

**Regular Meeting of the Mayor and City Council of the  
City of Guntersville, Alabama  
Tuesday, September 3<sup>rd</sup> 2024 at 12:00 p.m.**

The Mayor and City Council of the City of Guntersville, Alabama met in a pre-meeting in City Hall in said city on September 3<sup>rd</sup> 2024 at 11:30 a.m. to discuss matters to come before the Council. Afterwards in a regular meeting in Town Hall at 12:00 p.m. Mayor Dollar presided as Chairman. The following members of the Council were present: Sanchez Watkins, Larry Wilson John Myers, Carson Ray, Dink Myers, and Randy Whitaker. Rich Russell was absent. Betty Jones acted as City Clerk for the meeting. The Pledge of Allegiance was led by Councilman Randy Whitaker. Mayor Dollar welcomed visitors and declared that a quorum was present and opened the meeting for business.

Mayor Dollar announced that copies of the minutes from the August 19<sup>th</sup> Regular Meeting have been distributed to the members of the Council. There being no corrections or additions to the minutes, there was a motion to approve made by Councilman Dink Myers, seconded by Councilman Ray and passed unanimously by a voice vote of all Councilmembers present.

**Personnel Report:** Mayor Dollar called on Renea Rowan to give the following Personnel Report:

**Police Department:** Applicant Mr. Luke Hastings was selected to fill the open position of Police Officer. Mr. Hastings accepted our job offer and he began his employment today, 9/3/24, as a full-time employee. Mr. Hastings is APOST certified. Applicant Manuel Baca was selected to fill the open position of Police Officer. Mr. Baca accepted our job offer and he is scheduled to start as a full-time employee on 9/16/24. Mr. Baca is APOST certified.

**Street/Maintenance:** Mr. Cameron Hancock was selected to fill the open position of Laborer. Mr. Hancock was working with the City through a temporary agency. He accepted our job offer and he began as a full-time employee on 8/26/24.

**Fire Department:** Applicant Mr. Colby Franklin was selected to fill the open position of Firefighter/EMT. Mr. Franklin has accepted our job offer and he began as a full-time employee on 9/1/24.

There was a motion to approve made by Councilman Ray, seconded by Councilman John Myers and passed unanimously by a voice vote of all Councilmembers present.

#### **Change Order for Rotary Cabin Renovation**

Mayor Dollar called on Emmett Smith to present the change order on the Rotary Cabin since he had another meeting to make and wished to be moved up on the agenda. Mr. Smith stated that this was the second change order. When the cap was removed on the vault under the cabin they found a series of other vaults resulting in more cleaning out removal, additional gravel and cement. The additional cost is \$35,882.30. There was a motion to approve the change order made by Councilman Whitaker, seconded by Councilman Dink Myers and passed unanimously by a voice vote of all Councilmembers present.

#### **2023 Audit**

Mayor Dollar called Jennifer Forrester of MDA to report on the City's 2023 Audit. Mrs. Forrester presented the highlights stating there was an increase in revenue and capital projects. Mrs. Forrester gave the City a clean opinion with no significant findings. There was a motion to approve was made by Councilman Whitaker, seconded by Councilman Dink and passed unanimously by a voice vote of all Councilmembers present.

#### **ARC Grant for the Airport/ACE**

Mayor Dollar introduced **Resolution No.1396** to apply for an Appalachian Regional Commission (ARC) Grant for the ACE Aeronautics LLC at the Airport. This is \$1million grant with \$1 million match from City but paid by ACE. The grant will go through the City, but will be funded by ACE. There was a motion to approve the application made by Councilman Whitaker, seconded by Councilman Watkins and passed unanimously by a voice vote of all Councilmembers present.

#### **CDBG Grant**

Mayor Dollar stated there will be a public hearing CDBG Grant for ACE at a later date.

#### **Resolution to Approve Lease for Dozer for Public Works**

Mayor Dollar introduced **Resolution No. 1397** to approve the lease of a new D51PX-24 Dozer for the Public Works Department. This lease/purchase is for a Komatsu Dozer thru Sourcewell Purchasing Coop for Public Works at a cost \$232,815.00. The City is currently in a month to month lease and by switching it will save the City approximately \$21,000.00 and this lease will provide a new piece of equipment. There was a motion to approve made by Councilman Watkins, seconded by Councilman Ray and passed unanimously by a voice vote of all Councilmembers present.

#### **2106 Richardson Street**

Mayor Dollar called on Cheryl Smythe and Eric Self to present a resolution to deem 2106 Richardson Street an unsafe structure. Mrs. Smythe presented a large packet of pictures to the Council stating that the outside of the home was unsafe with rotten walls, not fit for humans, was a threat to safety and health and a blight on the community. Mr. Self reported the foundation was unsafe, the whole back rotten with gaps in the back wall. Both Mrs. Smythe and Mr. Self reported that they were not allowed by Mrs. Tama Biddle Nunnally to go inside to inspect and that all the required timelines had passed. Mrs. Nunnally was asked by the City to have a licensed engineer to inspect the inside and report a determination of the structure and submit a plan to repair if the building could be saved to the city before the meeting and this had not been submitted.

Mrs. Nunnally asked her attorney Jeff McLaughlin present to the council. Mr. McLaughlin sited 3 points:

1. Legally, no estate had been established since Elizabeth "Liz" Biddle died leaving the home to the husband and two daughters. He stated the City needed to notify all three heirs after an estate is opened.
2. Condemnation was based on exterior issues. Papers presented showed water, electricity and insurance was active on the home. Mr. McLaughlin stated that a limb of a tree had fallen on the back porch and the porch had been removed as a result.

3. Livability: Mr. McLaughlin presented a report from an engineer that showed in his estimation it would cost approximately \$12,700.00 to bring the outside up to code and asked for more time to open an estate and make the building better.

Councilman Wilson asked when Mrs. Biddle died and Mrs. Nunnely replied May 28, 2023. Councilman Ray asked what the plan was going forward. Mrs. Nunnely stated to fix it for her father to live in. Mr. McLaughlin stated that the tree damage could be turned in to the insurance company. Mr. McLaughlin asked that the Council hold off and do anything today and get all three family members involved. There was a motion to table made by Councilman Ray, seconded by Councilman Watkins and passed unanimously by a voice vote of all Councilmembers present.

Councilman Whitaker reminded Mrs. Nunnely that this has been a problem for a while and a lot of the neighborhood people are concerned and the issue would not go away.

### **3708 Perry Street**

Mayor Dollar called on Cheryl and Eric to present a Resolution to deem 3708 Perry Street as an unsafe structure. They reported that one side of the building was gone except the studs, porch was rotted and the building was in eminent danger of collapse, not fit for human occupancy, hazardous and a blight on the community. Mrs. Smythe reported to the Council that the physical address of the owners was not known to her, but she had communicated by email. The property had recently been sold to a new owner. Councilman Whitaker stated that he had seen the property and it needs to go, but are we ready to condemn with no written notification with the owner? Mrs. Smythe stated that she had scanned the packet by email. There was a motion to table until the next Council Meeting made by Councilman Dink Myers, seconded by Councilman Whitaker and passed unanimously by a voice vote of all Councilmembers present.

### **Approve State Pavement Maintenance Contract at the Airport with Barge Design Solution**

Mayor Dollar entertained a motion to approve the State Pavement Maintenance Contract with Barge Design Solutions for the Airport for design, bidding and services for seal coating at a cost of \$34,968.00. There was a motion to approve made by Councilman Whitaker, seconded by Councilman Dink Myers and passed unanimously by a voice vote of all Councilmembers present.

### **Public Hearing for Southern Fare Ventures**

Mayor Dollar announced this portion of the meeting would serve as a public hearing for Restaurant Liquor License for Southern Fare Ventures LLC DBA The Glover located at 524 Gunter Avenue, Guntersville AL. No one spoke in Opposition. Jessica Hanners and John Ross spoke in support explaining that the building was divided into two dining rooms, and that club hours were to be the same as the restaurant hours. Homecoming Café is the first dining room and the middle dining room is private, but stated that ABC considers it all one license. Mr. Ross stated that it was being done the way ABC wanted it done and they wanted to do it correctly. Councilman Whitaker stated in his 36 years he had not seen a license issued like this with 2 separate entities, one public and one private. Councilman Dink Myers stated the Council just wanted to make sure they were approving the correct license as a restaurant license and not a club and restaurant license. Councilman Whitaker suggested that the Clerk and Mayor make sure that ABC understands the operation and approve the license as a restaurant liquor license for the whole first floor. Councilman Wilson made a motion to approve as is, with the clarification of ABC first. Motion was seconded by Councilman Watkins and passed by the following roll call vote:

- |                    |     |                   |         |
|--------------------|-----|-------------------|---------|
| 1. Sanchez Watkins | Yes | 5. Dink Myers     | Yes     |
| 2. Larry Wilson    | Yes | 6. Rich Russell   | Yes     |
| 3. John Myers      | Yes | 7. Randy Whitaker | Abstain |
| 4. Carson Ray      | Yes | 8. Leigh Dollar   | Yes     |

### **Board Appointments**

Mayor Dollar recommended appointing Betty Hawk to the Museum Board to fill the vacancy of Sonny Lewis. There was a motion to approve made by Councilman Ray, seconded by Councilman Dink Myers and passed unanimously by a voice vote of all Councilmembers present.

### **Announcements:**

Mayor Dollar announced the Council was going on a tour of the High School after the meeting today.

### **Public Comments:**

Angie Wright of 323 Panorama Way reported to the Council that there was a plot of 11 acres that was being cleared and the neighbors were concerned about the amount of trees taken out and asked if ADEM knows that more land is being cleared. Mayor Dollar stated the City was aware and was working on it.

**There being no further business to come before the Mayor and Council at this time, the meeting on motion duly made and seconded, stood adjourned until September 16<sup>th</sup> 2024 at 5:00p.m. at Guntersville Town Hall**

**PASSED, APPROVED AND ADOPTED THIS THE 16<sup>th</sup> DAY OF SEPTEMBER 2024.**

**CITY OF GUNTERSVILLE, ALABAMA  
A MUNICIPAL CORPORATION**

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**LEIGH DOLLAR, MAYOR**

**ATTEST:**

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**BETTY JONES, CITY CLERK**