

MINUTES

Montevallo City Council Work Session

September 13, 2021

5:30 p.m. at City Hall

Mayor Rusty Nix, Council Member David King, Council Member Lelia Mitchell, Council Member Kenneth Dukes, Council Member Sonya Swords, Member Martha Eisenberg were in attendance. Quorum present.

Work Session called to order at 5:30 p.m. by Mayor Rusty Nix.

Work Session Discussion on Public Hearing Summaries; Public Hearing: SP21-002 Montevallo Commons Lot 16 Site Development Plan and Z21-002 Vick Rezoning A-R & M-1 to B-2 items on New Business. Via Zoom, Kristine Goddard, Shelby County Services; Matthew Burgess, City Engineer. See Appendix 1 and Appendix 2.

Discussion on TextMyGov App/ System tabled from last City Council Meeting on August 23, 2021.

Mayor Rusty Nix called to Move into Committee Reports:

Council Member King called on Chief Littleton for the Police Department Report. Chief Littleton reported there were a Total of 93 Cases: 18 Traffic Accidents, 198 Traffic Citations, 24 Total Arrests, and 10 Thefts. Chief Littleton gave the Code Enforcement Report reported this period; 3 overgrown weeds; 2 trash or debris; Inoperable Vehicles 6; Misc. 3; closed cases 4, continued from last period 9; total new cases, 4; total active cases 13; total cases for the year 89. See Appendix 3.

Council Member King called on Chief Davis, Fire Department for the Monthly Report. Chief Davis reported, there were 70 Calls 2nd half of August, 44 EMS Calls, 12 Lift Assists, 2 Structure Fires, 0 Brush Fire, 1 Electrical Fire, 0 Vehicle Fires, 4 Fire Alarms, 4 MVC, 2 Assist Other Agency, 1 Assist Public which totals to 145 for the Month of August. See Appendix 4.

Council Member King reported Planning and Zoning Commission would meet on September 16th at 6 p.m. in Council Chambers and the meeting is open to the public.

Council Member Dukes called on Kirk Hamby, Public Works Department. Kirk reported he is hearing positive comments about the banner program. The brush truck is still in production by Ford. He reported the department is still short-handed due to vacations and sickness.

Council Member Dukes called on Olivia Barone, Sustainability Coordinator. Olivia reported the ADEM Report for 2021 was completed and submitted. ADECA Grant closed out for Library Lights retrofitting. There will be two additional audits on the Library, City Hall, Fire Department and Recycling Center. She reminded everyone Free Dump Day is October 2nd from 7am until 2pm (the same day as the Fire Prevention Parade). Huntsville is interested in having a Sustainability Program like the one we have in the City of Montevallo and advised like MJCC, MDCD, and Montevallo Main Street we are consistently being recognized for our ability to leverage ideas and programs that create a sense of place for residents and create a town full of culture that people want to visit. See Appendix 5.

Council Member Eisenberg made comments to Shane Baugh about the Tinglewood Festival. Shane reported the Festival was a big success. He reported Stephens Park held big tournaments this past weekend and the Park was filled with teams and families. Travel and Youth Football is now underway until November. The 19th annual “Cars by the Creek” had 115 cars on the field this year and he was so busy he missed it.

Montevallo City Council Meeting

September 13, 2021

6:00 p.m. at City Hall

Mayor Rusty Nix, Council Member David King, Council Member Lelia Mitchell, Council Member Kenneth Dukes, Council Member Sonya Swords, Member Martha Eisenberg were in attendance. Quorum present.

Pledge of Allegiance

Meeting Call to Order – Mayor Rusty Nix called the meeting to order at 6:00 PM

First Items are Public Hearing:

SP21-002 Montevallo Commons Lot 16 Site Development Plan

This is a request from Scott Lovelady, on behalf of Montevallo Commons LLC, for the approval of a site development plan for a general commercial building. The 0.89-acre subject property is zoned B-2, General Business District and is located in the Montevallo Commons Commercial Subdivision, south of Highway 25 across from Industrial Park Road at 104 Montevallo Commons Parkway; Parcel Identification No. 58-36-1-02-0-001-078.009. No Public Comments. This has been approved by the Planning and Zoning Commission with conditions. Public Hearing closed at 6:08 p.m. See Appendix 1. (Previously Noted in Work Session)

Z21-002 Vick Rezoning A-R & M-1 to B-2

This is a request from Joan Vick, property owner, for approval of a change in the zone district boundaries from A-R, Agricultural-Residential District and M-1, Light Industrial District to B-2, General Business District for approximately 9.3 acres to market the property for sale under a single commercial zoning district. The property is located at 3560 Highway 25; Parcel Identification Number 58-36-2-04-4-001-013.000. No Public Comments. Public Hearing called to a close at 6:10 p.m. See Appendix 2. (Previously Noted in Work Session)

Approval and/or corrections of the Minutes: 08.09.21 – Motion by Council Member Mitchell, second by Council Member King, All Ayes, Motion passed.

Recognitions / Awards: 2021 Main Street Magic Maker Award Presentation - Courtney Bennett – Recognizing John and Jan McKinnon Main Street Magic Maker, for their volunteerism with Montevallo Main Street and the City of Montevallo.

Mayor Nix was honored to present a Commendation to the University of Montevallo Bass Fishing Team for earning top team in the nation during the 2020-2021 season. Mayor Nix presented the Commendation to the Team and the Coaches. See Appendix 6.

Mayor Nix called on Opportunities for citizens to speak to the Council:

Presentation by Patrick Johnson from The Mission Continues on Veteran based community initiatives for Montevallo. Mr. Johnson gave a PowerPoint presentation about how "The Mission Continues" assists cities all around the nation. He advised there would be no cost to the city and the labor comes from veterans. He asked the Mayor and City Council to consider the program for Montevallo. See Appendix 7.

Junior Mayor Olivia Gilbert of the Montevallo Junior City Council (MJCC) addressed Council regarding having a seat at the City Council Dias/ Desk. She discussed the MJCC's contributions to the City of Montevallo and shared the goals of the MJCC. She reiterated she feels she should have a seat at the desk / Dias with the City Council Members. (Applause).

Teacher Mrs. Lee Pastor, Government/Economics/Sociology/Psychology/SGA at Montevallo High School appealed to Council about MJCC's Impact on the youth of the city. She appealed to let Jr. Mayor sit at Council desk.

Abigail Heuton, University of Montevallo, and former Jr. Mayor spoke of her time serving and sitting with the Council and on allowing this honor to continue.

Luke Milano, MJCC member spoke on allowing this to continue to bring the honor/ tradition of Olivia's time at the Council back to the desk/ Dias.

C.P. Pierson, 1131 Oak Street, Appeal to Mayor Nix to allow the MJCC Jr. Mayor to sit at the Mayor and City Council desk. Please reconsider your position Mr. Mayor.

Kristy Deerman advised Olivia; Jr Mayor should have a seat at the desk with Council.

Dee Simmons – Addressed Mayor and Council to please allow Oliva to have a seat with Council.

Brady Baugh, MJCC since 8th grade this program inspires all of us do strive to be involved.

Rod McPherson Overland Road the last Audit for the City and the finances are in shambles and what have you done or what are you going to do about it? Mayor Nix asked if there was a specific question he would like addressed. One issue Mr. McPherson brought up city employees using credit cards without checks and balances being in place and Mayor Nix advised that issue has been remedied. Mr. McPherson asked more questions regarding the City Audit and City Clerk Steve Gilbert addressed Mr. McPherson in regard to his multiple email requests. Steve stated he has consulted with the City's Auditors on numerous occasions about improprieties and advised if Mr. McPherson would please ask a specific questions and concerns, he would gladly seek the answers. Steve advised the items listed on the City Audit have been addressed such as taking monies for City Sports which is being done at City Hall and he reminded Mr. McPherson there are cameras to watch every transaction. The same applies to the City's credit cards. An employee must sign out and describe what is intended to purchase, sign back in when the credit card and receipt is returned along with employee's signature. If Mr. McPherson would address Mayor, City Council or City Clerk with specific items they would be happy to address each one.

CP Pierson 1131 Oak Street spoke regarding the City Council Audit and confirmed the report the citizen was questioning was done for the previous administration. City Clerk Steve Gilbert advised yes the audit documents given Mr. McPherson were for the 2019 – 2021 Fiscal Year. The 2020 – 2021 Audit is being prepared at this time and will be presented to the Council in October.

Greg Reese 1 Brookwood Drive Please allow MJCC Jr Mayor to have a seat with Council. He then passed out a document to the Mayor and Councilmembers: "State of Alabama; Shelby County Legislative Delegation, Shelby County, Alabama RESOLUTION. See Appendix 14.

Mayor Requested Committee Reports be Continued:

Mayor Nix called on Council Member Mitchell for reports on Education, Arts, and Outreach. Council Member Mitchell called on Sarah Hogan, Executive Director, Impact Montevallo. Sarah reported IMPACT will be at the home MHS football game Friday night and passing out fans to the public to promote IMPACT programs. IMPACT will be at each home game on Friday night's so if anyone is interested in volunteering let her know. Sarah reported there is a Community Survey that will be released on social media and in the Chamber Chatter and to please look for it and would like everyone's input. She advised that IMPACT will be holding interviews beginning tomorrow for the Youth Coordinator position. Sarah reported Red Ribbon and National Night out will be in October and IMPACT is planning events now for the week-long activities. The theme this year is Drug Free Looks Like Me! They are kicking off with the National Prescription Take-Back Day, partnering with National Night Out, continuing the Chief's Challenge, Senior Night, and Hometown Halloween. She asked Mayor and Council to join them for an Action Team Meeting and also reminded Mayor and Council MJCC is open to them and to the citizens. See Appendix 8.

Council Member Mitchell reported September is Montevallo High School Attendance Awareness Month. Montevallo High School will play football at home Friday night. She reported the American Village is offering walking tours through the month of August and September, 10 a.m. – 4 p.m. Admission is free. Council Member Mitchell reported the American Village is now booking field trips 2021-2022 for grades 4th-12th beginning October 1. The 2021 Art Walk will be October 23rd 11 a.m. – 6:00 p.m.

Council Member Mitchell gave the report for Savannah Kitchens, Library Director. She reported Storytime with Mr. Mac, Mini Music, Dial-A-Story, a Senior Movie, and Board Games and literacy kits (19 total) Programs and Services for the community. There were 17,760 items checked out of the library, Montevallo saved \$298,462.20 by using the library. There were 1,399 visits to the building, 98 program participants, 109 phone calls, and 1,063 Wi-Fi and computer sessions. Genealogy class with the Alabama Department of Archives and History is on September 14th at 6:30 p.m. and The week of September 13-17 kids can grab a S'mores Pops take home baking kit. See Appendix 9.

Mayor Nix called on Council Member Swords for reports on Finance, Economic Development & Tourism. Council Member Swords called on Adele Nelson, Executive Director, Montevallo Chamber of Commerce. Adele reported there were 5,000+ people that attended Tinglewood Festival this year. She reported the Chamber Luncheon is this Wednesday, and the new Montevallo Area Map is on track to be printed this month. Soul Spot will hold its ribbon cutting on 9/18/21 at 1 pm. She reported the 2021 Shelby County Tourism and Recreation ALL Star Awards Luncheon will be on October 7 at Old Mill Square, Columbiana. See Appendix 10.

Council Member Swords reported Finance Committee will meet 9/22 at 5:30 p.m. and MDCD will meet 9/20 at 1 p.m.

Public Health & Safety (Police, Fire, Code Enforcement, Housing Abatement, Planning and Zoning) – reported during work session.

Sustainability (Streets & Sanitation, Recycling, Arbor & Beautification, ValloCycle, Environmental Preservation Initiatives, and Historical Commission) – reported during work session.

Recreation, Preservation and Community Development (Parks & Recreation, Youth Athletics, Trails, Annexations) – reported during work session.

Education, Arts & Outreach (Schools, Library UM, Boys & Girls Club, American Village, Sister City Commission, Artwalk, IMPACT) – Parnell Memorial Library, IMPACT, American Village, UM, and the Boys & Girls Club – reported during regular City Council Meeting.

Finance, Economic Development & Tourism (Finance, MDCD, IDB, Chamber, Main Street) – reported during regular City Council Meeting.

Committee Reports and Consideration of Bills:

Council Member King made a motion to pay the bills, second by Council Member Dukes, All Ayes. Motion passed.

New Business:

Second Reading of Ordinance No. 08232021-329 establishing operational hours of City Parks and Pavilions. Motion to approve Council Member King, Second by Council Member Eisenberg, All Ayes, Motion Passed. See Appendix 11.

First Reading of the Budget Resolution Number 09132021-330 Resolution of the City of Montevallo, Alabama Adopting its 2021-2022 Fiscal Budgets. See Appendix 12.

Recommendation to approve Recommendation to approve SP21-002 Montevallo Commons Lot 16 Site Development Plan. Council Member Dukes made a Motion to Approve, Council Member King made Second, Vote Nay, Eisenberg, Mayor Nix, Abstain, Dukes, King, Swords, Mitchell, Aye. Motion Passed 4 to 1 to 1.

Recommendation to approve Z21-002 Vick Rezoning A-R & M-1 to B-2. Motion to approve made by Council Member King, Second by Council Member Dukes, All Ayes, Motion Passed.

Consideration to approve the purchase of Text My Gov. Services for the purpose of utilizing text messages to inform Citizens on City Meetings and Issues and allow Citizens to message City Hall with concerns and matters of public importance. Two Year Agreement \$3,800 Annually. Tabled from 08.23.21 Meeting. Motion to Accept this Service made by Council Member King, Second made by Council Member Swords, All Ayes, Motion Passed. Appendix 13.

Old Business: None

Board Appointments: None

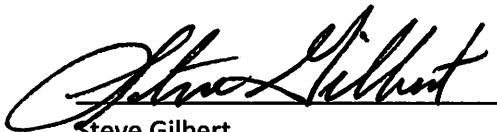
Other Business: None

Citizen Participation:

Multiple attendees, parents, teachers, students, and fellow MJCC members stood at microphone to speak on behalf of Olivia Gilbert, Mayor of the Montevallo Junior City Council (MJCC) to have a seat at the Dias with the Mayor and City Council Members.

There being no further business before the Council, Mayor Rusty Nix called for a Motion to be Adjourned, Motion to adjourn made by Council Member Eisenberg, second by Council Member Mitchell, All Ayes. Meeting to Adjourned at 7:14 p.m.

Submitted by:

A handwritten signature in black ink, appearing to read "Steve Gilbert", written over a horizontal line.

Steve Gilbert
City Clerk / Treasurer

REPORT TO THE MONTEVALLO CITY COUNCIL

Department of Development Services

September 13, 2021

APPENDIX 1

SP21-002 Montevallo Commons Lot 16

Site Development Plan

Note: On August 19, 2021 the Montevallo Planning and Zoning Commission reviewed and recommended conditional approval of the site plan.

This is a request from Scott Lovelady, on behalf of Montevallo Commons LLC, for the approval of a site development plan for a general commercial building. The 0.89-acre subject property is zoned B-2, General Business District and is located in the Montevallo Commons Commercial Subdivision, south of Highway 25 across from Industrial Park Road at 104 Montevallo Commons Parkway; Parcel Identification No. 58-36-1-02-0-001-078.009.

Property Summary

The subject property contains 0.89 acres and is identified as Lot 16 in the Montevallo Commons Commercial Subdivision. The applicant proposes to construct a 3,200 square foot building shell for commercial use. Based on the total disturbed area of this development the City Engineer has determined that a land disturbance permit is not required for this project.

The applicant has indicated the proposed 3,200 square foot structure will be a "spec building". Approximately 950 square feet may be used as office space and the remaining 2,250 square feet may be used as warehousing space. The proposed designated uses of the spec building require nine parking spaces. The site development plan identifies 14 parking spaces including one ADA designated space. The provided parking is compliant with Article 22. Off Street Parking and Loading Requirements.

The applicant has included frontage, foundation and perimeter landscaping as identified in Article 23.03.C. of the *Montevallo Zoning Ordinance*. The Arbor and Beautification Board has reviewed the landscape plan and determined it to be in substantial compliance with the landscape regulations. The Landscape Plan was prepared by the applicant's Engineer. Article 23 of the *Montevallo Zoning Ordinance* requires landscape plans to be stamped by a Landscape Architect. A landscaping bond in the amount of 125% of the value of materials and cost of installation of the landscaping to be installed must be posted prior to the release of a building permit. The requirement to post the bond should be included as a condition of any site plan approval.

Planning & Zoning Recommendation

On August 19, 2021 the Montevallo Planning & Zoning Commission held a public hearing and discussion for the proposed site plan. No one present spoke in favor or opposition of the request. At the time of the meeting all outstanding items addressed in the staff report had been completed with the exception of the landscape plan being prepared/reviewed and stamped by a Landscape Architect registered in the State of Alabama. The Planning and Zoning Commission reviewed the requirements of for a landscape plan and included with their recommendation to Council that the applicant should adhere to Article 23 in the Zoning Regulations pertaining to the preparation/review and stamping of landscape plan by a Landscape Architect registered in the State of Alabama.

SUMMARY

The proposed development is substantially in compliance with the *Zoning Ordinance of the City of Montevallo*. An approval by the City Council should be subject to:

- Compliance with the regulations, policies and guidelines of the City of Montevallo;
- The applicant submit all required bonds and a final site plan for certification prior to the issuance of building permits.

REPORT TO THE CITY OF MONTEVALLO

PLANNING & ZONING BOARD

Department of Development Services

August 19, 2021

Case No. SP21-002

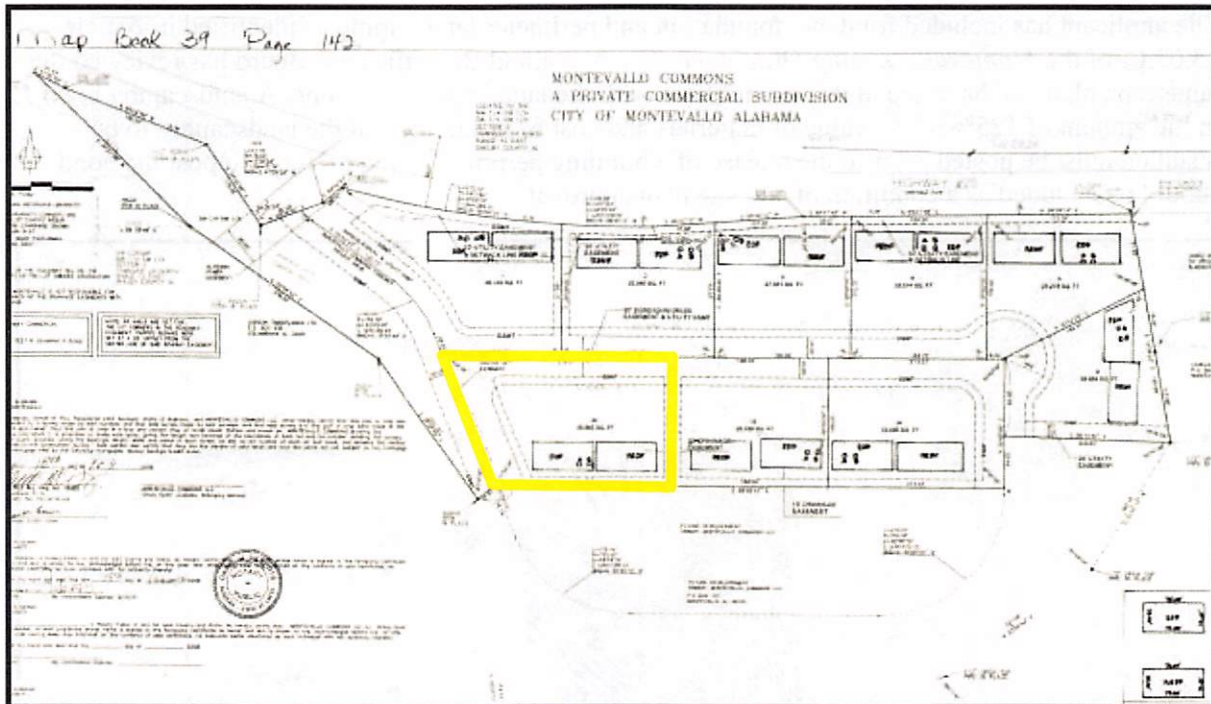
Montevallo Commons Lot 16

Site Development Plan

This is a request from Scott Lovelady, on behalf of Montevallo Commons LLC, for the approval of a site development plan for a general commercial building. The 0.89-acre subject property is zoned B-2 and is located in the Montevallo Commons Commercial Subdivision, south of Highway 25 across from Industrial Park Road at 104 Montevallo Commons Parkway; Parcel Identification No. 58-36-1-02-0-001-078.009.

DISCUSSION

The subject property is located in the Montevallo Commons Commercial Subdivision, south of State Route 25. Montevallo Commons Parkway is located approximately 500 feet west of Industrial Park Road. Montevallo Commons is a commercial subdivision development, recorded in 2008 in Map Book 39, Page 142 (*shown below*) and was designed as a private commercial subdivision with private septic systems on each lot and a common detention pond for Stormwater. The subject property is zoned B-2, General Business District according to the *Zoning Ordinance of the City of Montevallo* and is not located in any overlay districts.



Proposed Site Development

The subject property contains 0.84 acres and is identified as Lot 16 in the Montevallo Commons Commercial Subdivision. The applicant proposes to construct a 3,200 square foot building shell for commercial use. Based on the total disturbed area of this development the City Engineer has determined that a land disturbance permit is not required for this project.

Utilities

Montevallo Water Works and Sewer Board has completed a review of the plan set dated 7-09-2021. The review was completed in regards to potable water and sanitary sewer only. At the time of this report the following items are still outstanding.

1. General Comments Sheets 8 and 11
 - a. A benchmark shall be **located and shown** on each sheet.
 - b. Montevallo Water and Sewer Board representative shall be present when any work is performed on the water system.
 - c. Water Services shall be Cross-linked Polyethylene (“PEX”) pipe meeting the requirements of AWWA C904.
 - d. A Developer Water Agreement must be submitted.
 - e. Provide all pertinent Montevallo Water and Sewer Board details. Details can be found in the Montevallo Water and Sewer Board standard potable water specifications.
 - f. Provide documentation from the governing body that the septic system has been approved.

Prior to City Council review and consideration these items must be corrected; however the modifications identified do not alter the layout or design of the submitted project and the Planning and Zoning Commission could include the items as a conditional recommendation to be completed administratively and reviewed prior to City Council action. The applicant has submitted revised plans that were in review at the time of this report.

Storm Water

The City Engineer has completed a review of the plan set dated 7-09-2021. At the time of this report the following items were still outstanding.

1. A detail for the stormwater flume should be added to the plan set.
2. Embankment slopes must be indicated on the grading plan.
3. A side drain pipe may be required in the graded ditch along Montevallo Commons Parkway to prevent ponding of water at the driveway.
4. Wattles must be part of the BMP plan for all existing and proposed ditches.

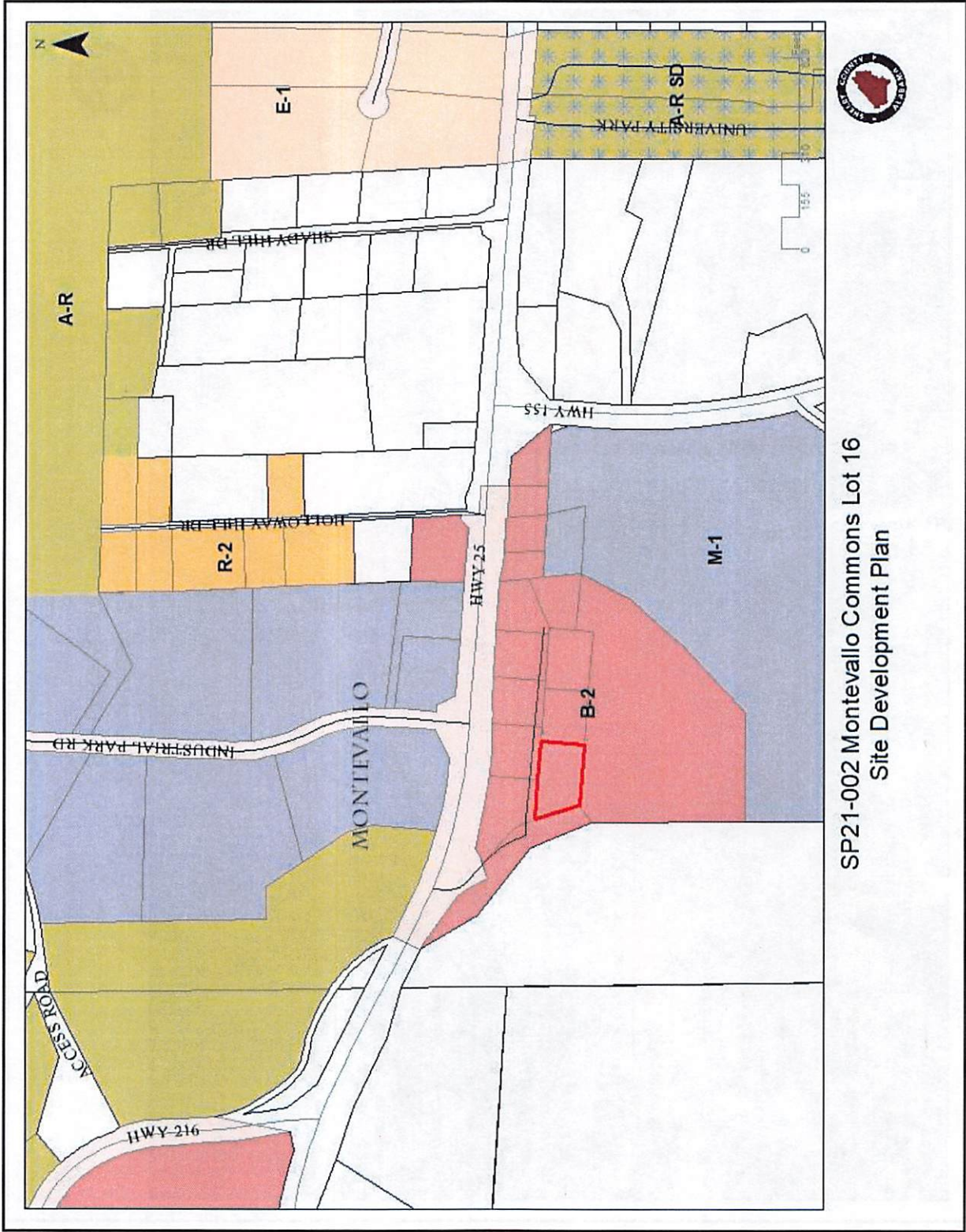
Prior to City Council review and consideration these items must be corrected; however the modifications identified do not alter the layout or design of the submitted project and the Planning and Zoning Commission could include the items as a conditional recommendation to be completed administratively and reviewed prior to City Council action. The applicant has submitted revised plans that were in review at the time of this report.

Summary

The proposed development is substantially in compliance with the *Zoning Ordinance of the City of Montevallo*. Several remaining items must be addressed and corrected prior to final consideration of the City Council. The remaining items do not alter the design of the project as it has been presented to the Planning and Zoning Commission and should be corrected prior to consideration by the City Council. A recommendation to the City Council should be subject to:

- The applicant submitting a revised site plan addressing all remaining corrections to be reviewed administratively prior to consideration by the City Council;
- The applicant completing all required bonding and submitting a final site plan for certification prior to the issuance of building permits;

- Compliance with the regulations, policies and guidelines of the City of Montevallo;
- Approval by the Montevallo City Council.



SP21-002 Montevallo Commons Lot 16
Site Development Plan



SP21-002 Montevallo Commons Lot 16
Site Development Plan



CONSTRUCTION PLANS FOR
MONTVALLO COMMONS
LOT 16
 MONTVALLO, ALABAMA

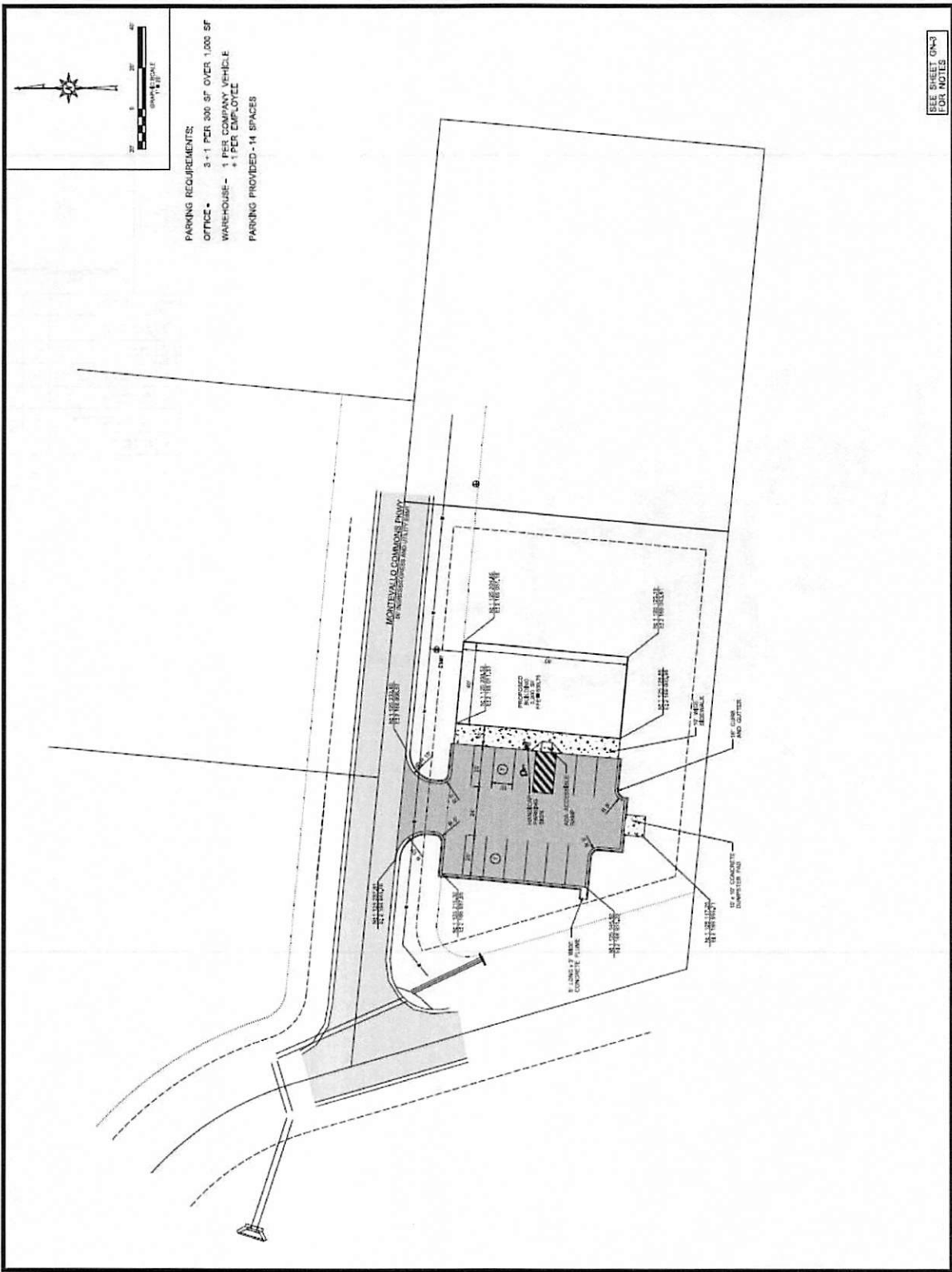
ISSUED FOR APPROVAL

PROJECT INFO:
 ISSUE JOB NO. 202002-02
 PLOTTER 10897

THE SHEET CONTAINS
SITE PLAN

SCALE: TYPICAL
 SHEET 7 OF 12

SI-1



REPORT TO THE MONTEVALLO CITY COUNCIL

Department of Development Services

September 13, 2021

Z21-002 Vick Rezoning AR & M-1 to B-2

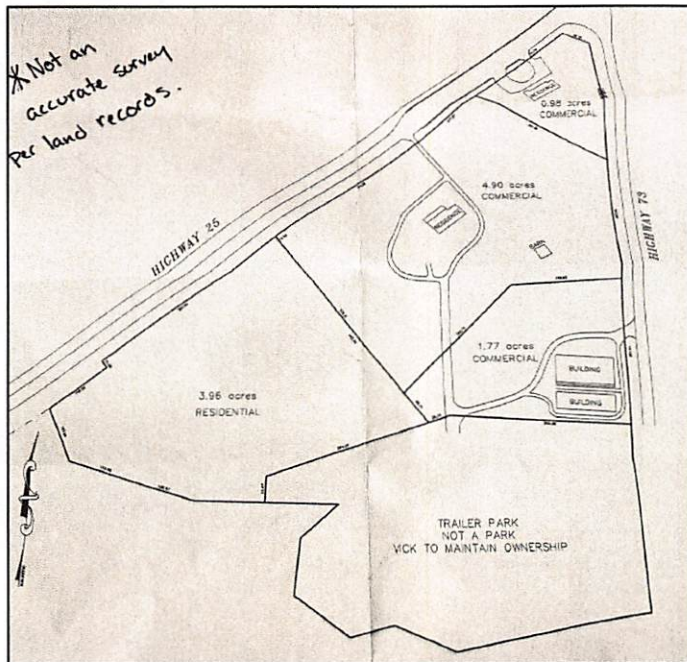
APPENDIX 2

Note: On August 19, 2021 the Montevallo Planning and Zoning Commission reviewed and recommended approval of the rezoning request.

This is a request from Joan Vick, property owner, for approval of a change in the zone district boundaries from A-R, Agricultural-Residential District and M-1, Light Industrial District to B-2, General Business District for approximately 9.3 acres to market the property for sale under a single commercial zoning district. The property is located at 3560 Highway 25; Parcel Identification Number 58-36-2-04-4-001-013.000.

Property Summary

Ms. Vick owns four parcels of land in the surrounding area with one parcel, located in the town limits of Wilton, containing a mobile home park. Two parcels, owned by the applicant, are located north of the subject property and zoned B-2 General Business District in the City of Montevallo. The subject property is a single 9.3 acre parcel with two zoning designations: A-R, Agricultural-Residential District (8 acres) and M-1, Light Industrial District (1.3 acres).



The applicant has not proposed any site modifications with the request to change the zoning district. There is no proposed use of the property; however, Ms. Vick indicated that the existing home could be transitioned into an office use or redeveloped into another approved use in the B-2 district.

A site concept plan for the subject property was presented with the application including a development option and reconfiguration of the four parcels of land owned by the applicant. The presented concept plan would require a resubdivision and is not tied to this zoning request.

The City of Montevallo Comprehensive Plan, *Making Montevallo*, designates the subject

property as "Industrial." The Industrial land-use category serves a critical role in providing jobs and tax-base to the city. Typically, industrial uses are located away from residential areas as sound, freight traffic, and bright lighting can be incompatible with neighborhoods. The single-family residence located on the subject property is surrounded by commercial and industrial uses in the Highway 25 corridor.

The location of this parcel at the shared municipal boundary with the Town of Wilton also creates a transition from the Commercial Hwy 25 corridor in Montevallo to the the residential properties located in Wilton.

Planning & Zoning Recommendation

On August 19, 2021 the Montevallo Planning & Zoning Commission held a public hearing and discussion for consideration of the request of Ms. Vick. No one present spoke in favor or opposition of the request to rezone the property to B-2 General Business District. The Planning & Zoning Commission unanimously recommended approval of the rezoning request from a change in the zone district boundaries from A-R, Agricultural-Residential District and M-1, Light Industrial District to B-2, General Business District for the approximately 9.3 acres.

SUMMARY

The applicant proposes rezoning the subject property from A-R, Agricultural-Residential District and M-1, Light Industrial District to B-2, General Business District to market the property for sale under a single commercial zoning district. As proposed, the change in zoning district is likely to have minimal impact to the character of the surrounding area.

The following item is attached with this report:

- August 19, 2021 staff report to the Planning and Zoning Commission and supporting documents.

**REPORT TO THE CITY OF MONTEVALLO
PLANNING & ZONING COMMISSION
Department of Development Services**

August 19, 2021

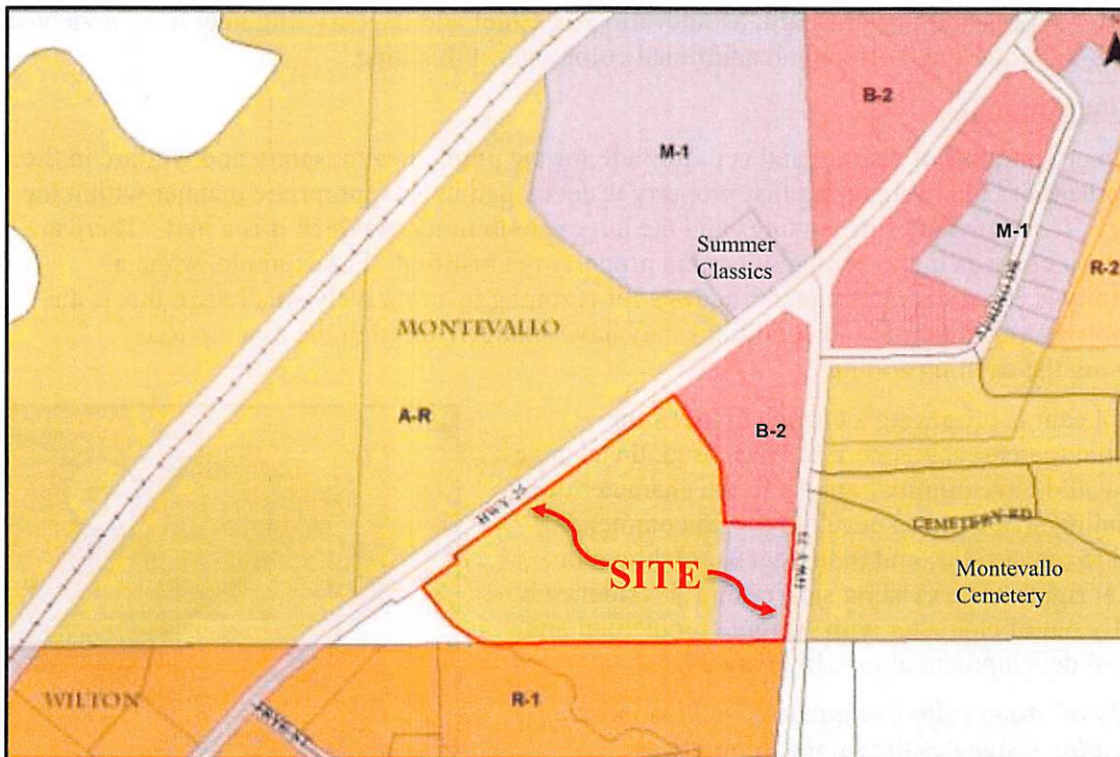
Case No. Z21-002

Vick Rezoning A-R & M-1 to B-2

This is a request from Joan Vick, property owner, for approval of a change in the zone district boundaries from A-R, Agricultural-Residential District and M-1, Light Industrial District to B-2, General Business District for approximately 9.3 acres to market the property for sale under a single commercial zoning district. The property is located at 3560 Highway 25; Parcel Identification Number 58-36-2-04-4-001-013.000.

Site Description

The subject property is located at 3560 Highway 25 and just north of the town limits of Wilton. Properties to the south of the subject property include a manufactured home park (owned by the applicant), single-family homes and vehicle storage, located in the town of Wilton. Two parcels adjoining the subject property to the north are zoned B-2, General Business District (owned by the applicant). Additional properties zoned B-2 district are located on Highway 25 directly to the north. West of the subject property includes undeveloped land, zoned A-R, Agricultural-Residential District and Summer Classics furniture, zoned M-1 district. East of the subject property is the Montevallo Cemetery on Highway 73, zoned A-R district. Continuing northeast along Highway 25 and Spring Drive are additional commercial and industrial uses zone B-2 district and M-1 district, respectively.



Approximately eight acres of the 9.3 acre subject property is zoned A-R, Agricultural-Residential District and contains a single-family dwelling. The remaining approximately 1.3 acres is zoned M-1, Light Industrial District and contains two warehouse accessory buildings.

Proposed Change in Use

The applicant is requesting to rezone the subject property from A-R, Agricultural-Residential District and M-1, Light Industrial District to B-2, General Business District to market the property for sale.

The applicant states in the justification statement that after retiring in 2006 and moving out of Alabama she continued to rent the home located on the subject property. The applicant indicates that the property has been listed for sale as a residential home on multiple occasions with no purchasers. Further, the applicant notes that in 2017 her husband passed away and the sale of the home will help put personal affairs in order. The applicant is asking to rezone the property to a B-2 use at the advice of a Real Estate agent. A copy of the full justification statement is included at the end of this report.

The applicant has not proposed any site modifications with the request to change the zoning district. The applicant proposes to market the property, as is, under the new zoning classification if approved. At the time of this report no buyer or contract is noted.

Additional Approvals Required

Pursuant to a rezoning approval, development of the property as a commercial business will require an applicant to submit a fully engineered site plan that meets all requirements of the *Montevallo Zoning Ordinance*. Site Plans are reviewed by the Planning and Zoning Commission and the City Council.

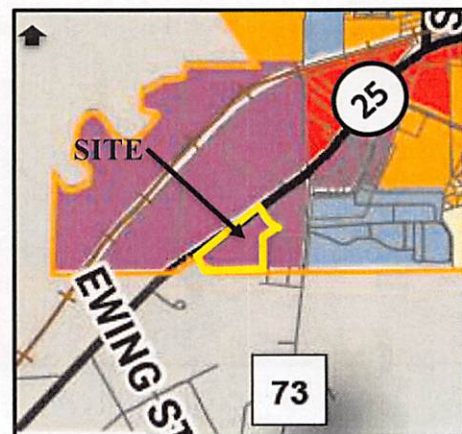
The Water Works and Sewer Board, Montevallo Fire Chief and the City Engineer have reviewed the rezoning request and offered no additional comments at this time.

Planning Analysis

The primary purpose of zoning land is to provide for the public health, safety and welfare in the development of land by ensuring that property is developed in an appropriate manner within the context of its immediate surroundings and the larger community of which it is a part. There are times when changes in the zoning of certain property are justified. For example, when a community is experiencing frequent requests for rezoning in a relatively small area, this is an indication that local trends and conditions may have changed, altering the assumptions underlying the existing zoning.

The applicant is proposing a change in use from residential to general business. As proposed, the change in use would have minimal impact to the character of the surrounding area that has developed with commercial (shown in red at right) and industrial uses (shown in purple at right). The existing single-family residence is generally out of character with current commercial and industrial development along Highway 25.

The City of Montevallo Comprehensive Plan, *Making Montevallo*, designates the subject property as "Industrial." The Industrial land-use category serves a critical role in providing jobs and tax-base to the city. Typically, industrial uses are located away from



residential areas as sound, freight traffic, and bright lighting can be incompatible with neighborhoods. The subject property's single-family residence is surrounded by commercial and industrial uses in the Highway 25 corridor.

Making Montevallo further describes industrial areas as being near major roads, highways, and other industrial centers. These areas are often buffered from surrounding development by transitional uses or landscaped areas that shield the view of structures and loading docks. Secondary uses within the industrial district might include professional offices, and supporting commercial uses.

Conclusion

The applicant proposes rezoning the subject property from A-R, Agricultural-Residential District and M-1, Light Industrial District to B-2, General Business District to market the property for sale under a single commercial zoning district. As proposed, the change in zoning district is likely to have minimal impact to the character of the surrounding area.

The City of Montevallo Comprehensive Plan, *Making Montevallo*, identifies that industrial uses are typically located away from residential areas as noise from freight traffic, and bright lighting can be incompatible with area neighborhoods. The subject property is a single-family residence that has experienced commercial and industrial growth in the surrounding area. The subject property, primarily as a single-family residence, is now out of character with the continued expansion of commercial and industrial development in the Highway 25 corridor.

The reclassification of the subject property would allow the transition and redevelopment of the property to become more compatible with the surrounding commercial and industrial uses. Pursuant to a rezoning approval, an applicant will be required to submit a fully engineered site plan that meets all the requirements of the *Montevallo Zoning Ordinance*. Pursuant to a denial of the rezoning request, no action for a zoning amendment may be requested for the same property for a period of twelve (12) months without unanimous approval by the City Council.

ARTICLE 16. B-2, GENERAL BUSINESS DISTRICT

Section 16.01. Generally.

The regulations set forth in this Article or set forth elsewhere in this Ordinance, when referred to in this Article, are the regulations in the B-2, General Business District. This district is intended to provide a zoning classification for general commercial uses.

Section 16.02. Use Regulations.

A. Permitted uses.

Within the B-2, General Business District, only the following uses and structures designed for such uses shall be permitted:

1. Any use permitted in the B-1, Local Business District, provided, however, that the limitations upon extent of service area shall not apply.
2. Automobiles or trailer display and sales room.
3. Public garage.
4. Frozen food locker.
5. Farm support business.
6. Hospital or clinic for animals, but not including open kennels.
7. Funeral Home.
8. General retail store or shop (enclosed).
9. Pawn Shop.
10. Fast Food or Drive-In Restaurant.
11. Used car lot.
12. A shopping center or facility composed of any one or more of the permitted uses or any combination thereof.
13. Home Improvement Center.
14. Hardware or building materials sales.
15. Entertainment and Recreation (Indoor).
16. Mini-Storage (not permitted on Main Street).
17. Automotive, farm implement or trailer repair or servicing; provided that all work on the premises is done within a building, and all materials are stored in a building.
18. Carpentry, painting, plumbing and electrical shops; provided that all work on the premises is done within a building, and all materials are stored in a building.

B. Conditional uses.

Within the B-2, General Business District, the following uses may be allowed as conditional uses:

1. Outdoor recreation.
2. Public Utility Facility.
3. Nursing home.



Dear Shelby County Zoning Committee,

In 1972 we purchased the 12 acre parcel bordering Wilton city limits on Highway 25 and county highway 73. On this property we built our home facing Highway 25 and a small trailer park facing highway 73. We also built mini storage units and a building to be used as a workshop. A few years later we purchased two adjacent parcels that contain a rental house and this parcel was already zoned commercial/industrial. The remaining property adjoins or is fronted by business, industry, and a cemetery. We had the property zoned Montevallo city limits for fire protection.

Since retiring and moving out of state in 2006 we have had to rent our home. We have tried listing the home for sale several times but no one has wanted to buy as a residence because of the location/surrounding property. Since my husband passed away in 2017 I have been attempting to get my estate in order. I have been advised by realtors that I should have the property rezoned business/commercial-that it would be more marketable. Your consideration and assistance would be greatly appreciated.

Sincerely,

Joan Vick

Date June 21 - 2021

Joan Vick

APPENDIX 3

	January-21	February-21	March-21	April-21	May-21	June-21	July-21	August-21	September-21	October-21	November-21	December-21	Total
Total Reports	79	84	78	91	64	100	105	93					694
Criminal Cases	38	53	51	63	33	45	52	40					375
Non-Criminal	13	10	12	8	11	12	18	31					115
Traffic Accidents	8	7	12	14	8	18	22	18					107
Traffic Citations	83	144	388	311	130	206	110	198					1570
DUI Arrests	2	5	5	3	4	9	3	5					36
Public Intox Arr	4	3	3	0	4	1	5	4					24
Alias Arrests	8	4	11	7	4	4	4	6					48
Juvenile Arrests	0	0	0	0	0	2	0	0					2
Misd Arrests	27	21	14	11	5	10	15	6					109
Felony Arrests	5	7	6	11	2	4	4	1					40
Drug Related	11	12	6	15	5	3	2	3					57
Total Arrest	57	52	45	28	24	28	33	24					291
Auto Thefts	0	2	0	1	1	1	0	0					5
Burglaries	0	0	0	2	0	0	0	3					5
Auto Recoveries	1	2	0	0	0	0	0	0					3
Auto Burglaries	0	1	0	0	0	0	0	1					2
Criminal Mischief	1	4	2	0	0	0	0	1					8
DV. Related	8	10	7	7	6	16	21	5					80
Assaults	2	0	3	5	1	6	1	1					19
Fraud/Forgery	1	0	1	3	0	0	0	0					5
Harass / Reck	1	5	1	4	1	0	3	4					19
Misc. Offenses	19	9	13	10	18	24	20	18					131
Robberies	0	0	0	0	1	0	0	0					1
Thefts / Attempts	6	9	8	7	7	4	5	10					56
Suicide Attempts	0	0	0	0	0	0	0	0					0
Suicides	0	0	0	0	0	0	0	0					0
Deaths	0	0	0	0	0	0	0	0					0

Activity Report 10 August 2021 to 10 September 2021.

Officer Wiker Code Enforcement

Summary:

• **Reported This Period : 4**

• **Animal Complaints : 0**

• **Overgrown Grass & Weeds: 3**

• **Trash and/or Debris: 2**

• **Inoperable Vehicles: 6**

• **Unsafe Structures: 0**

• **Miscellaneous: 3**

• **Closed Cases: 4**

Activity Report 10 August 2021 to 10 September 2021.

• *Continued from Last Period: 9*

• *Total New Cases: 4 Total Active Cases: 13*

• *Total Cases for the year: 89*

APPENDIX 4

Montevallo Fire & Rescue Service City Council Report 9.13.2021

8/16/2021 - 8/31/2021

EMS- 44

Lift assist- 12

Structure Fire- 2

Brush Fire-

Electrical Fire - 1

Vehicle Fire-

Fire Alarm - 4

MVC- 4

Fuel Spill -

Assist other agency- 2

Assist Public- 1

**Total call for 2nd half of August-
70**

Total calls for August- 145 calls

Brad Davis

Fire Chief

City of Montevallo

Montevallo Fire & Rescue Service

Sustainability City Council 9/13/21

Council 9.13:

1. Submitted 2021 ADEM Semi-Annual reporting for January to June 2021 which we're required to do under state law for our recycling center permit.
2. Grants:
 - a. ADEM Grant
 - i. We did need to request an extension on this project because of COVID-19 and procurement issues.
 - b. 2020 ADECA SEP Grant has been officially closed out. We are required to keep documents for the next 5 years.
 - i. This was an 11-month project and huge team effort.
 1. Thank you to department heads for your collaborative effort and support: Library Director Savannah Kitchens, Fire Chief Brad Davis, City Clerk and Treasurer Steve Gilbert and Assistant City Clerk Michelle Kyser.
 - c. ADECA/SouthFace Energy Audits
 - i. Awarded project funding to do a 3rd party audits on early summer to do audits on Library, City Hall, Fire Department (Station 2), and Recycling Center.
 - ii. Estimated \$30,000 engineer labor and we used these findings to apply for the grant for the solar panels at City Hall.
 - iii. They have funding left over for two more audits and offered it to Montevallo (because we're great).
 1. Fire Station 1
 2. Senior Center
 - a. Thank you, again, to Chief Davis and Parks Director Shane Baugh.
 - d. I was asked to be a part of a southeastern grant review process because Montevallo's Sustainability program's success is being recognized in the region. This will give me and the City better understanding of grant review process and give us a better chance at success in the future.
3. Free Dump Day is October 2nd 2021 from 7am to 2pm (the same day as Fire Prevention Parade).
 - a. We'll be offering drop off at the Recycling Center again this fall.
 - b. We are also offering smoke detectors and CO monitor recycling in Orr Park after the parade.
4. I had lunch with a representative from Huntsville Utilities who is looking to replicate the sustainability program we have here.
 - a. Similar to MJCC, MDCD, and Main Street, Montevallo is consistently recognized for its ability to leverage ideas and programs to create a sense of place for its residents and create a town full of culture that people want to visit.

Olivia Barone
City of Montevallo
Sustainability Coordinator

P: 205-665-2555 ext. 061

C: 205-732-0538

11/11/2011 10:00 AM

Dear Mr. [Name],

Thank you for your recent inquiry regarding [Topic].

We are pleased to provide you with the following information:

[Detailed information paragraph]

[Detailed information paragraph]

[Detailed information paragraph]

[Detailed information paragraph]

[Detailed information paragraph]

[Detailed information paragraph]

[Detailed information paragraph]

[Detailed information paragraph]

[Detailed information paragraph]

[Detailed information paragraph]

[Detailed information paragraph]



Commendation By the Mayor of Montevallo

WHEREAS, it is with highest commendation that the University of Montevallo's Bass Fishing Team is recognized for its historic 2020 - 2021 season; and,

WHEREAS, the University of Montevallo Bass Fishing Team, which is a part of the University of Montevallo's President's Outdoor Scholars Program, which seeks to offer college scholarships to students with a passion for wildlife and conservation; and

WHEREAS, throughout the 2020 - 2021 season, the University of Montevallo's Bass Fishing Team competed in 22 tournaments in 10 states across the Southeast against over 200 teams from across the country; and,

WHEREAS, the University of Montevallo's Bass Fishing Team took over the top ranking in the national standings in November 2020 and never relinquished its lead; and,

WHEREAS, at the conclusion of the final tournament of the season at Lake Murray in South Carolina, the University of Montevallo's Bass Fishing Team had amassed the most cumulative points of any team in the nation, earning the program's first Bass Pro Shops School of the Year honor;

NOW, THEREFORE, I, Rusty Nix, Mayor of the City of Montevallo, do hereby commend

The University of Montevallo Bass Fishing Team

On its 2020 - 2021 National Championship Season.

Rusty Nix, Mayor

Collaborative partners are encouraged to donate if compelled to do so but are never required to in order to participate in any phase of the project. The Mission Continues national organization is committed to getting the Alabama platoons online so that they can begin to mobilize and address certain community concerns that residents of Montevallo may experience. Furthermore, service platoons operate to provide opportunities of inclusion for the local veteran community so that they know they are not forgotten & there is still a mission to be done.

The Mission Continues

The Beyond 9/11: Operation Enduring Service campaign is made possible with support from the following partners: NFL- BWF Healthy Lifestyles and Creating Community grant, Raytheon Technologies, Starbucks, BAE Systems, Inc. and CarMax.

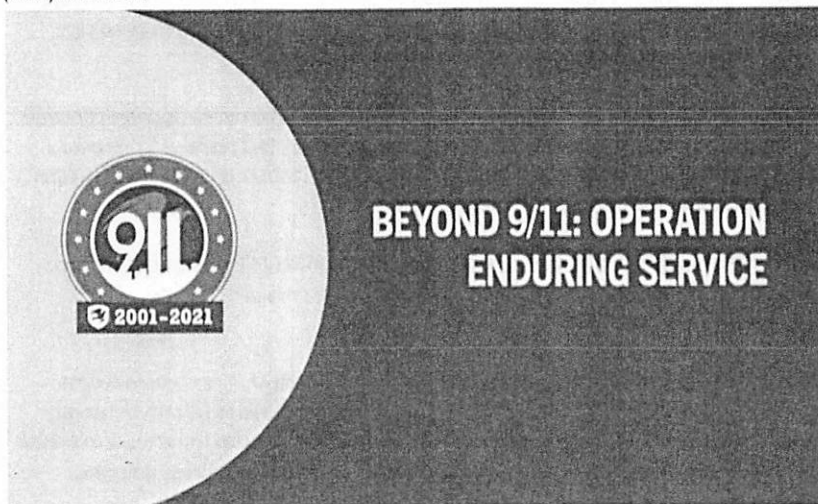
For more information about registering to volunteer and to hear real stories about these veterans, please visit: <https://www.missioncontinues.org/enduringservice/>.

I look forward to meeting everyone in November!

Respectfully,



Pat Johnson, Platoon Leader
Birmingham Platoon
The Mission Continues
pat@missioncontinues.org
(205)902-2204



Letter from Patrick Johnson

FOR IMMEDIATE RELEASE

August 21, 2021

Throughout this year, thousands of veteran volunteers will lead and support service efforts across the country to commemorate the 20th anniversary of the 9/11 terrorist attacks, recognizing the service and sacrifice of the all-volunteer force that served in the wake of that day. Launched by The Mission Continues, this extended campaign will also kick off the next 20 years of a veteran-led movement of service.

In the two decades since 9/11, veterans have continued to step up and serve their country, creating connections and relationships that have deepened their sense of belonging and purpose through The Mission Continues. And they're just getting started, as veterans are deploying support for more than 80 projects between July and November to communities all across the country. Our national organization has recently established service platoons in the Montgomery & Birmingham areas.

The Birmingham area based platoon operating in Montevallo, Alabama wishes to offer collaborative partnerships with the City of Montevallo & other local stakeholders in order to launch revitalization initiatives at the Scott Village Park area beginning with our inaugural 9/11 program as part of Phase 1 plans. During the program, we intend to begin the official project by performing a groundbreaking ceremony & then commence to Phase 2 of a three phase mission.

Phase 2 commences with a Veterans Day service project consisting of the body of revitalization efforts to the basketball court & surrounding area. The project would involve a series of small tasks performed by an all volunteer force of 100-300 TMC staff, veterans, & volunteers in order to accomplish most of the project objectives. The duration of the project for this phase should be completed in 6-8 hours. The types of tasks that shall be performed are demolition or removal of existing equipment, resurfacing the court, building planters benches, a pavilion, featured art, painting, & clean-up. The atmosphere shall be easy-going & up-beat.

TMC service projects will often offer opportunities for a live DJ, exclusive event apparel & other swag, door prizes, food & beverages from local businesses, & more! TMC hopes to promote camaraderie amongst participants of the service project in order to foster conversations which may eventually lead to further collaboration on other projects.

Phase 3 shall consist of completing punch list items during the month of December in which a small group of TMC platoon members & staff shall complete. The project shall end with a coordinated dedication ceremony on Martin Luther King, Jr. Day.

TMC platoon staff respectfully request authorization to initiate this project & to complete it no later than the last day of Phase 3, MLK Day, 2022. TMC platoon staff wish to inform honored members of this council that The Mission Continues shall coordinate, secure funding, & execute this project through the help of our network of donors, volunteers, & collaborative partners.

City Council Meeting
September 13, 2021

Ms. Sarah Hogan, program director reported:

- **MHS Football Game:** IMPACT will be distributing hand fans this Friday night at our home football game. I do need some volunteers, if you are available and interested, please let me know. The fans have QR codes that will direct the community to our annual survey to gather data on substance use and beliefs.
- **Community Survey:** The community survey will also be released in the Chamber Chatter and on social media. Please take time to respond and encourage your neighbors, friends, colleagues to respond as well. This data ensures that we are addressing the true issues and needs of our community as well as designing appropriate strategies to meet the needs.
- **Youth Coordinator Position:** We will hold interviews for our part-time youth coordinator position tomorrow morning. Thank you to Ms. Mitchell for your willingness to participate. We hope to have some hired by the end of the week.
- **Red Ribbon Week & National Night Out:** We are in the midst of planning our Red Ribbon Week festivities. This year's theme is Drug Free looks like Me! We will be kicking the week off with the National Prescription Take-Back Day on October 23, partnering with National Night Out on Tuesday, October 26, continuing with the Chief's Challenge on Wednesday, October 27, Senior Night and the last home regular game on Thursday, October 28 and Hometown Halloween on Friday, October 29. We hope to plan other fun activities within the week, including our SRO's teaching classes at each school, possible video or posters of community members that are willing to be featured in the Drug Free looks Like Me campaign, potentially the DFC House Party featured around sport highlights, and more. Join us for an Action Team Meeting on this topic via Zoom next Tuesday, September 21 at 10:00 am.

Parnell Memorial Library

AUGUST 2021

APPENDIX 9

CITIZEN SAVINGS:

AMERICAN LIBRARY ASSOCIATION
LIBRARY VALUE CALCULATOR



17,760

Items Checked Out

*increase from newly
reported ebook
circulation

967

Database searches

1063

WiFi & Computer
Sessions

1399

Visits to the Building

98

Program Participation

109

Phone Calls

Montevallo saved
\$298,462.20
by using the library

PROGRAMS & SERVICES (19)

- 1 Dial-A-Story upload
- 2 Mini Music Sessions
- 3 storytimes with Mr. Mac
- 1 senior movie
- board games and literacy kits

DIRECTOR'S NOTES

AUGUST 2021

- Upcoming Events
 - Mini Music Tuesdays at 10
 - Family Storytime with Mr. Mac Wednesdays at 9:15
 - both meet on the patio
 - Genealogy class with the Alabama Department of Archives and History is on Tuesday, Sep. 14 at 5:30
 - ESOL (English Speakers of Other Languages) classes resume meeting at the library Thursdays at 6, starting Sep. 9
 - The week of Sep. 13 - 17, kids can grab a S'mores Pops take home baking kit
 - Senior Movie on Monday, Sep. 27 at 1 pm in the Parnell Theater
 - DRUM the Program interactive musical experience for the whole family will be on the library patio on Tuesday, Sep. 28
- after we installed our new picture book shelving, circulation for picture books went up 61%! We're happy that our parents and kids are finding the books they want to read.

Thanks to all who assisted and attended the 2021 **Tinglewood Festival**, it was GREAT
! Estimated attendance - 5,000

Montevallo Chamber luncheon will be this Wednesday Sept 15 11:30am -1pm Parnell Memorial Library Meeting Room \$12.00 each for lunch. "Back to School" Speakers- MES, MMS & MHS principals. Please try to attend & RSVP to montevallochamber@gmail.com

Soul Spot Montevallo **Ribbon Cutting** Sat 9/18/21 10am (owners are having issues with finding employees so if anything changes I will let you know ASAP)

The new **MONTEVALLO AREA MAP** is on track to be printed this month.

2021 Shelby County Tourism & Recreation ALL Star Awards. A Calera Main Street, Chelsea Business Alliance, Columbiana Main Street, Montevallo Chamber of Commerce, Montevallo Main Street and The Shelby County Chamber partnership All-Star Awards Luncheon scheduled for October 7 at the Old Mill Square facility in Columbiana.

Montevallo Hometown Halloween Friday October 29 3:30 - 5:00pm Downtown from City Hall to Jack's on both sides of the street.

Go ahead and mark your calendar for Thursday December 2, 2021 for the **Annual Montevallo Christmas Parade** 6pm

2021-2022 Montevallo City Budget : Montevallo Chamber requested a \$500.00 increase for the every other Chatter publication printing expense. Thank you for the consideration.



Adele Nelson

Executive Director

Montevallo Chamber of Commerce

P.O. Box 270 Montevallo, AL 35115

205.665.1519 office

www.montevallocc.com

Ordinance No. 08232021-329

An Ordinance Establishing Operational Hours of City Parks and Pavilions

Whereas, the City of Montevallo desires, to do everything it can to protect the health and welfare of its citizens while providing the best possible experience in our public parks and facilities; and

Whereas, in the interest of public safety it is necessary to establish dedicated hours of operation of those public areas and facilities.

NOW, THEREFORE, BE IT ORDAINED as follows:

- 1) That all Montevallo City Parks and their Facilities shall be open to the public from sunrise until dusk except as noted:
- 2) The lighted athletic fields and facilities of Stephens Park during sporting events.
- 3) The lighted athletic fields and facilities of Orr Park during sporting events.
- 4) Owl's Cove Park during organized after hours events.

After hours events in any City Park and its facilities not specified by this ordinance requires permission of the City Council. All events must comply with existing City Ordinances regarding Noise and Public gatherings.

Penalties for violation of this ordinance shall be as follows:

- a. Any person found guilty of non-compliance or violation of the ordinance set forth in this document shall be fined \$50.00 plus any costs for the first offense; \$100.00 plus any applicable costs for the second offense \$200.00 plus any applicable costs for third offense and may be jailed at the discretion of the municipal judge up to the limits of municipal jurisdiction for fourth and subsequent offenses.

ADOPTED AND APPROVED by the City of Montevallo this the __ day of September 2021.

Rusty Nix, Mayor

ATTEST:



Steve Gilbert, City Clerk

RESOLUTION NO.
A RESOLUTION OF THE CITY OF MONTEVALLO, ALABAMA
ADOPTING ITS 2021-2022 FISCAL BUDGETS

Whereas, Generally Accepted Accounting Principles (GAAP) recommend municipalities approve an annual financial budget:

**NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL
OF MONTEVALLO, ALABAMA, AS FOLLOWS**

1. The Council hereby adopts the following:

2021-2022 GENERAL FUND BUDGET

REVENUES	\$	7,641,979.63
EXPENDITURES		
BEAUTIFICATION	\$	2,000.00
HISTORICAL COMMISSION	\$	1,500.00
CITY JUDGE	\$	23,231.00
CITY PROSECTOR	\$	13,830.00
MAYOR'S OFFICE	\$	30,780.00
CLERKS OFFICE	\$	84,468.44
CITY COUNCIL	\$	25,800.00
REVENUE OFFICER	\$	8,600.00
ECONOMIC DEVELOPMENT	\$	66,277.00
CITY HALL	\$	763,200.00
CITY SHOP	\$	17,750.00
POLICE	\$	1,897,593.00
IMPACT	\$	173,320.38
FIRE & RESCUE	\$	472,920.00
CEMETERY	\$	83,766.00
BUILDING INSPECTOR	\$	10,000.00
FIRE INSPECTOR	\$	53,809.00
STREETS & ROADS	\$	738,030.00
LEAF & LIMB	\$	64,107.00
SANITATION	\$	318,674.00
ANIMAL CONTROL	\$	8,600.00
AGING PROGRAM	\$	51,450.80
PARKS & RECREATION	\$	355,616.00
VALLO CYCLE	\$	600.00
COMMUNITY BAND	\$	250.00
RECYCLING CENTER	\$	123,345.00
MAHLER PROPERTY	\$	1,050.00
VICTORY BUILDING RENOVATIONS	\$	250,000.00
STORM SHELTER CONSTRUCTION	\$	158,000.00
ARPA GRANT EXPENDITURES	\$	800,077.00
TOTAL EXPENDITURES	<u>\$</u>	<u>6,598,644.62</u>
NET INCOME BEFORE OTHER FINANCING SOURCES	\$	1,043,335.01
OTHER FINANCING SOURCES (USES)- TRANSFERS	<u>\$</u>	<u>(1,017,390.00)</u>
NET REVENUES LESS EXPENDITURES	<u>\$</u>	<u>25,945.01</u>

REVENUE

\$	4,892,454.00	GF
\$	104,917.00	POLICE
\$	168,591.63	IMPACT
\$	27,767.00	FIRE
\$	53,000.00	CEMETERY
\$	425,000.00	SANITATION
\$	9,913.00	AGING
\$	80,660.00	PARK and REC
\$	21,000.00	RECYCLING GRANT
\$	585,000.00	90% of 1 Cent (MDCD)
\$	65,000.00	10% of 1 Cent
\$	600.00	VALLOCYCLE
\$	250,000.00	LOAN PROCEEDS - VICTORY BUILDING
\$	158,000.00	LOAN PROCEEDS - STORM SHELTER
\$	800,077.00	ARPA FUNDING
<u>\$</u>	<u>7,641,979.63</u>	

OTHER FINANCING SOURCES (USES)- TRANSFERS

\$	35,000.00	TRANSFER FROM COURT
\$	(585,000.00)	90% OF 1 CENT EXPENSE
\$	(65,000.00)	10% OF 1 CENT EXPENSE
\$	(54,654.00)	FIRE TRUCK REPAYMENT RESERVE
\$	(70,776.00)	LIBRARY REPAYMENT RESERVE
\$	(276,960.00)	TRANSFER TO LIBRARY
<u>\$</u>	<u>(1,017,390.00)</u>	TOTAL NET TRANSFERS

4/5 CENT GAS EXCISE TAX FUND

REVENUES	\$	11,462.00
EXPENDITURES	\$	11,000.00
NET REVENUES LESS EXPENDITURES	\$	462.00

2 & 7 CENT GAS EXCISE TAX FUN

REVENUES	\$	14,805.00
EXPENDITURES	\$	14,805.00
NET REVENUES LESS EXPENDITURES		0.00

10 CENT GAS TAX FUND (GAS)

REVENUES	\$	30,000.00
EXPENDITURES		0.00
NET REVENUES LESS EXPENDITURES	\$	30,000.00

10 CENT GAS TAX FUND (DIESEL)

REVENUES	\$	10,000.00
EXPENDITURES		0.00
NET REVENUES LESS EXPENDITURES	\$	10,000.00

COURT - FUND 24

REVENUES	\$	318,100.00
EXPENDITURES	\$	314,744.00
TRANSFERS OUT	\$	35,000.00
NET REVENUES LESS EXPENDITURES	\$	(31,644.00)

FORFEITURE - FUND 25

REVENUES		0.00
EXPENDITURES		0.00
NET REVENUES LESS EXPENDITURES		0.00

STATE CAPITAL IMPROVEMENT - FUND 26

REVENUE	\$	66,500.00
EXPENDITURES	\$	58,000.00
NET REVENUES LESS EXPENDITURES	\$	8,500.00

LIBRARY FUND - FUND 27

REVENUES	\$	20,200.00
TRANSFER IN FROM GF	\$	276,960.00
EXPENDITURES	\$	297,160.00
NET REVENUES LESS EXPENDITURES		0.00

MONTEVALLO REGIONS CAPITAL RESERVE FUND - FUND 30

OPERATING TRANSFERS IN

TRANSFER IN FROM GF 10%	\$	65,000.00
TRANSFER IN - Library Debt Payments	\$	70,776.00
TRANSFER IN - Fire Truck Lease Payments	\$	54,654.00
TOTAL - TRANSFERS IN	\$	190,430.00

CAPITAL EXPENDITURES

CITY HALL	\$	5,000.00
POLICE - VEHICLES	\$	108,000.00
MISC. -	\$	25,000.00
PARKS AND REC MOWER	\$	10,200.00
STREET / SANITATION VEHICLE	\$	25,000.00
STREET MOWER	\$	10,200.00
TOTAL CAPITAL EXPENDITURES	\$	183,400.00

UNALLOCATED	\$	7,030.00
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MAHLER INHERITANCE - FUND 40

REVENUE		0.00
EXPENDITURES	\$	150,000.00
USE OF PRIOR YEAR RESERVES	\$	150,000.00
NET REVENUES LESS EXPENDITURES		<u>0.00</u>

AL DOT GRANT FUND - FUND 47

REVENUE - SIDE WALK HWY 25 PROJECT	\$	684,875.00
EXPENDITURES - SIDE WALK HWY 25 PROJECT	\$	684,875.00
NET REVENUES LESS EXPENDITURES		<u>0.00</u>

ADOPTED AND APPROVED THIS _____ DAY OF SEPTEMBER, 2021

MAYOR
ATTEST:

CITY CLERK

RESOLUTION NO.
A RESOLUTION OF THE CITY OF MONTEVALLO, ALABAMA
ADOPTING ITS 2021-2022 FISCAL BUDGETS

Whereas, Generally Accepted Accounting Principles (GAAP) recommend municipalities approve an annual financial budget:

**NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL
OF MONTEVALLO, ALABAMA, AS FOLLOWS**

1. The Council hereby adopts the following:

TOTAL REVENUES	\$	8,797,921.63
TOTAL EXPENDITURES	\$	(8,312,628.62)
TOTAL TRANSFERS IN	\$	502,390.00
TOTAL TRANSERS OUT TO FUNDS	\$	(502,390.00)
TRANSFER TO MDCD	\$	(585,000.00)
NET INCOME (LOSS)	\$	(99,706.99)
USE OF PRIOR YEAR RESERVES - MAHLER FUND	\$	150,000.00
NET BUDGET SURPLUS	\$	<u>50,293.01</u>

ADOPTED AND APPROVED THIS _____ DAY OF SEPTEMBER, 2021

MAYOR

ATTEST:

CITY CLERK



TextMyGov

The Simplest Way To
Communicate With Citizens

APPENDIX 13

Make It Easy For Citizens To:

Find Information

Citizens can easily find information and get their questions answered by texting in keywords.

Smart texting answers questions instantly with an automatic response 24/7.

Q/A Keyword Texting Examples:

Office Hours, Contact, Park Reservations, Pay Utilities

Report Issues

Citizens can text in keywords to report issues on the go.

Smart texting guides the user through the process, gaining intel on type of issue, address, detail, and even allows citizens to upload a picture of it. Once the issue is reported, it is sent to the correct department for review.

Reporting Keyword Texting Examples:

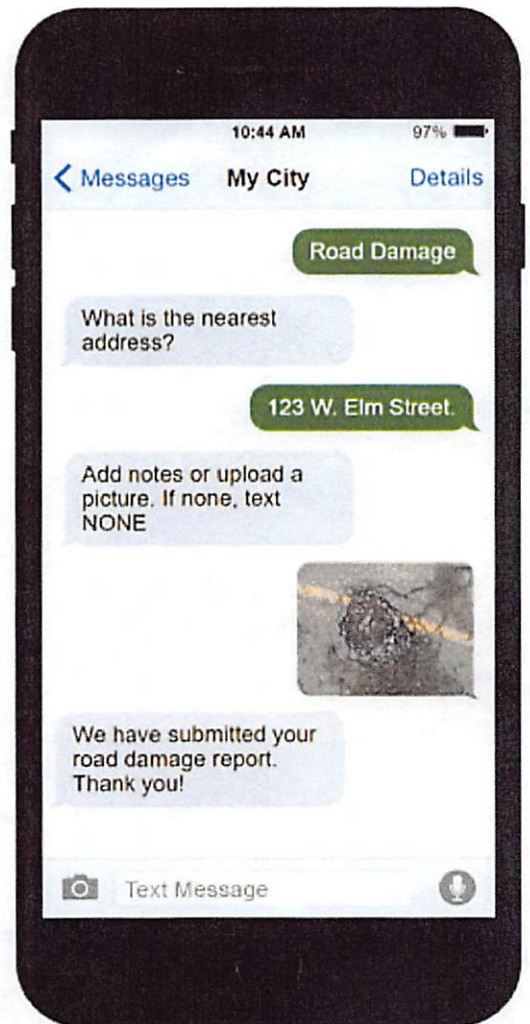
Safety Issue, Pothole, Animal Control

Receive Alerts

Citizens can opt-in to receive alerts, news, and events directly to their phone.

Mass Texting Examples:

Road Closures, Community Celebrations, Council Updates



Try It Out

Text **Hi** to (435)265-4446

Contact Us

Call (435)787-7222 , or Text **Demo** to (435)265-4446

View terms and privacy policy info at: textmygov.com/opt-in-terms-conditions.
Msg & Data rates apply. Msg frequency varies. Text STOP at any time to opt-out. Text HELP for contact info

Visit the website

TextMyGov.com

Subscription Cost Breakdown

This quote represents a subscription to TextMyGov with an annual reoccurring charge for a period of two years. The agreement is set to automatically renew on the date of this agreement, after year two. See below for package price and other details.

Terms and conditions can be printed and attached as Exhibit A or viewed at www.TextMyGov.com/terms

Prepared for:
 Montevallo
 541 Main Street, Montevallo, AL 35115
 Steve Gilbert (sgilbert@cityofmontevallo.com)

Prepared by:
 Brigham Taylor
 Account Executive
 P.O. Box 3784
 Logan, UT 84323

Package	Package Price	Billing
TextMyGov Package includes: <ul style="list-style-type: none"> • TextMyGov Web-Based Software • Local Phone Number • Short Code Number (for outgoing messages) • Unlimited Users • Unlimited Departments • Unlimited Support for Every User • 50,000 Text Messages per year • 10 GB Managed online data storage • Additional text messages can be purchased for: (\$750 for 100,000), (\$550 for 50,000), (\$300 for 25,000) 	\$3,800	Annual
Implementation/Setup Fee	\$1,520 \$0	Included
Total (First Year):	\$5,320 \$3,800	First Year
Total (Ongoing):	\$3,800	Annual

Notes:

1. This is a two-year contract. After the initial two years, the contract can be canceled by providing 60-day written notice.
2. After the initial two-year contract, the agreement will revert to a year to year.
3. Customer is required to put Text My Gov widget on the Agencies Web Home page.
4. This agreement and pricing was provided at the customer's request and is until August 26, 2021.
5. Invoices for amount will be sent out October 1, 2021. Terms of invoicing is net 30 days.

STATE OF ALABAMA

SHELBY COUNTY



LEGISLATIVE DELEGATION

SHELBY COUNTY, ALABAMA

RESOLUTION

APPENDIX 14
14

By Senator Cam Ward, Representative Matt Fridy, and Representative April Weaver

COMMENDING THE MONTEVALLO JUNIOR CITY COUNCIL ON RECEIVING A 2018 CIVVY AWARD AT THE NATIONAL CONFERENCE IN CITIZENSHIP IN WASHINGTON, D.C.

WHEREAS, with great honor, we warmly extend highest commendations and congratulations to the Montevallo Junior City Council on the outstanding achievement of receiving a Civvy Award at the National Conference in Citizenship in Washington, D.C.; and

WHEREAS, the Montevallo Junior City Council earned the prestigious honor based on the tireless dedication of its members in promoting positive change in their community through extraordinary civic engagement; and

WHEREAS, founded in 2012 by eight middle-schoolers in a small, rural Alabama community, the Montevallo Junior City Council adheres to a noble mission of improving youth civic engagement and quality of life; and

WHEREAS, the remarkable entity's membership is comprised of local middle and high school students who have laudably completed noteworthy projects such as establishing a local teen center, developing a merchant discount card, raising funds to purchase baseball helmets, hosting a mayoral youth debate, and sponsoring holiday events for youth; and

WHEREAS, the president of the Montevallo Junior City Council represents the voice of the area's youth by sitting on the dais at all City Council meetings; furthermore, Montevallo youth are encouraged to attend public meetings held by the Montevallo Junior City Council to express their interests and ideas; and

WHEREAS, the Montevallo Junior City Council's record of excellence includes hosting deliberative forums, developing a merchant discount card for teens, and convening a mayoral debate, among being engaged in other meritorious activities that benefit the community; and

WHEREAS, notably, the Montevallo Junior City Council had the distinction of being one of 23 group finalists considered for a Civvy Award in the following categories: National Winner, Local Winner, Youth Winner, Political Winner, and the Committee Choice Award Winner, and was selected for a Civvy Award in the Committee Choice Award Winner category; and

WHEREAS, the hard work, diligence, and ingenuity of the civic-minded members of the Montevallo Junior City Council reflects immense credit upon the entire State of Alabama, and these exceptional young leaders are truly deserving of special commendation and praise; now therefore,

BE IT RESOLVED BY THE SHELBY COUNTY LEGISLATIVE DELEGATION, That the Montevallo Junior City Council is highly honored and commended, and this resolution is offered to its esteemed members in deepest admiration and appreciation for their invaluable service and outstanding accomplishments, as well as with sincere best wishes for continued success in all future endeavors.

We hereby certify that the above resolution was approved by the Shelby County Legislative Delegation on the 22nd day of October, 2018.

Senator Cam Ward

Representative Matt Fridy

Representative April Weaver