

State of Alabama)
City of Oneonta, April 13, 2021
County of Blount)

Work Session

Mayor Phillips opened the work session at 5:06 p.m. for the purpose to discuss potential retail opportunities. The Mayor stated its important to identify the specific areas of growth for our community. Mayor Phillips introduced Ellie Taylor, President of Grocer Association of Alabama, and David Langham with the Frazier Lanier Company to introduce the city good ideas to begin the process of finding new retail opportunities. Ellie Taylor President of Grocer Association of Alabama stated she wanted to discuss and review the barriers that come along with obtaining grocery stores for municipalities. Mrs. Taylor mentioned grocery stores run on a thin project margin of 1% which makes it vital for the store to find the most profitable area. She stated the startup cost off the ground for a grocery store is anywhere from five (5) to eight (8) million dollars not including the refrigeration, shelving or food inventory and it usually required ten (10) to twenty (20) years to receive any profit. She stated there are many different options for a municipality to obtain a grocery store, but the city will need to do the investment to lure the store to Oneonta. Mrs. Taylor mentioned if the city could find an underserved area, then there are many funding opportunities available. Mayor Phillips thanked Mrs. Taylor for taking time out of her busy schedule to discuss the options with the city.

David Langham with the Frazier Lanier Company mentioned municipalities need to be aware of 772 amendment which allows municipalities to offer tax incentives. David stated there are many tax incentives options a municipality can offer, so the important key is figuring out what Oneonta could offer a potential retailer. David encouraged the city to keep an open mind and maintain an appetite willing to get in the game and Frazier Lanier Company can put the different options in front of the city can pick the best model fit for the project. David mentioned in a lot of cases it takes one big step then all these other income generators follow suit. Mayor Phillips asked if there is a possibly of a private investor or developer being involved as a third party. David stated there has been experience where a private investor or developer was to be a part of the project and then the municipality will fill in the gap of lack of money. Mayor Phillips thanks David Langham for being a part of the council meeting.

The Mayor entertained for adjournment of the work session. Councilman McAlpine made a motion to close the work session. Councilman Bradley seconded and the motion carried with all eyes. The work session closed at 5:41 p.m.

Mayor

City Clerk

State of Alabama)

City of Oneonta, April 13, 2021

County of Blount)

The Mayor and City Council met during a regularly scheduled council meeting on April 13, 2021 with a work session beginning at 5:00 p.m. for the purpose to discuss potential retail opportunities, and a second work session to begin at 5:45 p.m. for the purpose of reviewing the agenda. Present were Mayor Phillips, Council Members, Alexander, Bradley, McAlpine, Pierce and Underwood. Also, present in the meeting were Alex Smith, Allie Allcorn, Ed Lowe, Brandon Horton, Patti Williams, Tara Murphree, Joan Epps, Pat Clanton, David Langham, Ellie Taylor, John Payne and Amanda Cole.

Mayor Phillips opened the work session at 5:45 p.m. for the purpose of reviewing the agenda for the council meeting. Mayor Phillips stated one through four are standard agenda items unless someone has anything to say regarding the March 23, 2021 council meeting minutes.

The Mayor stated agenda item number four is to consider adopting proclamation recognizing Public Safety Telecommunications Week as of April 11-17, 2021. Mayor Phillips mentioned he will read the proclamation during the council meeting.

Councilwoman Pierce stated agenda item number five is to consider approving capital request on behalf of the Oneonta Fire Department for supplies to be utilized on the new ladder truck in the total amount of \$8,200.00.

Regarding agenda item number six, Brandon Horton stated he has received the bid packets for the Armory Drive project later today and is ready to expedite the process due to it being an emergency repair. Brandon mentioned the job is estimated to be \$150,000 to \$180,000 job to complete and the city will advertise for two weeks then open and award the bid on April 27, 2021. Brandon stated the bid specifies the engineer/contractor has a right to pour concrete culvert sections onsite or can buy culverts ready for impletion.

Mayor Phillips stated agenda item number seven is to consider approval of temporary moratorium on the issuance of building permits for structures with metal facades. The Mayor explained the purpose of the temporary moratorium is to require any metal structure within city limits to be covered with some other material on the front facing of the building. The Mayor stated this would be a temporary hold until the topic goes through the proper approval/denial process. Mayor Phillips pressed it is the council's responsibility in our growth to have a little bit of control creating a unified curb appeal. The Mayor mentioned this is very common trend among municipalities and that the change would only be implemented on commercial properties. Alex Smith stated the council should have a recommendation from the planning commission in the month of May.

The Mayor stated agenda item number eight is to accept the retirement of full-time municipal court clerk/magistrate, Glenda Reed. Mayor Phillips expressed gratitude for Glenda and stated

the city will miss her but wishes her the best of luck. Mayor Phillips mentioned agenda item number nine is to advertise for the full-time municipal court clerk/magistrate position due to Glenda's retirement.

Mayor Phillips stated is it very difficult to pull a full-time police officer from the road to serve as court bailiff on Wednesdays; therefore, he expresses need for agenda item ten for advertising for part-time bailiff.

The Mayor mentioned Councilman Alexander took on the task of initiating the citywide light change up. Councilman Alexander stated there are two light poles outside of city hall that have the two different lights offered by Alabama Power. He mentioned one light wattage is thirty-five with a savings of \$600.00 per month and the other light wattage is fifty-three with the charge of \$400.00 per month. Councilman Alexander stated the change of power poles will help with safety and maintenance issues. Brandon Horton indicated the state will require highway 231 and highway 75 to be changed to the 53 wattage bulbs.

Mayor Phillips stated agenda items twelve through fifteen are regular business items to discuss during council meeting.

Mayor Phillips entertained for adjournment of the work session. Councilman Alexander made a motion to close the work session. Councilwoman Underwood seconded, and the motion carried with all ayes. The work session closed at 6:00 p.m.

The Mayor opened the regular scheduled council meeting at 6:00 p.m.

Tanya Blakely, Fire Lieutenant Ivey, Fire Captain Payne, and Christina Reno joined the council meeting.

Councilman Bradley gave the invocation.

Councilwoman Pierce led the Pledge of Allegiance.

Councilwoman Pierce made a motion to approve minutes of March 23, 2021 council meeting. Councilman Bradley seconded and the motion carried with all ayes.

Mayor Phillips read the proclamation recognizing Public Safety Telecommunication week beginning April 11th through April 17th. Councilwoman Underwood made a motion to adopt proclamation recognizing Public Safety Telecommunication week beginning April 11th through April 17th. Councilman Bradley seconded and the motion carried with all ayes.

Councilwoman Pierce read a capital request on behalf of the fire department for the following items to be included on the new ladder truck:

Battery powered fan with 2- 12/amp hr batteries, two chargers and shore power
DeWalt Cutsaw2-kit

DeWalt 60-volt Recsaw-kit

DeWalt windshield removal kit

DeWalt chainsaw kit

SuperVAC chainsaw conversion kit

DeWalt scene light kit

Councilwoman Pierce made a motion to approve the capital request for the above referenced items in the total amount of \$8,200.00. Councilwoman Underwood seconded and the motion carried with all ayes.

Brandon Horton stated to expedite the bid packets for Armory Drive project, the specifications allow for the engineer to pour concrete culvert sections onsite or can buy culverts ready for impletion. He mentioned the bids will end April 27th and be rewarded at the council meeting later that day to keep with the emergency timeline. Brandon stated the timeframe for completion really is depending on which culvert method the engineer decided to go with, and the project depends on the weather as well, but he is hopeful for the project to be complete within two months. Councilwoman Pierce made a motion to approve the advertisement of Armory Drive project bid packets. Councilman McAlpine seconded, and the motion carried with all ayes.

Mayor Phillips stated the city is considering a temporary moratorium on the issuance of building permits for structures with metal facades until the planning commission and inspection department can fully review on approving the changes. The Mayor explained the purpose of the temporary moratorium is to require any metal structure within city limits to be covered with some other material on the front facing of the building. Councilwoman Underwood made a motion to approve the temporary moratorium on the issuance of building permits for structures with metal facades. Councilwoman Pierce seconded; Councilman Bradley voted nay, and the motion carried with all ayes.

The Mayor stated the city is sad to see Glenda Reed go but thanked her for her hard work and dedication. Councilman Alexander made a motion to approve Glenda Reed's retirement as full-time municipal court clerk/magistrate. Councilwoman Pierce seconded and the motion carried with all ayes.

Councilman McAlpine made a motion to approve advertising for full-time municipal court clerk/magistrate due to Glenda's retirement. Councilman Alexander seconded and the motion carried with all ayes.

Mayor Phillips recommended hiring a part-time municipal court bailiff to free up the police department and help with municipal court. Councilman Bradley made a motion to advertise for a part-time municipal court bailiff. Councilwoman Pierce seconded and the motion carried with all ayes.

Mayor Phillips stated the city has been working with the Alabama Power Company on changing out the streetlights citywide either to 35 wattage bulbs or 53 wattage bulbs. The Mayor recommended replacing the streetlights citywide to the 35 wattage bulbs, except for Highway 75 and Highway 231 will be required to be the 53 wattage bulbs. Brandon Horton recommended all intersections of primary and secondary streets be changed to the 53 wattage bulbs and the residential areas be changed to the 35 wattage bulbs. Mayor Phillips mentioned tabling the topic until all intersections have been identified.

Councilwoman Pierce read the March report on behalf of the fire department.

Mayor Phillips stated Barbara Andersen provided information on behalf of the Chamber of Commerce in each council packet.

Pat Clanton gave an update on behalf of the Oneonta Business Association. Mrs. Clanton mentioned the second edition of "Explore Oneonta" will be out by next week. She reviewed upcoming OBA events and new mural designs being submitted to the city for approval.

Allie Allcorn read Glenda Reed's retirement letter and congratulated Megan Kelly on receiving her Municipal Revenue Officer Certification. Allie mentioned she has included a memo in each council's packet and will continue providing them at each meeting. She stated the year-to-date total for business licenses is \$865,000.00 and mentioned the city has received \$64,000.00 less than the previous year on the total business license for the month of March. Allie stated the city has received a total of \$609,000 this period in Local Taxes and Services making the year-to-date total just over \$4,020,000.00, which is \$600,000 more than what was budgeted and \$500,000.00 more than March of 2020 year-to-date. She stated all departments were either in budget or only slightly over due to repairs or spring supplies that are needed every year.

Councilwoman Underwood read the March police report and requested to add the police reports to the agenda for the first meeting of the month.

Mayor Phillips stated the library project is coming along great. Councilman Alexander mentioned the community garden project will begin Friday.

Mayor Phillips read the Fair Housing Proclamation which is about the Community Development Block Grant. Councilman Bradley made a motion to adopt the Fair Housing Proclamation. Councilwoman Pierce seconded and the motion carried with all ayes.

Mayor Phillips entertained for a motion to adjourn. Councilman McAlpine made a motion to adjourn the council meeting. Councilwoman Pierce seconded and the motion carried with all ayes. The council meeting adjourned at 6:30 p.m.

Mayor

City Clerk