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# Council Work Session September 18, 2023

**DATE AND TIME:** Monday, September 18, 2023, 05:00 PM

## **Members Present:**

Mayor Mike Fuessler  
Mayor Pro Tem Ed Brown  
Councilmember Marion Ramsey  
Councilmember Stephanie Jarrett

Councilmember Charles Brewer  
Councilmember Kellie Harrold  
Councilmember Matt Hickey

## **Staff Present:**

City Manager Dalton Pierce  
Municipal Clerk Amy Craig  
Finance Director Jeff Wilkins  
Utilities Director Ben Wright  
Police Chief Brian Trail

Human Resources Director Sarah Ramirez  
Community Engagement Director Becky Mestas  
Planning Director David Breakfield  
Fire Chief Mike Regal

## **Participants:**

## **Others Present:**

(See Sign-in Sheet)

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### **1. WELCOME AND CALL TO ORDER**

Mayor Mike Fuessler

- Mayor Fuessler called the meeting to order at 5:00 pm

### **2. PRAYER**

Mayor Pro Tem Ed Brown

### **3. PLEDGE OF ALLEGIANCE**

Mayor Mike Fuessler

### **4. PRESENTATIONS**

#### **4.1. Rezoning Lee Street**

City Manager Dalton Pierce stated that if Lee Street is rezoned, it will amend the zoning from General Industrial (GI) to R7. Planning Commission recommends the rezoning due to compatibility with the surrounding, while remaining consistent with the Comprehensive Plan. The rezoning of Lee Street is similar to that of Railroad Avenue. Council requested a parcel map or location for the rezoning. Planning Director David Breakfield stated that it is directly behind the A-1 Car Wash and shares a fence line with them.

#### **4.2 Roosevelt Street – Complete Street and Parking Lot**

City Manager Dalton Pierce provided a presentation regarding a concept that has been developed for the B-1 downtown area regarding the aesthetics and curb appeal in front of the government buildings along Roosevelt Street. This is a new concept developed by York Economic Development Corporation that involves the parking lot behind the businesses. The concept will be a complete street in nature, addressing streetscape, bump outs, drop waste (dumpster) pads, inputs, pavement markings, and approximately 1,000 feet of waterline, fire apparatus, and traffic. The costs would be approximately \$1.9million to \$2million. This project has been earmarked for the 2025 State Appropriations.

The proposal for a parking lot on Congress Street will produce 193 parking spaces, push back solid waste bins away from the streets, and will cost approximately \$1.6million to \$1.7million. This project is mainly surface level, as it pertains to curb and gutter. It will also include cleaning up

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overhead electrical and providing sidewalks for pedestrian safety. The goal is to make this a wholesome project to include complete street and parking lot. The City is growing, which will cause more need for parking and functionality as the space is limited and functionality is important. Council inquired about the property being leased on Roosevelt Street that does not belong to the City. City Manager Pierce stated that this matter will have to be revisited with stakeholders and that no one will lose parking spaces. Council asked if the utility connections, City and privately owned, would be moved closer to the buildings due to trucks breaking them by running over them in the past. City Manager Pierce stated that the functionality will cover that, and finer details will be discussed further down the road. Also, Council wanted to know if a parking garage would be more viable than a parking lot. City Manager Pierce stated that it could be a possibility, but you do not want the aesthetics taken away from the street.

### 4.3 FY2025 State Budget Earmark Appropriation Request

City Manager Dalton Pierce stated that he met with staff last week and they discussed needs for their departments. Each department provided feedback of items that would benefit their department. Additional fire stations and facility upgrades were mentioned. Ballpark figures for what was discussed are \$10-12million. All the items discussed will be prioritized, and the state will be provided with what the City is willing to provide.

### 4.4 Organizational Changes and Improvements

Human Resources Director Sarah Ramirez stated that her proposals for organizational changes had been Tabled to allow for more discussion. Council inquired if everything was the same as presented in the spring, in which Human Resources Director Ramirez confirmed that it was the same. Also, Council stated that they would like to see the sick pay out remain for employees. The proposal will remain Tabled until the October Council meeting, in which Council will plan to take action on the proposal.

## 5. ADJOURN

Councilmember Hickey made a Motion to Adjourn and move into the Special Called meeting, which was Seconded by Mayor Pro Tem Brown. With no Discussion, the Motion was passed unanimously. The meeting Adjourned at 5:18pm.

Respectfully Submitted,



Amy Craig  
Municipal Clerk