The City Council of the City of Auburn, Alabama, met in regular session on Tuesday, February 20, 2024, at 6:00 PM in the Council Chamber of the Auburn Public Safety Building at 141 North Ross Street.

1. **CALL TO ORDER**. Mayor Anders.

Mayor Anders called the meeting to order.

2. **ROLL CALL.**

The following Councilpersons were present: Max Coblentz, Tommy Dawson, Kelley Griswold, Sonny Moreman, Bob Parsons, Connie Taylor, Beth Witten and Mayor Ron Anders. Absent: Tyler Adams. Also present was City Manager Crouch.

3. **PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE.**

Mayor Anders invited all present to stand and join the Council in reciting the Pledge of Allegiance to the U.S. Flag and in observing a moment of silence after the Pledge.

4. **MAYOR AND COUNCIL COMMUNICATIONS.** Mayor Anders.

a. Committee of the Whole.

Mayor Anders stated that at the Committee of the Whole previously held the Council approved the minutes from the February 6 Committee of the Whole meeting and nominated Robert Crumpton to serve on the Cemetery Advisory Board.

b. Announcements.

Mayor Anders welcomed members of the AHS FFA and thanked various groups for hosting him over the last two weeks and provided a preview of the events he will attend in the coming days.

Councilperson Dawson said he was sad to hear about the passing of former Councilperson Dick Phelan and offered condolences to the family.

5. **AUBURN UNIVERSITY COMMUNICATIONS.**

Auburn University SGA Co-Director of City Relations Jack Steudle updated the Council about events at Auburn University.

6. **CITIZENS' COMMUNICATIONS ON AGENDA ITEMS.**

None.

7. **CITY MANAGER'S COMMUNICATIONS**. City Manager Crouch.

a. Board vacancy announcements.

(1) Water Works Board. One (1) vacancy. Term begins April 6, 2024, and ends April 5, 2030. Appointment March 19, 2024.

(2) Downtown Design Review Committee. One (1) vacancy. Term begins April 18, 2024, and ends April 17, 2030. Appointment April 2, 2024.

(3) Historic Preservation Commission. Two (2) vacancies. Terms begin April 21, 2024, and end April 20, 2027. Appointments April 2, 2024.

(4) Auburn Public Library Board. One (1) vacancy. Term begins April 15, 2024, and ends April 14, 2028. Appointment April 2, 2024.

(5) Cemetery Advisory Board. One (1) vacancy. Term begins April 15, 2024, and ends April 14, 2028. Appointment April 2, 2024.

7. **CITY MANAGER'S COMMUNICATIONS (cont)**.

(6) Board of Education. One (1) vacancy. Term begins June 1, 2024, and ends May 31, 2030. Appointment April 16, 2024.

City Manager Crouch announced vacancies on several Boards and Commissions.

8. **CONSIDERATION OF CONSENT AGENDA.**

City Manager Crouch asked if any items should be removed from the consent agenda for discussion.

Councilperson Griswold removed items 8c and 8e from the consent agenda.

Councilperson Coblentz moved that the items on the consent agenda be adopted.
Councilperson Witten seconded the motion, and all members voted aye.

a. Minutes. February 6, 2024. **APPROVED**

b. Authorize temporary street closings and invocation of Entertainment District. 2024 community events. **Resolution No. 24-032**

c. Engineering Design and Construction Manual updates. Postponed from February 6, 2024.

This item was removed from the consent agenda.

d. Water Resource Management Design and Construction Manual updates. Postponed from February 6, 2024. **Resolution No. 24-034**

e. Accept maintenance of approximately 4.92 miles of streets previously maintained by Lee County.

This item was removed from the consent agenda.

f. Contracts

(1) Dell Marketing L.P. Purchase twenty (20) Dell Latitude 5430 Rugged laptops with auto adapters. Police Department. $50,601.20.
**Resolution No. 24-036**

(2) Skipper Consulting, Inc. Renew Opelika Road - Phase 3 Access Management Study. $67,000. **Resolution No. 24-037**

g. Easement. Conner Bros Development Co, Inc. Accept sanitary sewer easement. Central Park Subdivision, 16th addition, Redivision of Lot 54, Redivision of Lot 54-B (AS-2023-072). **Resolution No. 24-038**

h. Board appointment. Cemetery Advisory Board. One (1) position. Term begins immediately and ends February 4, 2028. **Resolution No. 24-039**

c. Engineering Design and Construction Manual updates. Postponed from February 6, 2024. **Resolution No. 24-033**

City Manager Crouch said this resolution adopts the Engineering Design and Construction Manual updates. She added that it was postponed at the February 6, 2024, Council meeting.

Councilperson Griswold asked that a flow chart on page 1-36 be updated to reflect the text changes on page 1-30 in the published version of the document.

8. **CONSIDERATION OF CONSENT AGENDA.**

City Manager Crouch said the update would be made.

Councilperson Parsons moved that the resolution be adopted.
Councilperson Witten seconded the motion, and all members voted aye.
Mayor Anders declared the resolution adopted.
**RESOLUTION No. 24-033**

e. Accept maintenance of approximately 4.92 miles of streets previously maintained by Lee County.

City Manager Crouch said this resolution accepts maintenance of street previously maintained by Lee County.

Councilperson Griswold asked if the city is responsible for bringing the streets up to city standards.

Engineering Services Director Alison Frazier said typically the streets are accepted as is unless there is a special condition that should be addressed.

Mr. Griswold asked why we will take responsibility for streets if we must put money into them before we take over their maintenance.

Ms. Frazier said the city begins to assume responsibility for the maintenance as property is annexed on both sides of a street.

Councilperson Witten moved that the resolution be adopted.
Councilperson Parsons seconded the motion, and all members voted aye.
Mayor Anders declared the resolution adopted.
**RESOLUTION No. 24-035**

9. **ORDINANCES.**

a. Annexations. Planning Commission recommendations. Unanimous consent necessary.

(1) Industrial Development Board (Lowry) Property Annexation. 94 Lee Road 9 (Biltmore Lane). Annexation of approximately 160 acres.

City Manager Crouch said this ordinance annexes approximately 160 acres.

Councilperson Witten introduced the ordinance.
City Manager Crouch read the ordinance by title.
Councilperson Witten moved that unanimous consent be granted to consider the ordinance on its first reading.
Councilperson Parsons seconded the motion.

Mayor Anders asked if there was an objection to the ordinance being considered on its first reading.

Hearing no objection from the Council, Mayor Anders declared unanimous consent granted and the ordinance ready for adoption.

Upon roll call vote, the following Council members voted aye: Moreman, Parsons, Taylor, Witten, Coblentz, Dawson, Griswold and Mayor Anders. Voting no: None.
Mayor Anders declared the ordinance adopted.
**Ordinance No. 3469**

9. **ORDINANCES (cont).**

(2) City of Auburn Lift Station. Approximately 2.07 acres. Property located east of Biltmore Lane, north of Interstate 85.

City Manager Crouch said this ordinance annexes approximately 2.07 acres.

Councilperson Parsons introduced the ordinance.
City Manager Crouch read the ordinance by title.
Councilperson Parsons moved that unanimous consent be granted to consider the ordinance on its first reading.
Councilperson Witten seconded the motion.

Mayor Anders asked if there was an objection to the ordinance being considered on its first reading.

Hearing no objection from the Council, Mayor Anders declared unanimous consent granted and the ordinance ready for adoption.

Upon roll call vote, the following Council members voted aye: Parsons, Taylor, Witten, Coblentz, Dawson, Griswold, Moreman and Mayor Anders. Voting no: None.
Mayor Anders declared the ordinance adopted.
**Ordinance No. 3470**

(3) Barrett Annexation. Annexation of approximately 2.9 acres at 2220 Estate Drive.

City Manager Crouch said this ordinance annexes approximately 2.9 acres.

Councilperson Coblentz introduced the ordinance.
City Manager Crouch read the ordinance by title.
Councilperson Coblentz moved that unanimous consent be granted to consider the ordinance on its first reading.
Councilperson Dawson seconded the motion.

Mayor Anders asked if there was an objection to the ordinance being considered on its first reading.

Hearing no objection from the Council, Mayor Anders declared unanimous consent granted and the ordinance ready for adoption.

Upon roll call vote, the following Council members voted aye: Taylor, Witten, Coblentz, Dawson, Griswold, Moreman, Parsons and Mayor Anders. Voting no: None.
Mayor Anders declared the ordinance adopted.
**Ordinance No. 3471**

b. Zoning. Planning Commission recommendations. Unanimous consent necessary. Public hearings required.

(1) Fountain Gate Church Rezoning. Approximately 11.27 acres from Rural (R) to Limited Development District (LDD). Property located at 1415 Moores Mill Road.

City Manager Crouch said this ordinance rezones approximately 11.27 acres. She added that a public hearing was required.

Councilperson Coblentz introduced the ordinance.
City Manager Crouch read the ordinance by title.
Councilperson Coblentz moved that unanimous consent be granted to consider the ordinance on its first reading.
Councilperson Dawson seconded the motion.

9. **ORDINANCES (cont).**

Mayor Anders asked if there was an objection to the ordinance being considered on its first reading.

Hearing no objection from the Council, Mayor Anders declared unanimous consent granted and the ordinance ready for adoption.

Mayor Anders opened the public hearing.

There being no comments from the audience, Mayor Anders closed the public hearing.

Councilperson Witten asked for an overview of the purpose of the request.

Planning Services Director Justice Wahid Cotton explained that the current zoning is too restrictive for the desired expansion and the Limited Development District designation will support the expansion.

Councilperson Coblentz said neighboring property owners are concerned about runoff, and he expressed a desire for the zoning ordinance to be rewritten to provide more prescriptive zones particularly for institutional uses.

Councilperson Griswold asked if the BZA could offer a variance without rezoning the property and said he supports rewriting the zoning ordinance.

City Manager Crouch said a variance from the BZA would not be appropriate in this case because there is no hardship related to the request.

Applicant Matt Cobb (1492 Montrose Rd) explained that the church wants to build a sanctuary.

Upon roll call vote, the following Council members voted aye: Witten, Coblentz, Dawson, Griswold, Moreman, Parsons, Taylor and Mayor Anders. Voting no: None.
Mayor Anders declared the ordinance adopted.
**Ordinance No. 3472**

(2) Industrial Development Board (Lowry) Property Rezoning. Approximately 160 acres from Rural (R) to Industrial (I). 94 Lee Road 9 (Biltmore Lane).

City Manager Crouch said this ordinance rezones approximately 160 acres. She added that a public hearing was required.

Councilperson Dawson introduced the ordinance.
City Manager Crouch read the ordinance by title.
Councilperson Dawson moved that unanimous consent be granted to consider the ordinance on its first reading.
Councilperson Parsons seconded the motion.

Mayor Anders asked if there was an objection to the ordinance being considered on its first reading.

Hearing no objection from the Council, Mayor Anders declared unanimous consent granted and the ordinance ready for adoption.

Mayor Anders opened the public hearing.

There being no comments from the audience, Mayor Anders closed the public hearing.

Upon roll call vote, the following Council members voted aye: Coblentz, Dawson, Griswold, Moreman, Parsons, Taylor, Witten and Mayor Anders. Voting no: None.
Mayor Anders declared the ordinance adopted.
**Ordinance No. 3473**

10. **RESOLUTIONS.**

a. Conditional use approvals. Planning Commission recommendations. Public hearings required.

(1) Ridgecrest Bedell. Institutional (community housing services) and office uses. Property located at 945 North Donahue Drive.

City Manager Crouch said this resolution authorizes conditional use approval for institutional and office uses. She added that a public hearing was required.

Mayor Anders opened the public hearing.

Brett Basquin, representative for the applicant, said he was available to answer questions.

There being no further comments from the audience, Mayor Anders closed the public hearing.

Councilperson Taylor asked if this is the same use as it has always been.

City Manager Crouch said it is the same.

Councilperson Parsons moved that the resolution be adopted.
Councilperson Witten seconded the motion, and all members voted aye.
Mayor Anders declared the resolution adopted.
**RESOLUTION No. 24-040**

(2) West Veterans Storage. Commercial support uses (climate-controlled self-storage facility and warehouse). Property located in the 600 Block of West Veterans Boulevard.

City Manager Crouch said this resolution authorizes conditional use approval of a commercial support use. She added that a public hearing was required.

Mayor Anders opened the public hearing.

There being no comments from the audience, Mayor Anders closed the public hearing.

Councilperson Coblentz asked about the façade and if the building will be visible from I-85.

City Manager Crouch said the building will sit low on the property.

Planning Director Justice Wahid Cotton said staff has the final say in the façade.

Councilperson Dawson moved that the resolution be adopted.
Councilperson Witten seconded the motion, and all members voted aye.
Mayor Anders declared the resolution adopted.
**RESOLUTION No. 24-041**

b. Tax abatement. Leehwa America, Inc. Auburn Technology Park South.

City Manager Crouch said this resolution approves tax abatements for Leehwa America, Inc.

Councilperson Dawson moved that the resolution be adopted.
Councilperson Coblentz seconded the motion, and all members voted aye.
Mayor Anders declared the resolution adopted.
**RESOLUTION No. 24-042**

c. Contracts and agreements.

(1) Batson-Cook Company. Auburn Public Library ADA Restroom Renovations Project. $597,756.

10. **RESOLUTIONS (cont).**

City Manager Crouch said this resolution authorizes the City Manager to execute a contract with Batson-Cook Company.

Councilperson Witten moved that the resolution be adopted.
Councilperson Parsons seconded the motion, and all members voted aye.
Mayor Anders declared the resolution adopted.
**RESOLUTION No. 24-043**

(2) ProLogic ITS, LLC. Purchase police vehicle equipment and installation for twenty-three (23) vehicles. Police Department. $263,342.53.

City Manager Crouch said this resolution authorizes the City Manager to execute a contract with ProLogic ITS, LLC.

Councilperson Dawson moved that the resolution be adopted.
Councilperson Witten seconded the motion, and all members voted aye.
Mayor Anders declared the resolution adopted.
**RESOLUTION No. 24-044**

(3) Auburn Housing Authority. Ridgecrest Redevelopment.

City Manager Crouch said this resolution authorizes the City Manager to execute a contract with Auburn Housing Authority.

Councilmembers Witten, Dawson, Taylor, Moreman and Mayor Anders spoke favorably of the redevelopment and thanked Sharon Tolbert for her leadership.

Councilperson Griswold said the city is not responsible for the entire $20 million.

Auburn Housing Authority CEO Sharon Tolbert thanked the City Council for its support.

Councilperson Witten moved that the resolution be adopted.
Councilperson Parsons seconded the motion, and all members voted aye.
Mayor Anders declared the resolution adopted.
**RESOLUTION No. 24-045**

11. **OTHER BUSINESS.**

None.

12**.** **CITIZENS' OPEN FORUM.**

Robert Wilkins (261 Denson Drive) thanked the Council for approving the Ridgecrest items.

James Dewberry (1259 Penny Lane) spoke about National FFA Week and a seed drive at Auburn High School.

Martha Shamp (307 Camelia Drive) spoke about HIV and HIV treatments.

Kerry Hill (1199 Northstar Ct.) read a book review of My Shadow is Purple and spoke about the death of Nex Benedict.

Jeff Walker (2078 Autumn Ridge Way) spoke about the library's collection.

Leah Billye Welburn (112 N. Debardeleben St.) spoke about pyramid-based violence, the Ridgecrest redevelopment and homelessness.

Councilperson Parsons made a statement in support of the Auburn Public Library.

13. **ADJOURNMENT.**

Councilperson Witten moved that the meeting be adjourned.
Councilperson Dawson seconded the motion, and all members voted aye.
The meeting was adjourned at 7:07 PM.

_____
Mayor

ATTEST:

_____
City Manager