till the end of the year to get an idea so this is just in and out. It is estimated at \$200,000 through the end of the fiscal year. The same will also be done for the fiscal 20 proposed budget. Item 3, additional for garbage, \$45,000 should cover the 12 month bill as well as the accrual that will have to be made at the end of the year. Item 4 is just a small overage related to the debt that will be closed out. Item 5 is a budget to the revenue to cover the garbage increase.

Mr. Smith asked how often the City of Pelham is invoiced for reimbursement.

Dr. Lopez said this will be done on a quarterly basis.

Mr. Lyda asked about what would bring the \$45,000 charge for the garbage that wouldn't already be in their monthly fee.

Dr. Lopez said originally the City had thought about at the beginning of the fiscal year when the budget was done to pass on a 1% increase in lieu of CPI and it was determined that the City needed to do CPI and the CPI was more than 1% and since the budget was adopted with the 1% this is what it added up to by estimate.

3. Resolution Number 6072-19 – A Resolution Approving The Report Of Costs And Assessment Of Liens

Mrs. Danielson said this resolution basically assesses all costs for the properties that have been cleaned by the City and liens have been filed so it can be collected as part of the tax collection.

4. Resolution Number 6073-19 – A Resolution Authorizing The Mayor To Enter Into An Agreement With The United Way Area Agency For Jefferson County

Mrs. Henson said this is a contract that gives the senior center all the guidelines it needs to be able to run the Meals on Wheels program and the Nutrition program. Mrs. Henson said it used to be run through the Park Board but now they are trying to keep everything in line and run it through the Council.

Mr. Smith asked how much was in the proposed budget for meals.

Mrs. Henson said she was unsure but would get back with Mr. Smith.

Mr. Greene said he thinks he saw \$10,000 in the budget.

Mr. Greene asked if this included the Meals on Wheels program.

Mrs. Henson said there is no fee involved in this contract and it is a partnership with Jefferson County and they are the ones that run the day to day operations. When the Senior Center receives contributions, they send any kind of contributions for the meals to them in the form of a money order weekly and this is listed in the contract.

5. **Resolution Number 6074-19** – A Resolution Determining That Certain Personal Property Is Not Needed For Public Of Municipal Purposes And Directing The Disposal Of Said Surplus Property

Mr. Powell said this is the City's personal property as opposed to real property and is a list of items that have been compiled over the last two months since the last City auction that the various departments have determined is surplus and obsolete and these items have been offered to other City departments and to the Hoover City Schools and others that needed some of them. These are the items that are no longer needed and need to be disposed of by auction. Mr. Powell said this would be an online auction with Pierce and Associates.

6. **Resolution Number 6075-19** – A Resolution Authorizing Signatures On Bank Accounts

Dr. Lopez said this is updating signatures on bank accounts and make sure the City Clerk is listed on the accounts she needs to be listed on.

7. **Resolution Number 6080-19-** A Resolution Authorizing The Mayor To Enter Into An Agreement With Elan Tech, Inc. d/b/a Data Tech 911

Chief Bentley said this deals with how 911 notifies other agencies like a wrecker company.

Mr. Rice said this automated notification software primarily for the private ambulance provider that backs up the fire department.

8. **Resolution Number 6077-19-** A Resolution Approving An Alcohol License, 6219 Tattersall Blvd, Publix Alabama, LLC d/b/a Publix, Alabama, LLC 1687, Merriann May Metz, Joseph Dibenedetto, Jr., and Jeffrey Gerard Chamberlain, Executive

Mrs. Dickerson said the background checks have been ran and she is waiting on the Chief to get back to get the approval letter.

9. **Resolution Number 6076-19-** A Resolution Rejecting Star Lake Bids

Mr. Westhoven said bids were opened about a month ago on Star Lake and three bids were received. The first bid was the low bidder which was disqualified due to not submitting a bid bond nor did they have the appropriate license and they did not bid on all of the items. Mr. Westhoven said they were below budget at that point. The other two bids that were received, the way they were bid it became quite obvious that the two different contractors were interpreting the plans differently and what they were looking at seemed to mean

different things to them and to the City and they were extensively over the budget; therefore, the recommendation is to reject all bids.

Dr. Middlebrooks asked what the original budget on this project was.

Mr. Westhoven said about \$350,000.

10. Resolution Number 6081-19- A Resolution Authorizing The Mayor To Enter Into An Agreement With BellSouth Telecommunications, LLC d/b/a AT&T Southeast

Mr. Westhoven said this is with regards to the Police Training Facility. Mr. Westhoven said that AT&T has a line through the site right now and they have to relocate it. The original thought was is that they would be able to relocate it without any cost; however, there is an insufficient slack in the line for them to be able to just pull it over to new poles; therefore, there is a small charge of about \$36,000 because they have to re-cable the line. Mr. Westhoven said it is an unexpected cost in the project but there is money in the budget.

Mr. Greene asked if the \$36,000 would be more than what was actually budgeted for the training facility.

Mr. Westhoven said it is not because there is still money left in the budget.

11. Payment of Bills

REGULAR AGENDA

12. Resolution 6082-19- A Resolution Authorizing The Mayor Or His Appointed Designee To Enter Into A Right-Of-Way Agreement With The Birmingham Water Works

Mr. Westhoven said the next three items on the agenda are related to the Police Training Facility. They involve the Birmingham Water Works. There is a Birmingham Water Works line that runs through the site that has to be relocated. This cost was actually accounted for in the project so the money is there. Mr. Westhoven said there are two different agreements and a new easement that has to be assigned to the Birmingham Water Works.

13. Resolution Number 6083-19- A Resolution Authorizing The Mayor Or His Appointed Designee To Enter Into An Agreement For The Extension Of A Water Main

14. Resolution Number 6084-19- A Resolution Authorizing The Mayor Or His Appointed Designee To Enter Into An Special Service Agreement For The Extension Of A Water Main

15. Ordinance Number 19-2455-Annexation- Blackridge Annexation Parcel 3, Phase 3, Blackridge Partners, LLC, Owner

16. Ordinance Number 19-2456- An Ordinance To Amend Chapter 2, Article I, Section 2-6 Of The Municipal Code Of The City Of Hoover, Alabama

Mrs. Dickerson said this is changing the location of the meetings for the Council, for BZA, for Planning and Zoning, and the Hoover Arts Council.

Mr. Smith asked what if the contract is not in place yet is it still okay to move the meetings.

Mrs. Dickerson said the meetings can go ahead and be moved because of the notices that have to go out.

Dr. Middlebrooks said he was fine with it and have there been any thoughts about moving some of the meetings to the East side of town.

Mr. Smith said he spoke with Mrs. Dickerson about this and maybe a couple of meetings can be moved but State Code requires the Council to meet in a regular space.

Mrs. Dickerson said this is correct.

17. Resolution Number 6057-19- A Resolution Granting Conditional Use Approval To Allow For Use Of A Class A Climate Controlled Storage Facility To Be Located At 5281 Ross Bridge Parkway, Hoover, Alabama

Mr. Rice said this was actually presented during the first reading.

18. Resolution Number 6058-19- A Resolution Granting Conditional Use Approval To Locate A Restaurant/Brewpub With Indoor/Outdoor Recreation/Amusement At 1031 Brocks Gap Parkway, Suite 191, In The Brocks Gap Village Center And The Restaurant Concept Would Include Alcohol For On And Off-Premise Sales, And Recreation/Amusement To Consist Of Various Games And Activities

Mr. Smith asked Mr. Shaw when this was discussed in Planning and Zoning was it brought up about buying a drink inside and being able to take it off of the property.

Mr. Shaw said it was discussed and he does not recall there being too much concern about this. It was discussed about alcohol being served on the inside and the use of arm bands.

Mr. Rice said there was discussion about games because of entertainment near the patio area and this is not creating an entertainment district where they can wander with open containers.

- 19. Resolution Number 6059-19-** A Resolution Granting Conditional Use Approval To Allow For A Shopping Center To Be Located At 5190 Medford Drive, Hoover, Alabama

Mr. Smith said this is the Jubilee Joes.

Mr. Rice said this was also presented at the first read.

- 20. Resolution Number 6060-19-** A Resolution Granting Conditional Use Approval To Amend The Site Plan For The Conditional Use Approval Granted In January 2019 For The Crossings Of Hoover, A Senior Living (Independent, Dependent, And Memory Care) Center

Mr. Rice said the Council has seen an initial presentation and there has been no change since the last presentation.

1st Read

- 21. Ordinance Number 19-2457-** Annexation- Blackridge Annexation Parcel 4, Phase 4, Blackridge Partners, LLC, Owner

Set Public Hearings For October 7, 2019

Mr. Smith said the following will be set for public hearings for October 7th.

- 22. Resolution Number 6071-19- Public Hearing-** A Resolution For The Abatement Of Public Nuisance Due To Weeds And/Or Grass
- 22. Resolution Number 6085-19- Public Hearing- C-0819-13-** A Resolution Granting Conditional Use Approval to offer craft classes with accessory alcohol sales (beer and wine only) located at 3417 Old Columbiana Road, Ste A, Doroethie L. Hicks, representing.
- 23. Resolution Number 6086-19- Public Hearing- C-0919-16-** A Resolution Granting Conditional Use approval to allow the existing nursery to be used for the care of infants (6 weeks to 12 months), Monday through Friday, with a maximum of 8 children at any time, for the property located at 424 Emery Drive in Trace Crossings, Catherine Fetner, The Episcopal Church of the Holy Apostles, representing.

1st Read and Set Public Hearings For October 7, 2019

Mr. Smith said the following will have their first reading and a public hearing will be set for October 7, 2019.

24. **Ordinance Number 19-2458- Public Hearing- Z-0919-25-** An Ordinance Approving The Rezoning Of Approximately 273 Acres From C-2 (Community Business District) and R-1 (Single Family Residential) to PDD (Planned Development District), Meade Whitaker, Jr., Frances Schoonover, William Paul Glass, Sherry Barrington, and US Steel, representing.
25. **Ordinance Number 19-2459-Public Hearing- Z-0919-26-** An Ordinance Approving The Rezoning Of 2869 Georgetown Drive, From Jefferson County R-1 To Hoover R-1.
26. **Ordinance Number 19-2460- Public Hearing- Z-0919-27-** An Ordinance Approving The Rezoning Of 1856 Buttercup Drive from Jefferson County R-1 to Hoover R-1.

COMMENTS/QUESTIONS

After no further discussion, Mr. Smith said the meeting was adjourned at 5:34 p.m.

Gene Smith
Council President

Frank V. Brocato
Mayor

ATTESTED BY:

Wendy Dickerson
City Clerk