



CITY COUNCIL MINUTES

300 Martin Luther King Blvd.

June 7, 2022

TIME: 6:00 PM

1. CALL TO ORDER

President Pro-Tem Norris called the council meeting to order at 06:06 pm and asked Mr. Jones to call the roll.

2. ROLL CALL

Mayor Fuller, George Allen, Erica Norris, Tim Aja, and Todd Rauch were present. Eddie Smith was absent.

1. George Allen, Erica Norris, Tim Aja, Todd Rauch, Eddie Smith

3. INVOCATION

Mr. Collins provided the invocation.

1. Jared Collins from Trinity Presbyterian Church.

4. PLEDGE OF ALLEGIANCE

Mr. Jones led the Pledge of Allegiance.

1. Russell A. Jones, CMC - City Clerk.

5. READING OF MINUTES

1. Minutes from the 05-17-22 council meeting.

President Pro-Tem Norris stated that a copy of the minutes had been previously received by the council and asked for a motion to approve the minutes. Mr. Aja made a motion to approve. Mr. Allen seconded the motion. President Pro-Tem Norris then asked if there were any additions, deletions, or corrections to the minutes. President Pro-Tem Norris stated having no corrections, the minutes stand approved.

6. UNFINISHED BUSINESS

7. REMARKS BY THE MAYOR

1. Proclamation for Juneteenth Celebration Week.

Mayor Fuller asked Representative Jeremy Gray, Henrietta Snipes, Janataka Holmes, and her daughter to join him up front. Mayor Fuller asked for Ms. Snipes to explain the history of celebrating Juneteenth in the community and Ms. Snipes did so. Mayor Fuller then read and presented the proclamation to them.

8. CITIZEN COMMUNICATIONS (Limit comments to five minutes or less)

John Andrew Harris of 311 East Avenue spoke first. Mr. Harris stated that the Lee County NAACP has been following the redistricting process in Opelika closely and they have been pleased with the communication and the willingness of the city to engage the public in the process. Mr. Harris also stated the NAACP has been reviewing the proposed plan by the city as well as the input from the city-wide meetings, and they are in the process of determining whether there need to be any changes to the proposed plan. Mr. Harris closed by asking the council to delay the vote on redistricting to allow more time for review of the proposed plan.

Katherine Green of 400 N. 6th Street spoke next. Ms. Green stated that she was still concerned about building 182 new apartments when there are already so many being built all over Opelika, and this is especially worrisome in this period of high inflation and possibly going into a recession. Ms. Green also stated she is also concerned about traffic, and that taxpayers should not have to pay for any additional infrastructure like a turn lane or additional water and sewer. Ms. Green then stated that contrary to what President Smith said in a newspaper article, people are still concerned about this even though they may be extremely busy with their lives, and most people don't understand exactly what the changes to the text amendment are. Ms. Green also stated the new design looks very institutional and it is not a good reflection of Opelika in her opinion. Ms. Green closed by asking them to make a 3-D to scale view of the new apartment complex to allow everyone to be able to see what the complex will look like in relationship to the other buildings and the landscape, so that they can make a more informed decision on whether they will support this or not.

Henrietta Snipes of 2300 Lafayette Pkwy spoke next. Ms. Snipes stated that she has been on the Opelika Housing Authority for 26 years and during her time she had been charged with writing a new commissioners handbook for anyone with questions about affordable housing, and she presented the Mayor and each council member with a new handbook.

Evelyn Mickle of 1003 Glenn Street spoke next. Ms. Mickle stated that she heard there was another bid to pave where the farmer's market is located, and after a year and a half surely the city can finally get it paved. Ms. Mickle then stated that they have an active farmer's market with people in wheelchairs and walkers, and this area needs to be paved as soon as possible so they can have a decent farmer's market for everyone.

9. REPORT OF DISBURSEMENTS

10. COMMITTEE REPORTS

11. GENERAL BUSINESS

President Pro-Tem Norris asked Mr. Jones to present the general business.

1. Request Alcohol License - Copper Bear Associates LLC dba The Ozone Lounge, Lounge Retail Liquor - Class I and Retail Beer on Premise.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 1 Willie Allen

SECONDER: Councilman Ward 5 Todd Rauch

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

2. Request Alcohol License - Quiktrip Corporation dba Quiktrip # 7172, Retail Beer and Wine Off Premise License.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 3 Tim Aja

SECONDER: Councilman Ward 1 Willie Allen

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

3. Public Hearing - Weed Abatement Assessment - 1733 1st Avenue.
Mr. Jones presented the public hearing. President Pro-Tem Norris opened the public hearing and asked if anyone present would like to speak for or against said weed abatement. No one came forward to speak. President Pro-Tem Norris closed the public hearing.
4. Public Hearing - Weed Abatement Assessment - 403 Raintree Street.
Mr. Jones presented the public hearing. President Pro-Tem Norris opened the public hearing and asked if anyone present would like to speak for or against said weed abatement. No one came forward to speak. President Pro-Tem Norris closed the public hearing.
5. Public Hearing - Zoning Ord Text Amendments: Section 7.3C "Uses", Duplex is Conditional Use in R-4, R-4M and Mausoleums, Columbariums, Crematoriums are CU in GC-P and GC-S Overlay Districts.
Mr. Jones presented the public hearing. President Pro-Tem Norris opened the public hearing and asked if anyone present would like to speak for or against said text amendment. Evelyn Mickle of 1003 Glenn Street asked what this was about. After Mr. Jones explained what the amendment entailed, Ms. Mickle stated that she did not have an issue with it. President Pro-Tem Norris closed the public hearing.
6. Public Hearing - Zoning Ord Text Amendments: Section 7.3A District Regulations, and Section 7.7 "Downtown Residential Living", and Section 7.3C Use Categories (matrix table).

Mr. Jones presented the public hearing. President Pro-Tem Norris opened the public hearing and asked if anyone present would like to speak for or against said text amendment.

Evelyn Mickle of 1003 Glenn Street spoke first. Ms. Mickle spoke against the proposed development, citing many reasons including the appearance of the apartments and any attempt to widen 10th Street should be paid for by the developer, not the taxpayers.

Joyce Newland of 1708 Oak Bowery Road spoke next. Ms. Newland spoke against the proposed development, citing many reasons including the appearance of the apartments, and asked that the City Council act upon the wishes of the people who have taken the time to vote and voice their opinions.

Shane Dickerson of 609 Avenue B spoke next. Mr. Dickerson, President of the Opelika Historic Preservation Society, spoke against the proposed development, citing many reasons including the divisiveness this has caused in the community and the appearance of the proposed development.

Cathy Gafford of 407 Geneva Street spoke next. Ms. Gafford spoke against the proposed development, citing many reasons including increased traffic on 10th Street and necessary street improvements that will have to take place due to the proposed development.

Deke Hilyer of 2204 Sanders Creek Drive spoke next. Mr. Hilyer spoke in favor of the text amendment, citing many reasons including there being other opportunities in the C-1 district being allowed to have one hundred percent residential developments for more foot traffic into the commercial core of downtown.

President Pro-Tem Norris closed the public hearing.

12. AWARDING OF BIDS

President Pro-Tem Norris asked Ms. Finley to present the bids.

1. UPS Replacement at City Hall - IT.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 3 Tim Aja

SECONDER: Councilman Ward 1 Willie Allen

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

2. Downtown Speaker System - IT.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 1 Willie Allen

SECONDER: Councilman Ward 3 Tim Aja

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

3. Fire Apparatus Inspection and Preventative Maintenance - FD.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 3 Tim Aja

SECONDER: Councilman Ward 1 Willie Allen

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

4. Three-Year Contract for Garbage and Cardboard Dumpster and Roll-off Service - OES.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 5 Todd Rauch

SECONDER: Councilman Ward 3 Tim Aja

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

13. RESOLUTIONS

President Pro-Tem Norris asked Mr. Gunter to present the resolutions.

1. Expense Reports from Various Departments.

MOTION TO APPROVE: 3 TO 0

RESULT: Passed

MOVER: Councilman Ward 1 Willie Allen

SECONDER: Councilman Ward 5 Todd Rauch

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: Councilman Ward 3 Tim Aja

2. Designate City Personal Property Surplus & Authorize Disposal.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 3 Tim Aja

SECONDER: Councilman Ward 5 Todd Rauch

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

3. Purchase - Three-Year Contract for Mailing System - State of AL Contract #MA 999 190000000826 - ADM.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 5 Todd Rauch

SECONDER: Councilman Ward 1 Willie Allen

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

4. Purchase - Body Armor - State of AL Contract #MA 999 210000000170 - OPD.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 3 Tim Aja

SECONDER: Councilman Ward 1 Willie Allen

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

5. Purchase - One (1) 2022 Ford F150 Crew Cab Pickup Truck - State of AL Contract #T191 - PW.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 5 Todd Rauch

SECONDER: Councilman Ward 1 Willie Allen

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

6. Purchase - One (1) 2022 Ford F150 Crew Cab Pickup Truck - State of AL Contract #T191 - PW-CEM.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 5 Todd Rauch

SECONDER: Councilman Ward 3 Tim Aja

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

7. Purchase - Two (2) 2022 Ford F150 Super Cab Pickup Trucks - State of AL Contract #T191 - PW.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 5 Todd Rauch

SECONDER: Councilman Ward 3 Tim Aja
AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch
NAYS: None
ABSTAIN: None

8. Approve Engagement Letter with Critical Insights Consulting, LLC.
During discussion, Mr. Rauch thanked Dr. Evans, Police Chief Healey, and Captain Tony Amerson for their hard work on this, and stated that this program is critical to the community, especially the future of the community, and understanding what the government is trying to do when they're doing their job and what civilian rights are. Mr. Rauch closed by again thanking them and Mayor Fuller and Mr. Motley for bringing this to council and stated this sets the city above any other in the state of Alabama. Mr. Allen then added that they are getting great results from the program. Ms. Norris then added that she reached out to Dr. Evans and had a very in-depth conversation with her, and she appreciated the information she provided. Ms. Norris then stated that, unfortunately, the school system is not providing any funds for this and that's concerning since they are participating in the program. Ms. Norris also stated that she is concerned about the price of over \$600,000 not going down even after this program has been in place for a year. Ms. Norris closed by stating that she does appreciate the work that Dr. Evans, the Opelika Police Department, and other agencies have done in having some positive outcomes from the program, but she is very concerned about the cost when there are other things in the community like affordable housing, water and sewer, and things of that nature that also need to be addressed.

MOTION TO APPROVE: 3 TO 1

RESULT: Passed
MOVER: Councilman Ward 5 Todd Rauch
SECONDER: Councilman Ward 1 Willie Allen
AYES: Councilman Ward 1 Allen, Councilman Ward 3 Aja, Councilman Ward 5 Rauch
NAYS: Councilwoman Ward 2 - President Pro-Tem Norris
ABSTAIN: None

9. Approve MOU with the Opelika City Board of Education for SRO Program - OPD.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed
MOVER: Councilman Ward 5 Todd Rauch
SECONDER: Councilman Ward 1 Willie Allen
AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch
NAYS: None
ABSTAIN: None

10. Weed Abatement Assessment - 1733 1st Avenue.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 5 Todd Rauch
SECONDER: Councilman Ward 3 Tim Aja
AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch
NAYS: None
ABSTAIN: None

11. Weed Abatement Assessment - 403 Raintree St.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 5 Todd Rauch

SECONDER: Councilman Ward 3 Tim Aja

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

12. Special Appropriation to GEMS Empowered for Juneteenth Celebration in Opelika.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 1 Willie Allen

SECONDER: Councilman Ward 3 Tim Aja

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

13. Special Appropriation to the Sound Wall Music Initiative for the 3rd Annual Songwriters Festival.

MOTION TO APPROVE: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 5 Todd Rauch

SECONDER: Councilman Ward 1 Willie Allen

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

14. ORDINANCES

President Pro-Tem Norris asked Mr. Gunter to present the ordinances.

1. Approve and Adopt a Plan for Redistricting the Council Districts of the City of Opelika - 2nd Reading - (Tabled).

President Pro-Tem Norris asked for a motion to remove the item from the table. No motion was given. President Pro-Tem Norris then stated, without a motion, the item would remain on the table.

2. Amend Zoning Ordinance and Map, 2500 Block Frederick Road, 7 Acres, from R-4M to C-2, GC-P - 2nd Reading.

SECOND READING AND APPROVED: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 3 Tim Aja

SECONDER: Councilman Ward 1 Willie Allen

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

3. Amend Zoning Ordinance and Map, Old Opelika Road & Frederick Road, 6 Acres, from R-4 to C-2, GC-P - 2nd Reading.

SECOND READING AND APPROVED: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 1 Willie Allen

SECONDER: Councilman Ward 3 Tim Aja

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

4. Amend Text of Zoning Ordinance: Section 9.5 General Provision for Signs, 24. Changeable Copy Signs, Section 9.7 Table 9.7(2): Sign Requirements for Other Permitted Types of Temporary Signs - 2nd Reading.

SECOND READING AND APPROVED: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 5 Todd Rauch

SECONDER: Councilman Ward 1 Willie Allen

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

5. Amend Text of Zoning Ordinance: Section 7.3C "Uses", Duplex is Conditional Use in R-4, R-4M Mausoleums, Columbariums, Crematoriums are CU in GC-P and GC-S - 1st Reading.

FIRST READING: INTRODUCED

President Pro-Tem Norris asked for a member of the council to introduce the ordinance. Mr. Aja introduced the ordinance.

15. APPOINTMENTS

16. ADJOURN

The City Council meeting minutes of June 7, 2022 are hereby adopted and approved this the 21st day of June, 2022.

/s/ Eddie Smith

President of the City Council
City of Opelika, Alabama

ATTEST:

/s/ Russell A. Jones, CMC

City Clerk

1. Character Trait of the Month - Empathy, the ability to understand and share the feelings of another.
President Pro-Tem Norris read the character trait of the month and asked for a motion to adjourn.

2. Motion to Adjourn.

MOTION TO ADJOURN: UNANIMOUS

RESULT: Passed

MOVER: Councilman Ward 1 Willie Allen

SECONDER: Councilman Ward 3 Tim Aja

AYES: Councilman Ward 1 Allen, Councilwoman Ward 2 - President Pro-Tem Norris, Councilman Ward 3 Aja, Councilman Ward 5 Rauch

NAYS: None

ABSTAIN: None

The council meeting ended at 06:55 pm.