

MINUTES OF THE HOUSTON COUNTY COMMISSION  
REGULAR SESSION  
July 23, 2018

PRESENT: Chairman Mark S. Culver, Commissioner Doug Siquefield, Commissioner Jackie Battles, Commissioner Brandon Shoupe, County Attorney Pres Register, County Engineer Barkley Kirkland, Chief Administrative Officer William J. Dempsey.

Chairman Culver welcomed everyone to the July 23<sup>rd</sup>, 2018, Houston County Commission Meeting and called the 10:00 a.m. meeting to order. He declared a quorum as the majority of the commissioners were present.

Absent: Commissioner Curtis Harvey

Lieutenant Austin Sturdivant, Officer of the Salvation Army, gave the invocation and Commissioner Jackie Battles led in the Pledge of Allegiance.

Commissioner Doug Siquefield made a motion to approve the minutes of the previous meeting. Commissioner Battles seconded the motion and it carried unanimously.

ANNOUNCEMENTS AND COMMENTS FROM THE CHAIRMAN AND COMMISSIONERS

Chairman Culver reminded everyone that Foster Fest will be held on Friday, August 3<sup>rd</sup> and he encouraged everyone to participate in this popular monthly event. He also announced that on August 23<sup>rd</sup>, the Commission will not hold its regularly scheduled Administrative Meeting due to the commissioners attending the ACCA State Convention.

AWARDS & PRESENTATIONS

1. Recognition – Wicksburg 12U Ponytail Softball Team – Commissioner Brandon Shoupe

Chairman Culver stepped down to the podium and announced that today's first recognition was the Wicksburg 12U Ponytail Softball Team. He asked Commissioner Shoupe to come to the podium to introduce the team. Commissioner Shoupe began by stating that this was a special day for District 4 and especially for the community of Wicksburg as the 12U Ponytail Softball Team had recently won the state title and they will be traveling to Louisiana to represent Alabama at the World Series Games. He added that the girls have battled hard to get to this point and they are so deserving of. Commissioner Shoupe then introduced Coach Zane Kelley and asked him to come forward for any comments. Coach Kelley began by thanking the Commission for having them today at the meeting. He stated that the girls had worked very hard and their determination and "no quit" attitude that they have had has gotten them to where they are today. He added that coming from a small community, such as Wicksburg, that these girls have had to play and beat some larger cities such as Dothan, Troy, Auburn, and Montgomery. The

girls never gave up and made a great accomplishment and he could not be more proud of each and every one of them. He continued by saying that the area communities are also extremely proud of the team and has shown their support through kind words and donations that will be put to good use as they travel to Louisiana and represent not only Wicksburg but the great state of Alabama. He then introduced the team members that were present: Anslie Ellenburg, Saylah King, Makala McKinney, Ella Grace Kelley, Alaina Deal, Lana Carpenter, Olivia Reynolds, Breeley Taylor, and Kelsey Ellenburg. Coach Kelley mentioned that there were a few girls that could not make it today. The team is scheduled to leave on Thursday and the first game is on Saturday against South Carolina.

Chairman Culver added that Houston County is very fortunate because not only is Wicksburg headed to the World Series, but the 9-10 year old boys' team from Dothan, coached by Cliff Mendheim, is also headed to the World Series. He wished both Houston County Teams the very best and hopes they both bring back a championship.

## 2. Recognition – Houston County Sanitation Department – Commissioner Doug Siquefield.

Chairman Culver asked Commissioner Siquefield and County Engineer Kirkland to come forward. Commissioner Siquefield stepped to the podium and began by recognizing the Houston County Sanitation Department led by Jim Nunley and Ken Menefee and stated that they have reached 1,000+ days of safety without a medical claim. The department services over 600 homes per day and cover anywhere from 100-300 miles per day. The last medical case that was reported was on October 12, 2015. Commissioner Siquefield stated that he could not say enough good things about Jim and his workers in the Sanitation Department for what they do and what they accomplish in keeping our county workers safe. Commissioner Siquefield then called County Engineer Barkley Kirkland to the podium to share a few words. Mr. Kirkland began by stating that Jim and the entire Sanitation Department do an excellent job and it's a thankless job. They work hard and put safety first and it's an entire team effort. He commended Jim for the excellent job he does in leading this department and his crew. Commissioner Siquefield closed by stating that the department is very safety conscious and they work closely with the Safety Director, Kelly Crowell.

## REGULAR AGENDA

### 1. Request from Wiregrass Area United Way Food Bank to spray for weeds in parking lot and along fence line at their facility located on Twitchell Road – David Hanks, Executive Director

Commissioner Brandon Shoupe made a motion to approve the spraying of the weeds. Commissioner Siquefield seconded the motion and it passed unanimously.

### 2. Request to approve Volunteer Employee Consent Form

Commissioner Doug Siquefield made a motion to approve the Volunteer Employee Consent Form. Commissioner Shoupe seconded the motion. Chairman Culver commented that this is meant for

volunteers that are operating county equipment. When called for the question, the motion passed unanimously.

### 3. Request to approve preliminary plat for Thomley Ridge Subdivision – Road and Bridge

Commissioner Shoupe made a motion to approve the preliminary plat for the Thomley Ridge Subdivision. Commissioner Sinquefield seconded the motion. Chairman Culver mentioned that there were people in attendance that would like to make some comments so he reminded everyone that the process for this request is for the commission to approve a preliminary plat for work to begin on the subdivision but that the developer cannot sell any lots until the final plat is approved. This takes place after all inspections and regulations are approved by the engineer.

Commissioner Shoupe began by stating that there is some confusion about the power that the county commission has and the power that the county commission does not have in approving subdivision plats. Many people assume that the commission can deny a subdivision if enough people got together and wanted the commission to do that but that is not the case. The commission does not have the authority to regulate land that is out in the county but the commission does have the authority to regulate how our roads are built near the subdivisions. Chairman Culver stated that theoretically the commission could deny it but the developer could go directly to court and get it approved if they meet all the requirements. It cannot be denied if it meets regulations.

Chairman Culver then asked for comments from the public. Mr. Phillip Campbell came to the podium. He stated that he lived in the Wicksburg community and has some concerns about the proposed subdivision. He has four (4) areas of concern beginning with water coming into the subdivision in the way of volume and pressure to service the subdivision and how it will affect the businesses and homes beyond the subdivision. Mr. Campbell's second concern is waste water. He states that the lots are fairly small and each dwelling will have their own septic system. He questioned whether or not the lots are big enough and does it perk well enough, with that many septic systems, to perform adequately. His third water concern is storm water and does the developer have a plan in place to deal with the storm water or will it run across Hwy. 123 each time it rains. Mr. Campbell's fourth concern is not necessarily to do with this particular subdivision, but with the growth of the west end of the county, is the school. He feels that the school should be doing something now to grow as the area grows. Is there a plan to accept the additional students that will come with this new subdivision and the other housing areas that are being built in the west end of the county? He feels that Wicksburg is the best school in the county and they would like to keep it that way. He would hope that this concern is on everyone's agenda. At this time, Mr. Zane Kelley approached the podium and stated that he was a 1997 graduate of Wicksburg. He also wanted to address the situation of adding more students to a school that is already at maximum capacity. Mr. Kelley feels that the school needs to be updated and expanded to accommodate more students.

At this time, Chairman Culver asked the engineer of the development to step forward to answer the questions of concern. Mr. Lee Brown, of Northstar Engineering, stated that he could address three of

the four concerns, which are all three valid concerns. On the water service, he reported that it is actually a City of Dothan water system and they have been in contact with the city and have completed a fire flow analysis. According to the City regulations, a 1,500 gallon per minute flow on each hydrant is required. The city did express some concerns on the everyday pressure and they are looking into that to determine what size meters will be required for each lot.

On the septic lot size, the minimum is 15,000 square feet and the lot sizes do exceed that requirement. A geo-technical test has been done and the soil is very sandy in that area. When the preliminary plat is approved, the engineers will be on site to retrieve soil samples for the County Health Department for soil profiles.

In reference to the storm drainage, there are two storm water detention ponds designed on the property. The post-developed peak flow rate leaving the property is at or below the pre-developed rate. Mr. Brown did mention that they have meet with the Alabama DOT and the engineers. There are left and right hand turn lanes designed and planned for on Hwy. 123.

Chairman Culver stated that the county subdivision regulations require that storm water run-off is handled properly and the county staff will review, at least twice, that the storm water run-off meets the proper handling. The state health department will inspect each and every septic installation to assure that regulations are met. As far as the school, Chairman Culver stated that whether this subdivision is approved or not, that area will continue to grow as will the rest of the county. It is up to the school to do any expansions or updating, but funding is in need to do these projects and the county will do whatever they can to help address that problem at the proper time.

Chairman Culver then called for the question and the motion carried unanimously.

#### STAFF REPORTS

Chief Administrative Officer – No Report

County Engineer – One Closed Road –Pleasant Grove Road

County Attorney – No Report

Commissioner Battles reminded everyone to take caution while traveling on Fortner Street as there is a lot of construction going on.

Commissioner Battles made a motion to adjourn. The motion was seconded and carried unanimously.