

February 21, 2017
Special Work Session Meeting
DRAFT
MINUTES OF THE SPECIAL WORK SESSION MEETING OF CITY COUNCIL HELD
FEBRUARY 21, 2017

A Special Work Session Meeting of the City Council of the City of Hopewell, Virginia, was held Tuesday, February 21, 2017, at 6:30 p.m. in the City Council Chambers, Municipal Building, 300 North Main Street, Hopewell, Virginia.

PRESENT: Jackie M. Shornak, Mayor
Jasmine E. Gore, Vice Mayor
Christina Luman-Bailey, Councilor
Arlene Holloway, Councilor
Anthony J. Zevgolis, Councilor
Janice B. Denton, Councilor
Brenda S. Pelham, Councilor

Mark A. Haley, City Manager
Stefan M. Calos, City Attorney
Ross A. Kearney III, City Clerk

ROLL CALL

Mayor Shornak opened the meeting at 6:30 p.m. Roll call was taken as follows:

Mayor Shornak	-	present
Vice Mayor Gore	-	present
Councilor Luman-Bailey	-	present
Councilor Holloway	-	present
Councilor Zevgolis	-	present
Councilor Denton	-	present
Councilor Pelham	-	present

PRAYER AND PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA

Prayer was performed by Pastor Jeff Butler of OC3, followed by the Pledge of Allegiance to the Flag of the United States of America.

MOTION: To amend or adopt agenda

Motion was made by Councilor Luman-Bailey, and seconded by Councilor Denton, to adopt the agenda. Upon the roll call, the vote resulted:

Councilor Pelham	-	yes
Mayor Shornak	-	yes
Councilor Luman-Bailey	-	yes
Councilor Holloway	-	yes
Councilor Zevgolis	-	yes
Vice Mayor Gore	-	yes
Councilor Denton	-	yes

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Vote Result: 7-0 Agenda Adopted

WORK SESSION

WS-1 - Work Session - Public Safety Buildings Presentation

City Manager Mark Haley and Public Works Director Mr. Ed Watson presented to council an updated briefing on the Public Safety Buildings. Mr. Haley started by representing that the two current Fire Stations are in very bad shape and are continuously blocked by train activity which impedes the response time. The facilities sleeping quarters are not adequate and continue to have plumbing, heating and air problems. As stated in previous presentations the Police Department needed to be built downtown which is why the property was secured. The current Police Station has numerous problems as well such as, plumbing, leaks, rodents and the current lack of parking. Mr. Watson informed council that the new Police Station renderings is 13,000 square feet and has been approved by the Downtown Design Review Committee (DDRC) of which includes the additional parking and upon Councils request the station is a one story building instead of a two story building of which reduced the cost. The new Fire Station will be located at the corner of Arlington and Winston Church Hill and include a six bay station of which will be two stories with living quarters, weight room, laundry room, offices for the command units and staff. The new station will also house the Emergency Management Operations.

Mr. Haley informed Council that the City has the money in-hand now to build the Police Station and would have a \$1 million dollars left over to do the site and sewer preparation on the new Fire Station property until the time was right to borrow the additional money to complete the new Fire Station. Mr. Watson stated that to build the new Police Station it would cost \$5.4 million dollars and to build the new Fire Station it would cost \$7.8 million dollars.

Councilor Pelham requested from the City Manager a cost breakdown of both buildings. Councilor Zevgolis asked what would be done to the basement of the Municipal Building/City Hall once the Police Department had moved out of the basement. Mr. Watson explained that they would remodel the basement and upgrade the bathrooms and would create new office space of which the City Manager would decide on who would occupy the basement. The current cost to upgrade the basement at this time would be \$300,000. Councilor Luman-Bailey asked how much would we save by building both buildings now? Mr. Haley and Watson stated it would save the City \$150,000. Councilor Denton when could we start the Police Department? Mr. Watson stated in 4 to 6 weeks we could break ground and we could get the cost down if council would decide on the direction in which to proceed however, the longer we wait on what direction to go the chances are great that the costs will go up. Councilor Holloway asked if we have a tentative date of when the Fire Department project could start. Mr. Haley stated that once the CAFR is done and Mr. Sanderson from Davenport has looked at the market, a report could be presented to council on how to proceed with the next phase of the project. Mayor Shornak stated we cannot do one project without the other. The condition of all three buildings is poor. The Mayor requested that the Councilors inform the City Manager as to when this item is to be placed on an upcoming meeting agenda.

WS-2. – Work Session - Hopewell Fire Department Call Volume/Merger

Chief Donny Hunter addressed Council and explained that over the years the volunteer EMS crew has been the primary responders to medical emergencies with the Hopewell Fire Department being the secondary responders however now it appears that the volunteer EMS crew will be ending at the end of March 2017 therefore, the Hopewell Fire Department EMS will become the only responders and because of this action the their calls will not increase tremendously and may have a significant effect in the event there are multiple EMS calls at one time. Chief Hunter proposed to council as a possible solution to add

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two additional firefighters to each shift and if he is unable to add then the City would need the assistance of Prince George and Chesterfield Counties Fire Departments. Chief Hunter said the cost of adding the additional manpower would be \$300,000. Council agreed to appoint Vice Mayor Gore and Councilor Luman-Bailey to meet with the volunteers to see if the situation could be rectified so that the EMS services would not be interrupted. The Mayor asked for Vice Mayor Gore and Councilor Luman-Bailey to report back once they have had a chance to meet.

WS-3. – Work Session - Discussion and Planning for the City Council Retreat March 17th & 18th

City Manager Mark Haley reminded the councilors that on March 8th Ms. Tyler St. Clair will be here to interview all Councilors for the upcoming retreat. Also, the Beacon has been reserved for these two days as council had requested. Councilor Gore asked that a “Draft Agenda” be provided ahead of time, Mr. Haley explained that this would be up to the facilitator however, he did pass along and speak to Ms. St. Clair about the items the councilors would like to have discussed during the retreat. The retreat will start on Friday March 17th at 12N and continue on Saturday March 18th beginning at 8:30 AM.

WS-4. – Work Session - New Pending List Items

City Council reviewed the Pending List items from the previous meeting and made minor tweaks and adjustments.

CLOSED MEETING

Motion was made at 8:10 p.m. by Councilor Denton, and seconded by Councilor Luman-Bailey, to resolve to convene into closed meeting for (I) discussion of performance or appointment of specific appointees of City Council (City Manager, City Attorney, City Clerk, Legislative Committee); (II) discussions concerning prospective businesses or industries or the expansion of existing businesses or industries where no previous announcement has been made of the businesses’ or industries’ interests in locating or expanding their facilities in the community; (III) discussion or consideration of the investment of public funds where competition or bargaining is involved, where, if made public initially, the financial interest of the governmental unit would be adversely affected; and (IV) consultation related thereto and other specific legal matters requiring the provision of legal advice by counsel retained by City Council, in accordance with Virginia Code § 2.2-3711 (A) (1), (5), (6) and (7), respectively. Upon the roll call, the vote resulted:

Councilor Pelham	-	yes
Mayor Shornak	-	yes
Councilor Luman-Bailey	-	yes
Councilor Holloway	-	yes
Councilor Zevgolts	-	yes
Vice Mayor Gore	-	yes
Councilor Denton	-	yes

Vote Result: 7-0 YES

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OPEN SESSION

Council convened into Open Session. Councilors responded to the question: pursuant to Virginia Code § 2.2-3712 (D): were only public business matters (I) lawfully exempted from open-meeting requirements and (II) identified in the closed-meeting motion discussed in closed meeting? Upon the roll call, the vote resulted:

Councilor Pelham	-	yes
Mayor Shornak	-	yes
Councilor Luman-Bailey	-	yes
Councilor Holloway	-	yes
Councilor Zevgolis	-	yes
Vice Mayor Gore	-	yes
Councilor Denton	-	yes

Vote Result: 7-0 YES

ADJOURN

At 10:10 p.m., motion was made by Councilor Zevgolis, and seconded by Councilor Denton to adjourn. Upon the roll call, the vote resulted by all voting aye:

Vote Result: 7-0 Aye - Adjourn

Jackie M. Shornak, Mayor

Ross A. Kearney III, City Clerk