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**STATE OF ALABAMA  
COUNTY OF COVINGTON**

**ANDALUSIA, ALABAMA  
ANDALUSIA CITY HALL  
MAY 16, 2023, 6:00 PM**

**REGULAR WORK SESSION MEETING**

**PRESENT:**

Earl V. Johnson, Mayor  
Joe Nix, Councilmember  
Kenneth C. Mount, Councilmember  
Hazel Griffin, Councilmember  
Presley Boswell, Councilmember  
Terry Powell, Councilmember  
Mark Christensen, City Attorney

**ABSENT:**

The City Council of the City of Andalusia, Alabama, met in the third-floor conference room at the city hall for a work session at 5:30 p.m. for the purpose of planning and finalizing the agenda.

**REGULAR COUNCIL MEETING**

**PRESENT:**

Earl V. Johnson, Mayor  
Joe Nix, Councilmember  
Kenneth C. Mount, Councilmember  
Hazel Griffin, Councilmember  
Presley Boswell, Councilmember  
Terry Powell, Councilmember  
Mark Christensen, City Attorney

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**ABSENT:**

Mayor Johnson called the meeting to order and welcomed all. Councilmember Griffin led the Prayer and Pledge of Allegiance to the flag.

**APPROVAL OF MINUTES:**

Mayor Johnson presented the minutes from the regular meeting on May 2, 2023. Councilmember Mount moved to approve the minutes. Councilmember Powell seconded the motion, which passed unanimously.

**COUNCIL APPROVES ORDINANCE NO. 2023-02, DECLARING INDUSTRIAL PARK PROPERTY SURPLUS TO TRANSFER TO CAPITAL IMPROVEMENT COOPRATIVE DISTRICT OF THE CITY OF ANDALUSIA:**

Mayor Johnson presented Ordinance No. 2023-02, Declaring Industrial Park Property surplus to transfer to Capital Improvement Cooperative District of the City of Andalusia.

**THE CITY OF ANDALUSIA  
ANDALUSIA, ALABAMA**

**ORDINANCE NO. 2023 - 02**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ANDALUSIA, ALABAMA:**

**WHEREAS**, the City Council of the City of Andalusia, Alabama, desires to improve the quality of life for all of its citizens and the residents of surrounding areas; and

**WHEREAS**, the City Council of the City of Andalusia, Alabama, desires to encourage economic development in the City of Andalusia and to encourage responsible development that will lead to benefits that will serve valid and sufficient public purposes including, but not limited to, expansion and enhancement of the City's economic and tax base, thereby providing additional revenues for schools, municipal services, and other public needs, and increased employment opportunities with the City, promotion of the City as a center for retail and commercial activity; and provision of

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additional goods and services to the residents of Andalusia and the surrounding areas;  
and

**WHEREAS**, agreements are being completed for the Capital Improvement Cooperative District of the City of Andalusia to enter into a lease-to-purchase agreement with local downtown property owners who will relocate to the Andalusia Industrial Park and transfer their downtown properties to the Capital Improvement Cooperative District of the City of Andalusia so that said properties can become revitalization projects of the Capital Improvement District of the City of Andalusia, and the City Council of the City of Andalusia, Alabama, finds that said agreements will promote the purposes set forth above and that it will be necessary for the property currently held in the name of the City of Andalusia, Alabama to be titled in the name of the Capital Improvement District of the City of Andalusia, Alabama;

**NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of Andalusia, Alabama, as follows:

1. It is hereby established and declared the following described parcels of real property of the City of Andalusia, Alabama, are no longer needed for public or municipal purposes, to wit:

PARCEL A: A 1.85-acre parcel of land located in the Northeast Quarter of the Southeast Quarter of Section 4, Township 4 North, Range 16 East, Covington County, Alabama, being more particularly described as follows: Commence at a 4" concrete monument being the Northeast corner of said 'Forty' and run South 0712'35" West along the East line of said Section 04 for a distance of 545.39' to a capped iron [21469], being the Point of Beginning.; thence continue along said Section line South 0712'35" West for a distance of 160.84' to a capped iron [21469]; thence run South 7148'50" West for distance of 537.82' to a capped iron [21469] on the East boundary of Progress Drive (80' RW); thence run along said road boundary North 0348'15" West for a distance of 150.00' to a capped iron [DHLS-1127]; thence run North 7148'50" East for a distance of 295.22' to a capped iron [DHLS-1127]; thence continue North 7148;50" East for a distance of 274.32' to the Point of Beginning.

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PARCEL B: A 1.74-acre parcel of land located in the Northeast Quarter of the Southeast Quarter of Section 4, Township 4 North, Range 16 East, Covington County, Alabama, being more particularly described as follows:

Commence at a 4" concrete monument being the Northeast corner of said 'Forty' and run South 0712'35" West along the East line of said Section 04 for a distance of 545.39' to a capped iron [21469]; thence continue along said Section line South 0712'35" West for a distance of 160.84' to a capped iron [21469], being the Point of Beginning.; thence continue along said Section line South 0712'35" West for a distance of 160.84' to a capped iron [21469]; thence run South 7148'50" West for distance of 506.09'to a capped iron [21469] on the East boundary of Progress Drive (80' RW); thence run along said road boundary North 0348'15" West for a distance of 150.00' to a capped iron [21469]; thence run North 7148'50" East for a distance of 537.82' to the Point of Beginning.

2. This ordinance shall become effective immediately upon its adoption and publication as required by law.

ADOPTED AND APPROVED this 16<sup>th</sup> day of May, 2023.

\_\_\_\_\_  
EARL V. JOHNSON, MAYOR ATTEST:

\_\_\_\_\_  
JOHN M. THOMPSON,  
CITY CLERK AND TREASURER

Councilmember Boswell moved to approve Ordinance No. 2023-02. Councilmember Nix seconded the motion which passed unanimously.

**COUNCIL APPROVES RESOLUTION NO. 2023-28, AUTHORIZING THE CONSTRUCTION OF HERITAGE PARK IN DOWNTOWN ANDALUSIA:**

Mayor Johnson presented Resolution No. 2023-28, Authorizing the construction of Heritage Park in Downtown Andalusia.

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**CITY OF ANDALUSIA  
ANDALUSIA, ALABAMA**

**RESOLUTION 2023 – 28**

**A RESOLUTION APPROVING THE PLAN AND AUTHORIZING THE  
CONSTRUCTION OF A PARK IN DOWNTOWN ANDALUSIA**

**WHEREAS**, the citizens of the City of Andalusia, through the participation in community planning roundtable meetings, have expressed support in the development of a park in Downtown Andalusia; and

**WHEREAS**, the City of Andalusia acquired the former freight yard and other contiguous properties on South Cotton and Tisdale Streets; and

**WHEREAS**, the City of Andalusia has engaged CDG Engineers for the purpose of designing a plan for the park.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF ANDALUSIA**, that the proposed plan for Heritage Park, developed by CDG Engineers, is approved and that the mayor is authorized to begin work on the project with city forces.

**BE IT FURTHER RESOLVED**, that \$100,000 be appropriated from the 2022 Series A Bond Account for materials and supplies for this first phase of the project.

**ADOPTED AND APPROVED** this 16<sup>th</sup> day of May, 2023.

**THE CITY OF ANDALUSIA, ALABAMA**

By: \_\_\_\_\_  
**Earl V. Johnson, Mayor**

**ATTEST:**

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**John M. Thompson, City Clerk-Treasurer**

Councilmember Powell moved to approve Resolution No. 2023-28. Councilmember Mount seconded the motion which passed unanimously.

**COUNCIL APPROVES RESOLUTION NO. 2023-29, ABATEMENT OF NUISANCE PROPERTIES:**

Mayor Johnson presented Resolution No. 2023-29, Abatement of Nuisance Properties.

**CITY OF ANDALUSIA  
ANDALUSIA, ALABAMA**

**RESOLUTION NO. 2023-29**

**BE IT RESOLVED** by the City Council of the City of Andalusia, Alabama that we, after having examined the report of the City Building Inspector, do hereby find that the property in question specifically described below and denominated as parcel numbers by the Revenue Commission of Covington County is hazardous to the health, safety, welfare, and morals of the citizens of Andalusia and thereby constitute a public nuisance pursuant to the Alabama Act No. 94-540 as adopted by the City Council of the City of Andalusia:

- |    |                     |                            |
|----|---------------------|----------------------------|
| 1) | 437 McLendon Avenue | parcel # 1304192002004000  |
| 2) | 439 McLendon Avenue | parcel # 11304192002005000 |
| 3) | 409 Cawthon Street  | parcel # 1304183005015000  |
| 4) | 228 Church Street   | parcel # 1304184403019000  |

**BE IT FURTHER RESOLVED** that the City Council hereby authorizes the Building Inspector to proceed with the abatement of these nuisances as authorized under the State of Alabama Act. No. 94-540 as adopted by the City of Andalusia.

**ADOPTED AND APPROVED** this 16<sup>th</sup> day of May 2023.

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**THE CITY OF ANDALUSIA, ALABAMA**

**BY: \_\_\_\_\_**  
**Earl V. Johnson, Mayor**

**ATTEST:**

\_\_\_\_\_  
**John M. Thompson, City Clerk**

Councilmember Griffin moved to approve Resolution No. 2023-29. Councilmember Nix seconded the motion which passed unanimously.

**COUNCIL APPROVES RESOLUTION NO. 2023-30, APPLICATION FOR  
TRANSPORTATION ALTERNATIVE PROGRAM GRANT WITH THE ALABAMA  
DEPARTMENT OF TRANSPORTATION FOR STREET AND SIDEWALK  
IMPROVEMENTS FOR THIRD AVENUE:**

Mayor Johnson presented Resolution No. 2023-30, Application for Transportation Alternative Program grant with the Alabama Department of Transportation for Street and Sidewalk Improvements for third avenue.

CITY OF ANDALUSIA  
ANDALUSIA, ALABAMA

RESOLUTION NO. 2023-30

**A RESOLUTION AUTHORIZING SOUTHERN ENGINEERING SOLUTIONS, INC. TO  
MAKE APPLICATION TO ALDOT FOR  
SIDEWALK IMPROVEMENTS ALONG 3<sup>rd</sup> AVENUE**

**WHEREAS**, the City Council of the City of Andalusia, Alabama, has duly assembled at a regular meeting with a quorum present; and

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**WHEREAS**, the City Council determined at this meeting that the City of Andalusia, Alabama will participate in the FY 2024 Transportation Alternatives Program;

**NOW THEREFORE, BE IT RESOLVED** by the City Council of the City of Andalusia, Alabama as follows:

1. That the Mayor of the City of Andalusia is hereby authorized to sign any and all documents that are necessary for participation in the Transportation Alternatives Program.
2. That the City Council hereby commits to fund the City's twenty percent (20%) cost share for participation in this program.

ADOPTED this 16<sup>th</sup> day of May 2023.

\_\_\_\_\_  
Earl V. Johnson, Mayor

ATTEST:

\_\_\_\_\_  
John Thompson, City Clerk

Councilmember Powell moved to approve Resolution No. 2023-30. Councilmember Boswell seconded the motion which passed unanimously.

**COUNCIL APPROVES DIGITAL MAPPING AND DATABASE SOLUTIONS FOR ANDALUSIA CEMETERIES:**

Mayor Johnson presented a proposal for digital mapping and database for the City's cemeteries. Councilmember Griffin moved to accept the proposal and to appropriate \$42,659 from capital improvement to complete the project. Councilmember Nix seconded the motion which passed unanimously.

**COUNCIL APPROVES HR2023-002, TEMPORARY STAFFING BID RESULTS :**

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Mayor Johnson presented HR2023-002, Temporary Staffing Bid Results. Councilmember Mount moved to approve HR2023-002. Councilmember Powell seconded the motion which passed unanimously.

**COUNCIL APPROVES 2023 COMPREHENSIVE PLAN FOR THE CITY OF ANDALUSIA:**

Mayor Johnson presented the 2023 Comprehensive Plan and noted that it had been accepted and approved by the Planning Commission. Mr. Boswell moved to accept the 2023 Comprehensive Plan. Councilmember Nix seconded the motion which passed unanimously.

**ADJOURNMENT:**

With no further business, Mayor Johnson called the meeting adjourned.

**THE CITY OF ANDALUSIA, ALABAMA**

By: \_\_\_\_\_  
Earl V. Johnson, Mayor

**ATTEST:**

\_\_\_\_\_  
**John M. Thompson, City Clerk-Treasurer**