



# City of Foley, AL

407 E. Laurel Avenue  
Foley, AL 36535

## Meeting Minutes - Draft

### City Council

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Monday, November 6, 2017

3:30 PM

Conference Room

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#### Work Session

#### Call to Order

Council President Wayne Trawick called the November 6, 2017 Work Session to order at 4:00 p.m.

#### Roll Call

All Council Members were present. Also present: City Administrator Mike Thompson, City Clerk Katy Taylor, Sandra Pate, Kate Embry, Rachel Keith, Sue Steigerwald, Chad Christian, Joey Darby, Leslie Gahagan, Taylor Davis, Miriam Boutwell, David Thompson, Gary Schrader, Bill Swanson, Michelle Oliver, Thurston Bullock, David Vosloh, Francis Holk-Jones, Doug Bailey, Helen Hamburg Williams, Melba Hamburg, Brock Wells, Charlotte Matthews, Sue Whitham, Chuck Whitham, Jimmy Lou Allred, Denise Wood, David Wood, Gloria Boatwright, Seth Hollis, Carol Hollis, Tina Phelps, Cleve Lovelace, and press representative Jessica Vaughn (Onlooker).

#### Reports

##### [17-0627](#)

Randy Kurtts - Pedestrian Bridge Repair, Tower Repair and Gateway Signs Project Update

City Engineer Chad Christian reported on behalf of Randy Kurtts. Mr. Christian reported to the Council that the clock tower is now fully functional and repairs are complete. Mr. Christian reported to the Council that the pedestrian bridge repairs are scheduled to be completed on Wednesday morning. Mr. Christian reported that the gateway sign permits have all been approved and they are working towards beginning those projects. There was no further discussion on this item.

#### Discussion Items

##### [17-0619](#)

Discuss H.M. Hamburg & Sons, Inc Property Donation

Helen Hamburg Williams reported to the Council that the Hamburg family wants to provide a formal letter of donation of the property to the City. Ms.

Williams presented the letter to the Council and reported that the family would like to see the building stabilized and possibly used as a museum in the future. City Administrator Mike Thompson reported to the Council that Engineering has completed a walk through and is working to provide numbers of what would be needed to stabilize the building as it is now. These estimates should be available soon. There was no further discussion on this item.

#### 17-0620

A resolution authorizing entering into a Ground Lease Agreement for property adjacent to Heritage Park

Attachments:    [John Foley Ground Lease](#)  
[John Foley Property](#)  
[John Foley Property Lot east of Senior Center](#)

City Administrator Mike Thompson reported to the Council that this resolution is to renew a current lease agreement of property that is used for overflow parking for Heritage Park. This property is used during events when additional parking space is needed with City staff maintaining the grass cutting of the property in return. Mr. Thompson reported to the Council that the owner is requesting that the City also mow the property to the East of the Senior Center. There was a consensus to add this item to the November 6, 2017 Work Session Agenda.

Enactment No: 17-1307-RES

#### 17-0650

Discuss Riverview Trace Phase II Subdivision Drainage Issues

Environmental Manager Leslie Gahagan reported to the Council that the Riverview Trace Subdivision is having a severe drainage problem in their yards due to beaver dams in the stream behind the homes. Ms. Gahagan reported that the problems first began after the county placed a culvert under Michigan Road. The detention pond water is now flowing downstream and has nowhere to go when it floods due to the beavers damming the area. Ms. Gahagan reported that this has caused extensive water damage to the yards and homeowners will be at the City Council meeting to express their concerns. Ms. Gahagan reported that the Council has an agenda item on the November 6, 2017 Council Agenda to approve the removal of the beavers from this stream. This process will most likely require storm water easements from each homeowner and they are aware. Ms. Gahagan reported to the Council that they are hoping the removal of the beavers will relieve the drainage problems. There was no further discussion on this item.

### **Discuss Council Agenda of November 6, 2017**

**17 0594 Public Athletic and Sports Facilities Cooperative District and Public Cultural and Entertainment Facilities Cooperative District Board Appointments**

City Clerk Katy Taylor reported to the Council that a new member will need to be appointed to fill the position of Keith Newton. Ms. Taylor reported that the terms of this board cannot be staggered due to the agreements in place. There was no further discussion on this item, it remained on the agenda.

**17 0604 A RESOLUTION SETTING A PUBLIC HEARING DECLARING WEEDS TO BE A PUBLIC NUISANCE AND ORDERING ITS ABATEMENT AT 2301 S MCKENZIE ST**

There was no discussion on this item, it remained on the agenda.

**17 0605 A RESOLUTION SETTING A PUBLIC HEARING DECLARING WEEDS TO BE A PUBLIC NUISANCE AND ORDERING ITS ABATEMENT AT SOUTH HAMPTON SUBDIVISION COMMON AREA**

There was no discussion on this item, it remained on the agenda.

**17 0612 Residential Sanitation Write Offs as Uncollectible in the Amount of \$52.30**

There was no discussion on this item, it remained on the agenda.

**17 0615 Resolution authorizing employees to enter upon the property at 1817 Candlestick Court for the purpose of abating the public nuisance.**

This item was removed from the agenda due to the property being abated before the meeting. There was no further discussion on this item.

**17 0616 Resolution authorizing employees to enter upon the property at 1157 South McKenzie Street for the purpose of abating the public nuisance.**

This item was removed from the agenda due to the property being abated before the meeting. There was no further discussion on this item.

**17 0621 Model Train Building Work Rooms**

City Administrator Mike Thompson reported to the Council that Randy Kurtts has been working on this project and that originally it was a much larger project than it has become. This resolution allows for the moving of the project from the Capital Plan to the Maintenance Account. There was no further discussion on this item, it remained on the agenda.

**17 0622 Bender Road South Improvements Project**

City Engineer Chad Christian reported to the Council that this project will be a pilot project that will enhance the strength of the existing clay content of the road bed by 50% and allow for it to stabilize and support more weight. The Engineering Department would like to begin with the section from the Fire Training Facility to the gate at the substation to stabilize those areas. Mr. Christian reported to the Council that this process will be approximately \$10-15k less than the use of stone and is an environmental friendly process. There was no further discussion on this item, it remained on the agenda.

**17 0623 Magnolia Circle Drainage Improvements**

City Engineer Chad Christian reported to the Council that this is a capital project item, this resolution will allow for the hiring of a surveyor. The Engineering Department will do the design work in house and then bid for the work. There was no further discussion on this item, it remained on the agenda.

**17 0624 Foley Beach Express/US 98 Turn Lanes**

City Engineer Chad Christian reported to the Council that this is a capital project item, this resolution will allow for the hiring of a surveyor. The Engineering Department will do the design work in house and then bid for the work. Mr. Christian reported to the Council that this item will add two right hand turn lanes, one north bound and one south bound turn lane. There was no further discussion on this item, it remained on the agenda.

**17 0630 A resolution to set a public hearing to consider Planning Commission's recommendation to rezone 20.28 +/- acres from PUD (Planned Unit Development) to PUD (Planned Unit Development) owned by WLW&S, LLC (Wyld Palms).**

There was no discussion on this item, it remained on the agenda.

**17 0631 A resolution to set a public hearing to consider Planning Commission's recommendation to rezone 24 +/- acres owned by Andru Bramlett**

There was no discussion on this item, it remained on the agenda.

**17 0632 Allocate funds for late delivery of Dodge Ram Pickup truck for Recreation Department.**

Recreation Director/Interim Sports Tourism Director David Thompson reported to the Council that this item is being delivered late, the truck was originally set to be delivered in the previous fiscal year. There was no further discussion on this item, it remained on the agenda.

**17 0633 Approves Sports Tourism to purchase a 60" zero turn mower.**

Recreation Director/Interim Sports Tourism Director David Thompson reported to the Council that this item came in under budget. There was no further discussion on this item, it remained on the agenda.

**17 0634 A resolution to set a public hearing to consider Planning Commission's recommendation to rezone 96 +/- acres from PUD (Planned Unit Development) to PUD (Planned Unit Development) owned by MCMC Glenlakes, LLC.**

There was no discussion on this item, it remained on the agenda.

**17 0635 Appropriate and Memorialize CR 20 West Widening Reimbursement to Baldwin County**

City Engineer Chad Christian reported to the Council that this is the last invoice for the project and will memorialize for the payment. There was no further discussion on this item, it remained on the agenda.

**17 0636 Juniper Street Sidewalk Project**

City Engineer Chad Christian reported to the Council that Randy Kurtts would be doing the preliminary design work and then the Engineering Department will take bids for the construction. There was no further discussion on this item, it remained on the agenda.

**17 0637 Stormwater Inlet Repairs for Monteith Oaks**

City Engineer Chad Christian reported to the Council that Randy Kurtts would be doing the preliminary design work and then the Engineering Department will take bids for the construction. Mr. Christian reported that there are a couple of inlets that have experienced some settlement and are going to be a safety hazard. There was no further discussion on this item, it remained on the agenda.

Council President Wayne Trawick turned the November 6, 2017 Work Session meeting over to President Pro Tempore Ralph Hellmich.

**17 0638 Fern Avenue Extension Right Of Way Appraisal**

City Engineer Chad Christian reported to the Council that this resolution will allow for the offer to be made to begin negotiations with the owner of the last right of way property necessary for this project. Mr. Christian reported that the Public Works Department can complete the work needed to clear this right of way. There was no further discussion on this item, it remained on the agenda.

President Pro Tempore Ralph Hellmich turned the meeting back over to Council President Wayne Trawick.

**17 0639 Beaver Management Services**

City Engineer Chad Christian reported to the Council that the City is able to reimburse the organization for the use of their materials and time with the use of their expertise and equipment to safely remove the beavers from the area. There are two areas proposed for the removal process. Mr. Christian reported that the estimate for the year is \$3,000 and that the management company will return to the sites throughout the year to insure the beavers have not returned. There was no further discussion on this item, it remained on the agenda.

**17 0640 Request approval to go to bid and purchase a 4X4 crew cab pickup truck for the Fire Department.**

Fire Chief Joey Darby reported to the Council that this purchase is typical of the fleet management plan. There was no further discussion on this item, it remained on the agenda.

**17 0641 Resolution Authorizing Restructure of the Sports Tourism Department and Approving Various Budget Transfers, Amendments to the Pay Classification Plan and Appropriation of Funding.**

Recreation Director/Interim Sports Tourism Director David Thompson reported to the Council that this resolution expresses what personnel and operational budget changes the Sports Tourism Department feels is necessary for the remaining of the fiscal year. The net effect of the budget is \$300,000 total. Mr. Thompson reported to the Council that there is a large portion of the changes are part time employees. There was no further discussion on this item, it remained on the agenda.

**17 0642 A Resolution Authorizing an Easement Agreement with Foley Holdings,**

LLC.

There was no discussion on this item, it remained on the agenda.

**17 0648 Reject Cactus Cafe Proposal and Proceed with RFP Revision and Reissuance**

Rachel Keith reported to the Council that the RFP process will be approximately two months. There was no further discussion on this item, it remained on the agenda.

**17 0649 Request to host Creek Crawl Obstacle Race**

Environmental Manager Leslie Gahagan reported to the Council that there has not been a Creek Crawl in three years and that there are already 120 participants registered. Ms. Gahagan reported that this will be the end of the event calendar until archery returns. There was no further discussion on this item, it remained on the agenda.

**17 0643 Approval of ABC License application for Evelyn Landefeld, applicant, operating under the trade name EJ's for a 010 Lounge Retail Liquor Class I ABC License located at 16972 US HWY 98 W. Foley, Alabama.**

Deputy Police Chief Thurston Bullock reported to the Council that the Police Department recommends moving forward. Fire Chief Joey Darby reported to the Council that the Fire Department recommends moving forward. There was no further discussion on this item, it remained on the agenda.

## **Mayor's Comments**

Mayor John Koniar congratulated the Sports Tourism Department on the success of the recent Sunbelt Soccer Championship and Alabama State Cup Soccer Championship. Interim Sports Tourism Director David Thompson reported to the Council that the Alabama State Cup Soccer Championship has signed to host the championship at the sports fields for the next five years. Mr. Thompson also reported that the Sunbelt Championship is looking to make Foley Sports Tourism the home of their championship games each year. There were no further comments to report.

## **Visitor Comments**

There were no comments to report.

## **Adjournment**

Hearing no further comments, the Work Session adjourned at 4:48 p.m.