



City Council Work Session Minutes

January 20th, 2022

6:30 pm

Mayor Calvin Woodrey called the work session to order at 6:30pm. The Mayor asked that City Manager Marcos Nichols to begin with reports. Marcos asked for Planning and Zoning Administrator, Bill Jones to begin by discussing the ordinance regarding the rezoning of part of Lot 3874, located on Howe Road. This rezoning will create 86 R-2 lots and leave 25 R-1 lots. The Planning commission recommended that Council approve the re-zoning of the plot but as the discussion of Green space has been an item of discussion lately, the drawings will need to include that in them before final plot revision. Cristo homes had representatives present. They explained they can incorporate around 4% into green space if needed but that too would need to be approved as to where the placement of that would be. It was discussed that a public hearing would need to be held and letters will need to go out to those properties that surround the proposed rezoning.

Next Fire Chief, Darrell Yater discussed the ordinance regarding Part-Time Firefighter wages. He reviewed the comparable that he presented to Council at the last work session. He explained again that we are lower than some of the departments around us and hoped that Council would approve a \$1.00 increase for certain positions within the department to bring our wages more competitive to those around us. Also it was asked that Council waive the three readings and pass this by emergency, making the pay increase retroactive to this pay period to show our members that it is important to us that we retain them as employees of the City.

Finally City Manager, Marcos Nichols discussed the ordinance regarding inserting Section 891.21 – Report of Property Rentals and Leases Required. This ordinance will aide in the identification of leasee's and in the collection of income taxes by identifying those living in the City. This would require the Bi-annual reporting of those that were living in such rental properties. Councilman Agee questioned the amount of work this would place on our landlord's in the area, he questioned if annual reporting and at the time of a new lease being signed wouldn't be more realistic. A discussion was had regarding this where as other Council members stated that the ordinance did not require that every time a new lease was signed it need to be reported and that may be more frequent than the bi-annual reporting. CM Nichols stated that he would try to have

Tax Commissioner come to the next work session to discuss this with them in more detail. Next CM Nichols stated that he had an executive Session request to consider confidential information related to marketing plans, specific business strategy, production techniques, trade secrets, or personal financial statements of an applicant for economic development assistance and to consider the purchase of property for public purposes. Mayor Woodrey stated that Council also had an executive session request to consider the appointment or employment of a public employee or official and to confer with legal counsel.

Vice Mayor Perry made a motion to go into executive session for all the above listed reasons, followed by a second by Councilman Agee. Roll call was taken; 6 ayes, 0 nays, 1 absent. Council went into executive session at 6:46pm.

Vice Mayor Perry made a motion to come out of executive session and to adjourn the Council work session, followed by a second by Councilman Agee. Roll call was taken; 6 ayes, 0 nays, 1 absent. Council work session was adjourned at 7:24pm.

***Agenda is subject to change**