

December 19, 2023  
 Regular Council Meeting  
 12191 Magnolia Springs Hwy.  
 Magnolia Springs, Alabama 36555

1. Call to Order:

Mayor Kim Koniar called the meeting to order at 5:00 pm following publication and posting pursuant to Alabama law.

2. Roll Call:

Mayor Kim Koniar; Mayor Pro Tempore Nick Shields;  
 Councilmember Steve Mobley; Councilmember Ross Houser;  
 Councilmember Andrew Monaghan; Councilmember Bob Turner.  
 Also, present: Town Clerk Hannah Driskell.

3. Invocation and Pledge:

Mayor Pro Tempore Nick Shields led the invocation and pledge.

4. Approval of Council Minutes, November 2023:

Mayor Kim Koniar asked for approval of minutes for Council Workshop, November 14, 2023, and Regular Council Meeting, November 28, 2023. Councilmember Steve Mobley made a motion to approve the Council Workshop and Regular Council Meeting minutes. Second, by Councilmember Andrew Monaghan. All in favor. Motion carried.

5. Approval of Financials and Expenditures, November 2023:

Mayor Kim Koniar noted that the November Financials and Expenditures have not been included in the package for approval due to the Council Meeting being moved and the independent bookkeeper had not had time to reconcile the bank statements. Mayor Koniar noted that the November Financials and Expenditures will be on the agenda to approve at the January Regular Council Meeting.

6. Public Comment:

- Michael Purvis – Michael Purvis, resident of Magnolia Springs Highway, asked the Council to consider adding a disc golf course in the Magnolia Springs Old School Park. Mr. Purvis noted that he can get a course and price proposal for the Council to review if the Council is interested. Mr. Purvis noted that disc golf is becoming a popular sport, and it could draw more people into the community.

7. Resolutions:

- Resolution No. 2023-37 – A Resolution Authorizing the Mayor to Enter into a Contractual Agreement with United Way of Baldwin County – Mayor Kim Koniar noted that the Town has given United Way a \$500 donation each year. Councilmember Andrew Monaghan made a motion to approve Resolution No. 2023-37. Seconded by Mayor Kim Koniar. All in favor. Motion carried.
- Resolution No. 2023-38 – A Resolution Authorizing the Mayor to Retain Civil Southeast, LLC to Provide Engineering Services for ALDOT Supplemental Funding for TAPUC-TA23(930) Sidewalk Improvements – Mayor Kim Koniar noted that Resolution No. 2023-38 is for the supplemental funding for the drainage along Gates Avenue and Old Marlow Road. Councilmember Steve Mobley made motion to approve Resolution No. 2023-38. Seconded by Councilmember Ross Houser. All in favor. Motion carried.
- Resolution No. 2023-39 – A Resolution Authorizing Civil Southeast, LLC to Make Application to ALDOT for Roadway Improvements – Mayor Kim Koniar noted that Resolution No. 2023-39 would allow Civil Southeast to make a grant application to ALDOT under Rebuild Alabama for street and road repaving up to \$250,000. Councilmember Bob Turner made motion to approve Resolution No. 2023-39. Seconded by Councilmember Andrew Monaghan. All in favor. Motion carried.
- Resolution No. 2023-40 – A Resolution Authorizing a Pay Increase to the Town Clerk for Achieving the Certified Municipal Clerk Designation – Mayor Kim Koniar noted that Town Clerk Hannah Driskell recently earned her Certified Municipal Clerk designation. Mayor Kim Koniar proposed giving the Town Clerk a \$1,000 increase in pay, bringing her salary to \$57,700 per year. Councilmember Ross Houser made a motion to approve Resolution No. 2023-40 giving the Town Clerk a \$1,000 raise. Seconded by Councilmember Bob Turner. All in favor. Councilmember Steve Mobley abstained. Motion carried.

8. Reservation Application for Magnolia Springs Old School Park:
  - St. Paul's Episcopal Chapel, The Burning of the Greens, January 6, 2024 – Councilmember Steve Mobley made motion to approve St. Paul's Episcopal Church using the Magnolia Springs Old School Park for the Burning of the Greens event on January 6, 2024. Seconded by Councilmember Andrew Monaghan. All in favor. Motion carried.
9. Jeremy Middlebrooks, 14144 Oak Street Zoning Violation – Mayor Kim Koniar stated that Mr. Jeremy Middlebrooks at 14144 Oak Street constructed a carport for his RV on the street side of his property without permits. Mr. Middlebrooks was sent letters from the Town to remove or get the carport permitted. Mr. Middlebrooks applied for a permit, and it was denied. The carport remains on the property. The Council agreed to move forward with the Town Attorney starting legal action.
10. Walter Dunlap, III, 14861 Cotton Stocking Lane Nuisance Abatement – Mayor Kim Koniar noted that Walter Dunlap, III at 14861 Cotton Stocking Lane was sent a nuisance letter by the Town and the Town Attorney to remove the junked automobiles from his yard. Mr. Dunlap has not moved the vehicles. Mayor Kim Koniar noted that a public hearing would need to be held for the Town to abate the nuisance.
11. Discussion:
  - Nuisance & Zoning Violation Updates – Mayor Kim Koniar noted that the empty lot beside 14144 Oak Street has a storage shed located on it, which the Zoning Ordinance does not allow. A letter was sent to the property owner regarding the Zoning Violation, but nothing was done. Mayor Koniar discussed a carport on School Street was constructed in the front yard of the property without obtaining the proper permitting. Mayor Koniar noted that there is a residence on Magnolia Springs Highway near Cotton Stocking Lane that built a fence without proper permitting that is six foot in height in the front of the home.

Mayor Kim Koniar discussed the library meeting that was held on December 18, 2023, with the Baldwin County Commission staff. The county services will continue until the Baldwin County Commission decides on if they will take over the Baldwin County Library Cooperative as a department under the County administration or not.

Mayor Kim Koniar noted that Avizo Group will be conducting the fiscal year 2022/2023 financial audit. Avizo Group should begin the audit process in January 2024.

Mayor Kim Koniar noted that she will stay on the Short-Term Rental Committee and the Finance and Audit Committee.

12. Council Acceptance of Mayor Kim Koniar's Resignation:

Councilmember Ross Houser made a motion to accept Kim Koniar's resignation as Mayor. Seconded by Mayor Pro Tempore Nick Shields. All in favor. Motion carried.
13. Appointment of Mayor:

Councilmember Andrew Monaghan nominated Councilmember Ross Houser for the Mayor position. Seconded by Councilmember Bob Turner.

Roll Call Vote:

Mayor Pro Tempore Nick Shields, yea  
Councilmember Andrew Monaghan, yea  
Councilmember Steve Mobley, yea  
Councilmember Ross Houser, yea  
Councilmember Bob Turner, yea  
5 yea, 0 nay. All in favor. Motion carried.

14. Swearing-In of Mayor:

Ross Houser was sworn into office by Hannah Driskell, Notary Public, with his wife, Taylor Houser, holding the Bible.
15. Resolution No. 2023-41 – Ratifying the Use of Current Depository and Authorizing Certain Town Officials to Execute Financial Documents:

Councilmember Steve Mobley made a motion to approve Resolution No. 2023-41. Second, by Councilmember Bob Turner. All in favor. Motion carried.

16. Council, Legal Counsel and Staff Comments:

Town Clerk Hannah Driskell discussed a future contract with Baldwin County 9-1-1 regarding addressing services within Town limits. The contract would require the Town to pay \$5,761 per year.

Town Hall will be closed December 25 and 26 for the Christmas Holidays and January 1 for the New Year's Day Holiday. Town Clerk Hannah Driskell will be on vacation the week between Christmas and New Year's Day; however Assistant Town Clerk Jessica Edgecomb will be in the office.

The Town-Wide Bulky Waste Pick-up will be on Thursday, December 28, 2023. The Short-Term Rental Committee will meet Wednesday, January 4, 2024, at 4:00 p.m. The Planning Commission Meeting was moved to Tuesday, January 9, 2024, at 4:00 p.m.


17. Any Other Business That Might Come Before the Meeting:

No other business that might come before the meeting.

18. Adjourn:

Mayor Ross Houser asked for a motion to adjourn the meeting. Councilmember Bob Turner made a motion to adjourn. Second, by Mayor Pro Tempore Nick Shields. All in favor. The meeting adjourned at 5:28 pm.

Approved this 23rd day of January 2024.



Ross Houser, Mayor

ATTEST:

  
Hannah Driskell, Town Clerk

