



**CITY OF LEEDS, ALABAMA
PUBLIC HEARING AND
REGULAR SCHEDULED COUNCIL MEETING
FEBRUARY 19, 2018**

The City Council of the City of Leeds, Alabama met for a Public Hearing and Regular Scheduled Council Meeting on Monday, February 19, 2018 at the Leeds Civic Center Meeting Room, 1000 Park Drive, Leeds, Alabama 35094.

1. CALL MEETING TO ORDER: Mayor David Miller called the meeting to Order at 6:01PM. Present were Councilmembers Bell, Dutton, Miller, and Washington.

Mayor David Miller announced the appointment of Jim Atkinson as Public Safety Director. Mr. Atkinson came forward and was sworn in to the office by the Mayor.

2. INVOCATION AND PLEDGE OF ALLEGIANCE: The invocation was led by Councilmember Dutton.

3. PUBLIC HEARING:

a) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1707 Dorough Avenue. Mayor David Miller asked if there was anyone present to speak for or against this matter. There was no one present to speak and the Mayor referred the issue for Council consideration.

b) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 7300 Parkway Drive. Mayor David Miller asked if there was anyone present to speak for or against this matter. There was no one present to speak and the Mayor referred the issue for Council consideration.

c) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1005 Kings Forest Drive. Betty Widner who lives at this address came forward to speak to the Council. Ms. Widner stated she has communicated with the Inspections Department and documented what she has done this far. Ms. Widner was granted an extension from the January 8, 2018 Council Meeting. Pool violations, cost of repair and the timeline for repair were discussed. The Inspections Department asked for a short recess to talk with Ms. Widner, which was granted by the Mayor. The outcome of the discussion was that Ms. Widner could pay the City to do the repairs for less money and would require a 90-day extension. The Mayor referred the issue to Council for consideration.

d) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1600 Taylor Street. Mayor David Miller asked if there was anyone present to speak for or against this matter. There was no one present to speak and the Mayor referred the issue for Council consideration.

e) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 8256 Edwards Avenue. Mayor David Miller asked if there was anyone present to speak for or against this matter. There was no one present to speak and the Mayor referred the issue for Council consideration.

f) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1523 Parnell Drive. Mayor David Miller asked if there was anyone present to speak for or against this matter. There was no one present to speak and the Mayor referred the issue for Council consideration.

g) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 8671 Spruiell Street. Terry Harris came forward to address the Council as the owner of both the properties at 8671 Spruiell Street and 8675 Spruiell Street. Mr. Harris has been trying to obtain a salvage license and has requested an extension to allow for recycling. Mr. Harris has also filed for a variance in zoning because the road will have to be resurfaced and that will require a 30-day extension. Motion to amend the agenda to include both properties and grant a 30-day extension by Councilmember Dutton, with a second by Councilmember Miller; the motion to amend and grant extension passed with all present voting yes.

h) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 8675 Spruiell Street. Combined with item G above.

i.) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1735 10th Court. Mayor David Miller asked if there was anyone present to speak for or against this matter. There was no one present to speak and the Mayor referred the issue for Council consideration.

j.) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 8350 Farley Avenue. Mayor David Miller asked if there was anyone present to speak for or against this matter. There was no one present to speak and the Mayor referred the issue for Council consideration.

k) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1110 Montevallo Road. Mayor David Miller asked if there was anyone present to speak for or against this matter. There was no one present to speak and the Mayor referred the issue for Council consideration.

l) Consider for Determination of the Certain Conditions of Subject to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 7508 Poplar Avenue.

m) Consider for Determination Rezoning of Certain Property or Parcel from R-2, Single Family District to I-2, Heavy Industrial District for 9003 Parkway Drive. This is a compliance case. Heavy industrial operations are in this area and the recommended is to take action to match the zoning with the use. The matter was referred to Council.

n) Consider for Determination Rezoning of Certain Property or Parcel from A-1, Agriculture District to R-1, Single Family District of the Rezoning for 7249 Elliott Lane. **Mr. Joe White,**

original developer of the Cedar Rock homes, came forward to represent the Posey Family Trust. Mr. White proposed dividing the property into three divisions.

Scott Erb, 124 Cedar Rock Road, mentioned his concerns to include the single entrance and the road traffic. Mr. Erb would suggest a second entrance

Rick Palma, 132 Cedar Rock, agreed with Mr. Erb's concerns.

Attorney Scott Barnett pointed out that all the issues mentioned are zoning issues and must be addressed by the Zoning Board.

Brad Watson pointed out that this is the first subdivision proposed since the Council adopted new subdivision regulations.

The Public Hearing was closed at 6:54PM.

4. REVIEW AND APPROVAL OF COUNCIL MINUTES: Computer system has been unavailable. Minutes will be available at the next meeting.

5. REPORTS OF STANDING COMMITTEES OR SPECIAL BOARDS:

- a) Finance Committee Report, Linda Miller. No Report.
- b) Public Safety Committee Report, Kenneth Washington. No Report.

- c) Public Works and Parks & Recreation, Ryan Bell. No Report.

6. REPORTS OF OFFICERS

a) Administration, Mayor David Miller: Mayor Miller reported Montague Street has been repaved. The City has many paving locations on the current list and progress has been made.

b) Fire Department, Chief Chuck Parsons. Report is included in the Council's packet.

c) Police Department, Chief Ron Reaves. Report is included in the Council's packet.

d) Library; Director Melanie Carden. Ms. Carden reported that the Library is planning a sign language class. Tax forms are available at no charge, but printing completed tax forms for filing will be a charge of \$25 per copy.

e) Municipal Court, Magistrate Laura Roberts. No Report.

f) Inspections Department: Planning & Zoning Administrator Brad Watson. No Report.

g) Parks and Recreation Department, Supervisor Johnny Warren. No Report.

h) Street and Sanitation Department: Supervisor Johnny Warren. Mayor Miller expressed congratulations on the paving of Montague Street.

7. OLD BUSINESS:

a) Resolution 2017-12-06 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1707 Dorrrough Avenue. The Inspections Department recommended abatement. Motion to approve Resolution 2017-12-06 by Councilmember Bell with a second by Councilmember Miller; the motion passed unanimously.

b) Resolution 2018-01-01 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 7300 Parkway Drive. The Inspections Department recommended abatement. Motion to approve Resolution 2018-01-01 by Councilmember Bell with a second by Councilmember Miller; the motion passed unanimously.

c) Resolution 2018-01-02 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1005 Kings Forest Drive. The Inspections Department recommended abatement. Motion to approve Resolution 2018-01-02 by Councilmember Bell with a second by Councilmember Miller; the motion passed unanimously.

d) Resolution 2018-01-03 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1600 Taylor Street. The Inspections Department recommended abatement. Motion to approve Resolution 2018-01-03 by Councilmember Bell with a second by Councilmember Miller; the motion passed unanimously.

e) Resolution 2018-01-04 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 8256 Edwards Avenue. The Inspections Department recommended abatement. Motion to approve Resolution 2018-01-04 by Councilmember Bell with a second by Councilmember Miller; the motion passed unanimously.

f) Resolution 2018-01-05 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1523 Parnell Drive. The Inspections Department recommended abatement. Motion to approve Resolution 2018-01-05 by Councilmember Dutton with a second by Councilmember Bell; the motion passed unanimously.

g) Resolution 2018-01-06 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 8671 Spruiell Street and 8675 Spruiell Street. Resolution was considered in the Public Hearing and granted a 30-day extension.

h) Resolution 2018-01-07 was combined with Resolution 2018-01-06.

i) Resolution 2018-01-08 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1735 10th Court. The Inspections Department recommended abatement. Motion to approve Resolution 2018-01-08 by Councilmember Miller with a second by Councilmember Bell; the motion passed unanimously.

j) Resolution 2018-01-09 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 8350 Farley Avenue. The Inspections Department recommended abatement. Motion to approve Resolution 2018-01-09 by Councilmember Bell with a second by Councilmember Miller; the motion passed unanimously.

8. NEW BUSINESS:

a.) Resolution 2018-02-08 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 1110 Montevallo Road. The Inspections Department recommended abatement. Motion to approve Resolution 2018-02-08 by Councilmember Dutton with a second by Councilmember Bell; the motion passed unanimously.

b) Resolution 2018-02-09 Consider for Determination of Certain Conditions to be an Annoyance and Public Nuisance in Violation of Chapter 32 of the Code of Ordinances at 7508 Poplar Avenue. The Inspections Department recommended delay in consideration until the Council Meeting on March 5, 2018. Motion to delay consideration of Resolution 2018-02-09 by Councilmember Dutton with a second by Councilmember Bell; the motion passed unanimously.

c) Ordinance 2018-02-01 Consider for Determination Rezoning of Certain Property or Parcel from R-2, Single Family District to I-2, Heavy Industrial District for 9003 Parkway Drive. The Inspections Department recommended approval of the Ordinance.

Motion for unanimous consent to consider Ordinance 2018-02-01 by Councilmember Dutton with a second by Councilmember Miller; the motion passed unanimously.

Motion to adopt Ordinance 2018-02-01 by Councilmember Dutton with a second by Councilmember Bell; the motion passed unanimously.

d) Ordinance 2018-02-02 Consider for Determination Rezoning of Certain Property or Parcel from A-1, Agriculture District to R-1, Single Family District for 7429 Elliott Lane. Mayor Miller stated that the Ordinance under consideration is only for zoning and that all concerns expressed will be considered. The Zoning Board recommended adoption of the Ordinance.

Motion for unanimous consent to consider Ordinance 2018-02-02 by Councilmember Dutton with a second by Councilmember Miller; the motion passed unanimously.

Motion to adopt Ordinance 2018-02-02 by Councilmember Bell with a second by Councilmember Miller; the motion passed unanimously.

e.) Resolution 2018-02-10 Consider for Determination Budget Amendment Regarding Emergency IT Expenses. Motion to approve Resolution 2018-02-10 by Councilmember Dutton with a second by Councilmember Miller; the motion passed unanimously.

f) Motion to go into Executive Session by Councilmember Dutton with a second by Councilmember Miller; the motion passed unanimously. The Council will discuss: 1) plans for security procedures, assessments, measures of systems of the security and safety of persons, structures, and facilities. 2) consideration the government body is willing to offer or accept when considering the purchase, sale, exchange, lease or market value of real property. The Council went into Executive Session at 7:15PM and returned to the Council meeting room at 8:24PM.

9. COUNCIL COMMENTS: No council comments.

ADJOURNMENT: the meeting was adjourned at 8:24PM.

David Miller, Mayor

ATTEST:

Danielle Filmore, Acting Interim City Clerk