

CITY OF BESSEMER, ALABAMA

REGULAR SESSION

The Council of the city of Bessemer, Alabama met in regular session at the City Hall in said City on Tuesday, April 21, 2026, at 9:00 a.m. Central Standard Time. The meeting was called to order by Council President Jarvis Collier.

The invocation was given by School Board President Mr. Terry Dawson and the Pledge of Allegiance was led by Council Pro – Tem Chester W. Porter.

Upon roll call, the following council members were found to be present; Councilors Carla F. Jackson, Cleophus King, Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Absent: Councilor Sarah B. Person. City Clerk Wanda D. Taylor stated that a quorum was present and the meeting was opened for the transaction of business.

The minutes from the April 7, 2026, meeting were presented to the Council by City Clerk Wanda D. Taylor.

Councilor Porter made a motion to approve the minutes. Councilor Stephens seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Carla F. Jackson, Cleophus King, Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Nays: None. The motion carried.

Presentation, Awards, Announcements, and Recognition:

City of Bessemer Mayor Kenneth E. Gulley greeted the council and all attendees present at the meeting. He then yielded the floor to City Engineer Daniel Mayfield, who provided an update to residents regarding concerns related to U.S. Pipe.

City Engineer Daniel Mayfield reported that he contacted ADEM and spoke with Mr. Wayne Holt, who is responsible for issuing permits. Mr. Holt confirmed that U.S. Pipe currently holds an active Industrial and Stormwater permit through ADEM. Mr. Mayfield also stated that he reached out to U.S. Pipe’s Environmental Vice President, Mr. Scot Aler,

who explained that the facility recently experienced a water line break. As a result of the break, cement lining powder residue remained on the ground before it could be cleaned, which subsequently entered the city's drainage system. Mr. Mayfield further noted that Mr. Holt indicated ADEM is aware of the complaint related to this incident and has initiated an investigation. Upon completion, ADEM will issue a formal report.

Councilor Porter thanked Mr. Mayfield for his update to the Council and citizens.

Mayor Gulley welcomed members of Delta Sigma Theta Sorority, Inc. and Omega Psi Phi Fraternity, Inc., and commended their service to the Bessemer community. He then presented both organizations with an official City proclamation.

The reading of the proclamations was presented by Bessemer City Clerk, Mrs. Wanda D. Taylor.

Councilor Person arrived to the City Council meeting at 9:20 A.M.

Councilor Jackson thanked the members of Delta Sigma Theta Sorority, Inc., and Omega Psi Phi Fraternity, Inc. for their continuous support and service to the community.

Jefferson County Alumnae Chapter of Delta Sigma Theta Sorority, Inc. President Vida Boyd thanked the Mayor and Council for all they do to move the City of Bessemer forward.

Omega Psi Phi Fraternity Alabama State Representative Barrington Dames expressed appreciation to the Mayor and Council for recognizing the fraternity in the City of Bessemer.

Mayor Gulley presented a proclamation declaring April 19–25, 2026, as National Crime Victims' Rights Week in the City of Bessemer.

District Attorney Lynneice Washington thanked the Mayor and Councilmembers for their continued support of the District Attorney's Office. She announced that the office will host a blood drive on Wednesday, April 22, 2026, at North Highland Baptist Church from 9:00 a.m. to 1:00 p.m., and their Annual Candlelight Vigil on Thursday, April 23, 2026, at Perfecting Reconciliation, beginning at 6:00 p.m.

Councilor King extended condolences to the Ross family following the passing of Bessemer City High School student Michael Ross.

Councilor Jackson presented a plaque of recognition to Bessemer City High School Principal Dr. Timothy Perry, Bessemer Police Officer Arthur Bracy, and State Representative Ontario Tillman for their service in the school system and the City of Bessemer.

Bessemer Area Chamber of Commerce President Latasha Cook-Williams announced the City of Bessemer’s new “I Care” Campaign. She noted that she, along with Councilor Porter and Councilor Collier, have discussed the initiative over the past two years. The campaign encourages residents to take pride in their community and help keep the city clean. She stated that the initiative is open to all who wish to participate in reducing loitering and moving the City of Bessemer ahead.

Councilor Porter presented a proclamation of appreciation to Malik Temple No. 270 for their community service and leadership throughout the City of Bessemer.

Councilor Person announced that Districts 2 and 3 will host a community resource event on April 28, 2026, at the Kenneth E. Gulley Recreation Center from 5:00 p.m. to 7:00 p.m.

Councilor Stephens announced that Lakewood Estates will host “Music in the Meadows” on May 16, 2026, from 12:00 p.m. to 8:00 p.m.

City Clerk Wanda D. Taylor presented Item#6: Weed Nuisance Report – Set Hearing Date.

**WEED NUISANCE REPORT
APRIL 21, 2026**

HEARING DATE: 5/19/2026 AT 9:00 A.M.

SITE ADDRESS	PARCEL NUMBER	OWNER(S)
1. 91 1 ST AVENUE NORTH	38 00 16 3 022 004.000	GLOVER MITTIE B EST OF
2. 92 1 ST AVENUE NORTH	38 00 16 3 023 007.000	HILL DINA B
3. 95 1 ST AVENUE NORTH	38 00 16 3 022 002.000	GRANT ALBERT
4. 3150 PINE CREEK LOOP	38 00 27 2 001 024.005	MURPHY TANEKO
5. 1906 SHORT 18 TH STREET NORTH	38 00 05 4 007 003.000	MOSTELLA WILLIAM B JR
6. 1916 SHORT 18 TH STREET NORTH	38 00 05 4 007 006.000	CHAMBLISS ROBERT L

7.	1812 19 TH AVENUE NORTH	38 00 05 4 007 002.000	66 22 LLC
8.	1814 19 TH AVENUE NORTH	38 00 05 4 007 001.000	STOUDIMIRE PENNY G
9.	1519 15 TH AVENUE NORTH	38 00 05 4 036 004.000	PEEPLES RICHARD IV
10.	1523 15 TH AVENUE NORTH	38 00 05 4 036 003.000	POLAR BEAR PAW AL LLC
11.	1527 15 TH AVENUE NORTH	38 00 05 4 036 002.000	FAITH MISSIONARY BAPTIST CHURCH
12.	1600 15 TH AVENUE NORTH	38 00 05 4 024 006.000	1600 15 TH AVE N TRUST KAREN MIZE AS TRUSTEE OR THE SUCCESSOR
13.	1609 15 TH AVENUE NORTH	38 00 05 4 023 004.000	FAITH MISSIONARY BAPTIST
14.	1504 15 TH STREET NORTH	38 00 05 4 038 001.000	SHORT JAMIE
15.	1615 15 TH STREET NORTH	38 00 05 4 034 009.000	HERRERA SALVADOR JR
16.	1804 15 TH STREET NORTH	38 00 05 4 041 002.000	PATTON AARON
17.	1808 15 TH STREET NORTH	38 00 05 4 041 003.000	MOSLEY JABARI & BEVILLE HERBERT
18.	1812 15 TH STREET NORTH	38 00 05 4 041 004.000	ROBINSON JAMES J JR ESTATE OF
19.	1816 15 TH STREET NORTH	38 00 05 4 041 005.000	HARPER CARRIE MAE &
20.	1826 15 TH STREET NORTH	38 00 05 4 041 007.000	RUIZ ROSA HERNANDEZ & AVIEL HAREL GARCIA
21.	1829 15 TH STREET NORTH	38 00 05 4 032 008.000	BUIE DERRICK F
22.	2208 15 TH STREET NORTH	38 00 05 3 007 002.000	HENLEY KENNETH JR
23.	2214 15 TH STREET NORTH	38 00 05 3 007 004.000	WELLS LAKITA D (D)
24.	1800 16 TH STREET NORTH	38 00 05 4 032 001.000	ACOFF E'DEIDRA D
25.	1802 16 TH STREET NORTH	38 00 05 4 032 003.001	SIMPSON NAYLAN (I/S)
26.	1808 16 TH STREET NORTH	38 00 05 4 032 003.000	SIMPSON NAYLAN (I/S)
27.	1821 16 TH STREET NORTH	38 00 05 4 027 011.000	FOSTER ODESSA ESTATE OF
28.	1713 LONG 12 TH STREET NORTH	38 00 08 1 020 005.000	CREEL TED
29.	1900 LONG 14 TH STREET NORTH	38 00 05 4 043 001.000	HACKWORTH KEVIN M
30.	2005 LONG 14 TH STREET NORTH	38 00 05 3 009 013.000	ROYAL SPARROW HOLDINGS INC
31.	2012 LONG 14 TH STREET NORTH	38 00 05 3 010 004.000	LEWIS JOE LARRY (D)(A) & JARRIOUS DAVIS
32.	2017 LONG 14 TH STREET NORTH	38 00 05 3 009 011.000	RAMIREZ-FRANCISCO VANESSA SALMAI
33.	2021 LONG 14 TH STREET NORTH	38 00 05 3 009 010.000	LAWSON FANNIE I
34.	2024 LONG 14 TH STREET NORTH	38 00 05 3 010 007.000	BARON & BAXTER HOLDINGS LLC
35.	2025 LONG 14 TH STREET NORTH	38 00 05 3 009 009.000	BROOKS JEFFREY D
36.	2121 LONG 14 TH STREET NORTH	38 00 05 3 008 011.000	BACCOUS ALESHEIA
37.	2125 LONG 14 TH STREET NORTH	38 00 05 3 008 010.000	WRIGHT JANEY H
38.	2200 LONG 14 TH STREET NORTH	38 00 05 3 012 001.000	RAYFORD BERNARD C & TURNER
39.	2208 LONG 14 TH STREET NORTH	38 00 05 3 012 005.000	HORN ROSLYN DENISE
40.	2210 LONG 14 TH STREET NORTH	38 00 05 3 012 006.000	HORNE EDWARD & MABEL
41.	2232 LONG 14 TH STREET NORTH	38 00 05 3 012 008.000	ZAMUDIO PEDRO MARTINEZ
42.	2204 SHORT 14 TH STREET NORTH	38 00 05 3 013 002.000	ZG MEDIA LLC
43.	1625 ARLINGRTON AVENUE	38 00 10 3 015 007.000	SEALES HORACE D & REBECCA A
44.	1411 BERKLEY AVENUE	38 00 10 3 030 005.000	ROBINSON EDWARD G (D) & VICKIE SCOTT
45.	1522 BERKLEY AVENUE	38 00 10 3 027 012.000	ODELL NATIONWIDE LLC
46.	1625 BERKLEY AVENUE	38 00 10 3 016 002.000	DOVI KOFFI H
47.	3006 7 TH AVENUE NORTH	38 00 03 2 015 007.000	WRIGHT JAMES E (R/S)
48.	3020 7 TH AVENUE NORTH	38 00 03 2 015 008.000	WRIGHT JAMES
49.	3100 7 TH AVENUE NORTH	38 00 03 2 008 009.000	JACKSON BRIAN S
50.	3102 7 TH AVENUE NORTH	38 00 03 2 008 010.000	TINOCO ISIDRO GARCIA
51.	3114 7 TH AVENUE NORTH	38 00 03 2 008 012.000	BRYANT ARTHUR LEE HEIRS OF
52.	3118 7 TH AVENUE NORTH	38 00 03 2 008 013.000	WILSON ANNETTE E
53.	2625 8 TH AVENUE NORTH	38 00 03 2 035 005.000	COLLINS RHONDA
54.	2629 8 TH AVENUE NORTH	38 00 03 2 035 002.000	HARRIS COLEMAN HEIRS OF
55.	1401 19 TH AVENUE NORTH	38 00 05 4 041 010.000	MAYE CATHERINE
56.	606 33 RD STREET SOUTH	38 00 02 3 010 016.000	GRACE HERBERT & MARTHA HEIRS
57.	3310 AVENUE E	38 00 02 4 003 001.000	KENNEDY DEV PROPERTIES INC
58.	3314 AVENUE E	38 00 02 1 014 001.000	STRATEGY INVESTING LLC
59.	3331 AVENUE E	38 00 02 1 011 002.000	TUCKER DAVID JR &
60.	3330 AVENUE E	38 00 02 1 012 010.000	EASON LEONARDUS (R/S WITH DEED)
61.	3333 AVENUE E	38 00 02 1 011 001.001	TUCKER DAVID &
62.	3219 FAIRFAX AVENUE	38 00 02 3 010 015.000	MOLETTA AMERICAN INVESTMENT LLC (R/S W DEED)
63.	3212 EXETER AVENUE	38 00 02 3 009 012.000	CRUMPTON ROSHALINA (R/S)
64.	3215 EXETER AVENUE	38 00 02 3 010 004.001	LONG CHERYL

65. 413 32 ND STREET SOUTH	38 00 02 3 009 008.000	WASHINGTON OTIS
66. 617 30 TH STREET SOUTH	38 00 02 3 026 010.000	J & M REAL ESTATE EQUITIES, LLC (R/S)
67. 616 30 TH STREET SOUTH	38 00 02 3 034 017.000	GACHUZ GENARO PEREZ & ZENaida MENDOZA JERONIMO
68. 3005 FAIRFAX AVENUE	38 00 02 3 026 008.000	O'BANNON LAWANDA JEAN
69. 2931 FAIRFAX AVENUE	38 00 02 3 034 001.000	GARCIA-CASTILLO EVERARDO (R/S W DEED)
70. 2927 FAIRFAX AVENUE	38 00 02 3 034 002.000	THOMAS WILLIE G JR
71. 2926 FAIRFAX AVENUE	38 00 02 3 035 017.000	CHARLES W CARTER JR
72. 2924 FAIRFAX AVENUE	38 00 02 3 035 016.000	JONES ONETHA Y
73. 137 WAVERLY CIRCLE	38 00 17 4 006 007.000	M E SCHILLECI PROPERTIES LLC
74. 709 SOUTHGATE LANE	38 00 30 1 003 001.000	WEST MATTHEW GLENN
75. 725 SOUTHGATE LANE	38 00 30 2 001 083.000	WEST MATTHEW GLENN & SARAH CHEK
76. 1 CARRIAGE HOUSE ROAD SW	38 00 30 3 001 003.000	LEWIS M E
77. 16 CARRIAGE HOUSE ROAD SW	38 00 30 3 001 010.000	CEGA INVESTMENTS LLC
78. 22 CARRIAGE HOUSE ROAD SW	38 00 30 3 001 013.000	CONREX ML SMA 2019 01 OPERATING CO LLC
79. 29 CARRIAGE HOUSE ROAD SW	38 00 30 3 001 039.000	GUARDIAN TAX AL LLC (I/S)
80. 499 FLINT HILL ROAD	38 00 30 2 001 069.000	MOTLEY JUANITA & SAMUEL L
81. 3826 PARKWOOD ROAD SE	38 00 36 4 001 001.000	RHYNE DAVID N & DIANE
82. 2323 MAPLE STREET SE	38 00 26 3 004 001.000	SHIVER DONALD LEE & LINDA RAY
83. 1912 5 TH AVENUE NORTH	38 00 09 1 006 010.000	DAVIS GEORGE W & MATTHEW W

Sanitation and Ordinance Inspector Aleria Harper greeted all present and presented the weed nuisance report to the City Council. She requested corrections to the report, including updating the addresses for items 18 and 22 and removing item 56. Mrs. Harper reported that there are 83 properties out of code and requested that the hearing be set for May 19, 2026, at 9:00 a.m.

Councilor Thigpen made a motion to set the date of the hearing for May 19, 2026, at 9:00 a.m. Councilors Stephens and Jackson seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Carla F. Jackson, Cleophus King, Sarah Person, Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Nays: None. The motion carried.

City Clerk Wanda D. Taylor presented Item#7: Longleaf Engineering – Public Hearing.

Attorney Martin Evans stated that he represents one of the property owners. He noted that he was informed the rezoning application had been withdrawn; however, a new application has been submitted and will be brought back before the Planning & Zoning Commission Board.

Item#7 was removed from the city council meeting agenda. There was no vote.

City Clerk Wanda D. Taylor presented Item#8: Maxus Construction – Public Hearing.

ORDINANCE NO. 3695

AN ORDINANCE TO FURTHER AMEND ORDINANCE NO. 3391 OF THE CITY OF BESSEMER ENTITLED "CITY OF BESSEMER ZONING ORDINANCE" PROVIDING FOR THE ZONING PLAN OF THE CITY OF BESSEMER," AND TO AMEND THE ZONING MAP OF THE CITY OF BESSEMER AS DESCRIBED IN SECTION 1.5 OF ORDINANCE NO. 3391, AS HERETOFORE ADOPTED ON THE 16TH DAY OF SEPTEMBER 2008, AND AS HERETOFORE AMENDED

WHEREAS, Maxus Construction, agent for David Knight (Owner) pursuant to Section 2.11 of Ordinance No. 3391, filed an application to re-zone the property described hereinafter in Section 1 of this Ordinance from A-1 Agricultural to R-5 Multi Family for the entire property described herein; and

WHEREAS, a public hearing was scheduled and held before the Planning and Zoning Commission of the City of Bessemer, Alabama in accordance with the requirements of Ordinance No. 3391 and state law; and

WHEREAS, at said hearing, the Planning and Zoning Commission of the City of Bessemer, Alabama, considered the application for rezoning and the preliminary plan and issued a report to the City Council of the City of Bessemer, Alabama, in favor of re-zoning the property from R-2/A-1 Single Family Residential to R-5 Multi-Family District for the entire property described herein; and

WHEREAS, the City Council of the City of Bessemer has found it necessary and desirable that the zoning of the hereinafter described parcel of property, as described in Section 1 below, be considered and has set a public hearing on said Ordinance for the April 21, 2026 at 9:00 a.m. at the Bessemer City Hall, 1700 3rd Avenue N., Bessemer, Alabama and has directed the City Clerk to give notice thereof, as provided by law.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BESSEMER, ALABAMA, that Ordinance No. 3391 of the City of Bessemer, as heretofore adopted, as amended, and the Zoning Map of said City of Bessemer be and the same hereby are amended as follows:

Section 1. That the following described property is the subject of the re-zoning application, to-wit: Address: 120 Mordecai Lane Bessemer, AL 35022

Legal Description:

Parcel I

All that part of Lots 1, 2, 3, 21, 22, 23, 24, 25 and 26, Block 4, according to the map of T. T. O'Byrne, as recorded in Map Book 7, Page 91, in the Probate Office of Jefferson County, Alabama lying Southeast of the 1—59 right of way.

Parcel II

Commence at the South boundary of Block 4, according to the map of T. T. O'Byrne, as recorded in Map Book 7, Page 91, in the Office of the Judge of Probate of Jefferson County, Alabama, where the same intersects the SE side of U.S. Highway No. 11; thence run in a Northerly direction along said SE boundary of U.S. Highway No. 11 to the intersection with the South boundary of the alley dividing said Block for point of beginning of the land herein described; thence continue in a NEly direction along said U.S. Highway No. 11 to the North boundary of said alley dividing said Block 4; thence turn an angle to the right and run in an Easterly direction along the North boundary of said alley to the SE corner of Lot 1 in Block 4 of said survey; thence turn an angle to the right and run in a Southerly direction to the NE corner of Lot 26 in Block 4 in said Survey; thence turn an angle to the right and run to point of beginning.

Section 2. That from and after the enactment of this Ordinance by the City Council of the City of Bessemer, Alabama and its approval by the Mayor, or its otherwise becoming law, the uses and restrictions applicable to R-5 Multi-Family, as set forth in Ordinance No. 3391 of the City of Bessemer previously adopted and as heretofore amended, and as further restricted by the provisions of paragraph 1 above, shall govern and control the uses made of and permitted on the property described in Section 1 hereof.

Section 3. That if any part, provision, or section of this ordinance is declared to be unconstitutional or invalid by any court of competent jurisdiction, all other parts, provisions, or sections of this ordinance shall remain in full force and effect.

Section 4. This Ordinance shall become effective immediately upon its adoption and publication as required by law.

ADOPTED this the 21st day of April 2026.

Attorney Killings stated that the rezoning application has been properly advertised and reviewed by the Planning & Zoning Commission Board. He noted that the property is located at 120 Mordecai Lane, Bessemer, AL 35022, and the owner is requesting to rezone the property from R-2/A-1 Single-Family Residential to R-5 Multi-Family District.

Bart Holmes, 7261 Warrior River Road, stated that he represents Precede Development. He noted that the rezoning application was presented to the council members last Tuesday and that they also had the opportunity to attend district 6 community meeting.

Councilor King made a motion to approve them item. Councilor Jackson seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Carla F. Jackson, Cleophus King, Sarah Person, Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Nays: None. The motion carried.

City Clerk Wanda D. Taylor presented Item#9: Eduardo Nill – Public Hearing.

ORDINANCE NO. 3696

AN ORDINANCE TO FURTHER AMEND ORDINANCE NO. 3391 OF THE CITY OF BESSEMER ENTITLED "CITY OF BESSEMER ZONING ORDINANCE" PROVIDING FOR THE ZONING PLAN OF THE CITY OF BESSEMER," AND TO AMEND THE ZONING MAP OF THE CITY OF BESSEMER AS DESCRIBED IN SECTION 1.5 OF ORDINANCE NO. 3391, AS HERETOFORE ADOPTED ON THE 16TH DAY OF SEPTEMBER 2008, AND AS HERETOFORE AMENDED

WHEREAS, Eduardo Nill, agent for Eduardo & Paola Nill (Owners) pursuant to Section 2.11 of Ordinance No. 3391, filed an application to re-zone the property described hereinafter in Section 1 of this Ordinance from A-1 Agricultural to R-2 Residential for the entire property described herein; and

WHEREAS, a public hearing was scheduled and held before the Planning and Zoning Commission of the City of Bessemer, Alabama in accordance with the requirements of Ordinance No. 3391 and state law; and

WHEREAS, at said hearing, the Planning and Zoning Commission of the City of Bessemer, Alabama, considered the application for rezoning and the preliminary plan and issued a report to the City Council of the City of Bessemer, Alabama, in favor of re-zoning the property from A-1 Agricultural to R-2 Residential District for the entire property described herein; and

WHEREAS, the City Council of the City of Bessemer has found it necessary and desirable that the zoning of the hereinafter described parcel of property, as described in Section 1 below, be considered and has set a public hearing on said Ordinance for the April 21, 2026 at 9:00 a.m. at the Bessemer City Hall, 1700 3rd Avenue N., Bessemer, Alabama and has directed the City Clerk to give notice thereof, as provided by law.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BESSEMER, ALABAMA, that Ordinance No. 3391 of the City of Bessemer, as heretofore adopted, as amended, and the Zoning Map of said City of Bessemer be and the same hereby are amended as follows:

Section 1. That the following described property is the subject of the re-zoning application, to-wit: Address: 2068 Nixon Road Bessemer, AL 35022

Legal Description:

Being at the Southeast corner of the Northeast ¼ of the Southeast ¼ of Section 28, Township 19 South, Range 4 West; thence run northerly along the East line of said ¼ - ¼ Section 241.50 feet; thence turn left 89 degrees 06 minutes 30 seconds and run Westerly 210.00 feet; thence turn right 89 degrees 06 minutes 30 seconds and run Northerly 6.0 feet; thence turn left 89 degrees 06 minutes 30 seconds and run Westerly 450.0 feet; thence turn left 90 degrees 53 minutes 30 seconds and run Southerly 247.50 feet; thence turn left 89 degrees 06 minutes 30 seconds and run Easterly 660.0 feet to point of beginning.

LESS AND EXCEPT:

Commence at the Southeast corner of the Northeast ¼ of the Southeast ¼ of Section 28, Township 19 South, Range 4 West, thence run Northerly along the East line of said ¼ - ¼ Section 241.50 feet to the point of beginning; thence turn left 89 degrees 19 minutes 53 seconds and run Westerly 210.00 feet; thence turn right 89 degrees 17 minutes 01 seconds and run Northerly 6.0 feet; thence turn left 89 degrees 17 minutes 22 seconds and run Westerly 450.00 feet; thence turn left 90 degrees 39 minutes 41 seconds and run Southerly 100.00 feet; thence turn 89 degrees 21 minutes 00 seconds and run Easterly 320.09 feet; thence turn left 90 degrees 42 minutes 45 seconds and run Northerly 79.00 feet; thence turn right 90 degrees 43 minutes 04 seconds and run Easterly 354.68 feet; thence turn left 90 degrees 40 minutes 07 seconds and run Northerly 15.00 feet to the point of beginning. Situated in Jefferson County, Alabama.

Section 2. That from and after the enactment of this Ordinance by the City Council of the City of Bessemer, Alabama and its approval by the Mayor, or its otherwise becoming law, the uses and restrictions applicable to R-2 Residential, as set forth in Ordinance No. 3391 of the City of Bessemer previously adopted and as heretofore amended, and as further restricted by the provisions of paragraph 1 above, shall govern and control the uses made of and permitted on the property described in Section 1 hereof.

Section 3. That if any part, provision, or section of this ordinance is declared to be unconstitutional or invalid by any court of competent jurisdiction, all other parts, provisions, or sections of this ordinance shall remain in full force and effect.

Section 4. This Ordinance shall become effective immediately upon its adoption and publication as required by law.

ADOPTED this the 21st day of April 2026.

Attorney Killings stated that Eduardo and Paola Nill submitted a rezoning application for their property located at 2068 Nixon Road, Bessemer, AL 35022, requesting that it be rezoned from A-1 Agricultural to R-2 Residential.

Councilor Porter made a motion to approve them item. Councilor Person seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Carla F. Jackson, Cleophus King, Sarah Person, Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Nays: None. The motion carried.

City Clerk Wanda D. Taylor presented Item#10: Mendez Chavez – Public Hearing.

ORDINANCE NO. 3697

AN ORDINANCE TO FURTHER AMEND ORDINANCE NO. 3391 OF THE CITY OF BESSEMER ENTITLED "CITY OF BESSEMER ZONING ORDINANCE" PROVIDING FOR THE ZONING PLAN OF THE CITY OF BESSEMER," AND TO AMEND THE ZONING MAP OF THE CITY OF BESSEMER AS DESCRIBED IN

**SECTION 1.5 OF ORDINANCE NO. 3391, AS HERETOFORE ADOPTED ON THE
16TH DAY OF SEPTEMBER 2008, AND AS HERETOFORE AMENDED**

WHEREAS, Lesly Carolina Mendez Chavez, (Owner) pursuant to Section 2.11 of Ordinance No. 3391, filed an application to re-zone the property described hereinafter in Section 1 of this Ordinance from R-2 Single Family Residential to I-1 Light Industrial District for the entire property described herein; and

WHEREAS, a public hearing was scheduled and held before the Planning and Zoning Commission of the City of Bessemer, Alabama in accordance with the requirements of Ordinance No. 3391 and state law; and

WHEREAS, at said hearing, the Planning and Zoning Commission of the City of Bessemer, Alabama, considered the application for rezoning and the preliminary plan and issued a report to the City Council of the City of Bessemer, Alabama, in favor of re-zoning the property from R-2 Single Family Residential to I-1 Light Industrial District for the entire property described herein; and

WHEREAS, the City Council of the City of Bessemer has found it necessary and desirable that the zoning of the hereinafter described parcel of property, as described in Section 1 below, be considered and has set a public hearing on said Ordinance for the April 21, 2026 at 9:00 a.m. at the Bessemer City Hall, 1700 3rd Avenue N., Bessemer, Alabama and has directed the City Clerk to give notice thereof, as provided by law.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BESSEMER, ALABAMA, that Ordinance No. 3391 of the City of Bessemer, as heretofore adopted, as amended, and the Zoning Map of said City of Bessemer be and the same hereby are amended as follows:

Section 1. That the following described property is the subject of the re-zoning application, to-wit: Legal description:

<u>Address</u>	<u>Parcel Identification #</u>	<u>Legal Description</u>
1507 Holmes Drive	38-00-08-1-040-007.000	LOT 8 BLK 635 MB7-PG39
1002 15 TH Avenue North	38-00-08-1-039-007.000	LOT 8 BLK 636 MB4-PG18
1004 15 th Avenue North	38-00-08-1-039-008.000	LOT 7 BLK 636 MB4-PG18
1006 15 TH Avenue North	38-00-08-1-039-009.000	LOT 6 BLK 636 MB4-PG18

Section 2. That from and after the enactment of this Ordinance by the City Council of the City of Bessemer, Alabama and its approval by the Mayor, or its otherwise becoming law, the uses and restrictions applicable to I-1 Light Industrial, as set forth in Ordinance No. 3391 of the City of Bessemer previously adopted and as heretofore amended, and as further restricted by the provisions of paragraph 1 above, shall govern and control the uses made of and permitted on the property described in Section 1 hereof.

Section 3. That if any part, provision, or section of this ordinance is declared to be unconstitutional or invalid by any court of competent jurisdiction, all other parts, provisions, or sections of this ordinance shall remain in full force and effect.

Section 4. This Ordinance shall become effective immediately upon its adoption and publication as required by law.

ADOPTED this the 21st day of April 2026.

Attorney Killings stated that Lesly Mendez Chavez submitted a rezoning application for her properties located at 1057 Holmes Drive and 1002, 1004, and 1006 15th Avenue North, that they be rezoned from R-2 Single-Family Residential to I-1 Light Industrial District.

Jason Bailey, 4121 Smokey Road, stated that he is Ms. Chavez's land surveyor. He noted that a subdivision is currently in progress and that rezoning is required in order to complete the project.

Tameka Jackson, 1512 Holmes Drive, stated that her family owns a parcel of land near Ms. Chavez property; however, it does not have a home on it currently. She asked whether the subdivision would cause any disruptions in the community.

Mr. Bailey stated that there are no plans to close any roads. He added that Ms. Chavez intends to build a warehouse on the property to store materials and equipment, as she owns a construction company.

Councilor Porter made a motion to approve them item. Councilor Jackson seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Carla F. Jackson, Cleophus King, Sarah Person, Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Nays: None. The motion carried.

City Clerk Wanda D. Taylor presented Item#11: AL Bessemer – Public Hearing.

ORDINANCE NO. 3698

AN ORDINANCE TO FURTHER AMEND ORDINANCE NO. 3391 OF THE CITY OF BESSEMER ENTITLED "CITY OF BESSEMER ZONING ORDINANCE" PROVIDING FOR THE ZONING PLAN OF THE CITY OF BESSEMER," AND TO AMEND THE ZONING MAP OF THE CITY OF BESSEMER AS DESCRIBED IN SECTION 1.5 OF ORDINANCE NO. 3391, AS HERETOFORE ADOPTED ON THE 16TH DAY OF SEPTEMBER 2008, AND AS HERETOFORE AMENDED

WHEREAS, AL Bessemer Land, LLC c/o Martin Evans, Agent for (Owner) pursuant to Section 2.11 of Ordinance No. 3391, filed an application to re-zone the property described hereinafter in Section 1 of this Ordinance from A-1 vacant Agricultural to I-1 Light Industrial for the entire property for construction and operation of a multi-phased data center; and

WHEREAS, a public hearing was scheduled and held before the Planning and Zoning Commission of the City of Bessemer, Alabama in accordance with the requirements of Ordinance No. 3391 and state law; and

WHEREAS, at said hearing, the Planning and Zoning Commission of the City of Bessemer, Alabama, considered the application for rezoning and the preliminary plan and issued a report to the City Council of the City of Bessemer, Alabama, in favor of re-zoning the property from A-1 vacant Agricultural to I-1 Light Industrial for the entire property for the purpose described herein; and

WHEREAS, the City Council of the City of Bessemer has found it necessary and desirable that the zoning of the hereinafter described parcel of property, as described in Section 1 below, be considered and has set a public hearing on said Ordinance for the April 21, 2026 at 9:00 a.m. at the Bessemer City Hall, 1700 3rd Avenue N., Bessemer, Alabama and has directed the City Clerk to give notice thereof, as provided by law.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BESSEMER, ALABAMA, that Ordinance No. 3391 of the City of Bessemer, as heretofore adopted, as amended, and the Zoning Map of said City of Bessemer be and the same hereby are amended as follows:

Section 1. That the following described property is the subject of the re-zoning application, to-wit: Address: 5515 Freeman Ave. Bessemer 35022, 5400 Polara Lane Bessemer, AL 35022, 6380, 6042, and 6030 Old Lawstontown Road Bessemer, AL 35022.

Tax Parcels

Part of 3700270000001000, 3700263000001000, 3700262000001000, 3700261000001000, 3700264000002000

Legal Description

Section 26 – Township 19S – Range 5 West

A tract of land in the South-East quarter of the South-West quarter described as follows: commence at the Southeast corner of the South-East quarter of the South-West ; thence North along the East boundary of said quarter-quarter a distance of 630 feet to the center line of the Lawstontown-Bessemer Road said point also being the point of beginning of the following described tract: A strip of land 100 feet wide, 50 feet on each side of the center line of said road; thence westerly along said road center line 800.00 feet to the terminus.

Section 26 – Township 19S – Range 5 West

the South-West quarter of the North-East quarter; the South half of the North-West quarter; the South half of the North half of the South-East quarter; the South-West quarter except a tract in the South-East quarter of the South-West Quarter described as follows: commence at the Southeast corner of the South-East quarter of the South-West quarter, thence North along the East boundary of said quarter-quarter a distance of 630 feet to the centerline of the Lawstontown-Bessemer Road, said point also being the Point of Beginning of the following described tract: a strip of land 100 feet wide, 50 feet on each side of the centerline of said road, thence Westerly along said road centerline 800.0 feet to the terminus.

Section 27 – Township 19S – Range 5 West

The entire Section Less and except:

Part of N $\frac{1}{2}$ of the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ lying west of the APCO power line

SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of NW $\frac{1}{4}$

NW diagonal $\frac{1}{2}$ of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of NW $\frac{1}{4}$

NW diagonal $\frac{1}{2}$ of NW $\frac{1}{4}$ of SW $\frac{1}{4}$ of NW $\frac{1}{4}$

Section 2. That from and after the enactment of this Ordinance by the City Council of the City of Bessemer, Alabama and its approval by the Mayor, or its otherwise becoming law, the uses and restrictions applicable to I-1 Light Industrial, as set forth in Ordinance No. 3391 of the City of Bessemer previously adopted and as heretofore amended, and as further restricted by the provisions of paragraph 1 above, shall govern and control the uses made of and permitted on the property described in Section 1 hereof.

Section 3. That if any part, provision, or section of this ordinance is declared to be unconstitutional or invalid by any court of competent jurisdiction, all other parts, provisions, or sections of this ordinance shall remain in full force and effect.

Section 4. This Ordinance shall become effective immediately upon its adoption and publication as required by law.

ADOPTED this the 21st day of April 2026.

Bessemer City Attorney Aaron Killings opened the public hearing to the developers of Project Marvel.

Attorney Martin Evans, located at 2001 Park Place North in Birmingham, Alabama, stated that the company previously appeared before the Council and received approval to rezone approximately 600 acres of property from A-1 to I-1 Light Industrial for the development of a state-of-the-art data center. He explained that due to prior concerns regarding potential interference with the Northern Beltline project, the company acquired an additional 900 acres north of the site to accommodate the Beltline and increase separation from nearby residential properties. He further noted that the project aligns with

the City of Bessemer's 2024 Comprehensive Growth Plan and the intended use of the property at a micro level.

Adam Rashid, applicant of Logistics Land Investments LLC, located at 1776 Peachtree Street in Atlanta, Georgia, stated that the company agreed to acquire an additional 924 acres of land, expanding the proposed data center campus from approximately 625 acres to over 1,600 acres. He explained that under I-1 Light Industrial zoning regulations, industrial buildings are required to maintain 45-foot setbacks; however, the expanded site would allow the project to incorporate 250–300 foot setbacks around the entire perimeter. He noted that the additional property would allow the Northern Beltline to be constructed without disruption and support future development near the highway. He further stated that the company has met with ALDOT to coordinate efforts to ensure both projects can coexist. Mr. Rashid explained that “Project Marvel” is projected to be the largest development in the State of Alabama, with an estimated value of \$15 billion dollars, and that the city of Bessemer would receive a franchise fee of approximately four percent, equating to about \$22 million dollars annually from Alabama Power. He also stated that education taxes are not abatable and that, at full buildout, the school systems could receive nearly \$80 million dollars in tax revenue.

Brad Kaaber, applicant of Logistics Land Investments LLC, located at 1776 Peachtree Street in Atlanta, Georgia, stated that the rezoning allows for further coordination with the Northern Beltline project and provides increased separation from residential property lines.

Bessemer City Council President Jarvis Collier opened the public hearing for comments for or against the rezoning.

Janice Sanders, 5804 McWaine Drive, stated that her family has lived in the Red Mountain Heights community for several years and that they are not opposed to growth, but are concerned about environmental safety.

Heidi Colpo, 637 Oak Street, expressed concerns regarding the transparency from city council members to the public about Project Marvel.

Terry Harris, 2114 Rock Mountain Drive, stated that she would like open communication from the council regarding the data center and its impact on the community and citizens.

Tina Mann, 6125 Rock Mountain Lake Road, requested that all commitments stated from the developers be made legally binding and publicly disclosed, with transparent data provided not only on energy consumption but also on water usage throughout the entirety of the development.

Mykeria Howard, 5836 McWane Drive, asked the council to conduct further research on the project and stated that she would like more information regarding the proposed data center.

Robie Guy, 12471 Sydney Trail, asked the Council that if the data center is beneficial, why it is not being located within the City of Bessemer.

Susan Love, 2834 Southwood View, stated that she is the HOA President for the Southwood Community and the residents' main concern is the lack of information about the project.

Emily McDaniel, 7837 Barbara Drive, stated that the industrial growth affects her community and they employ large extinguishing systems that deploy gas to put out fires. She raised concern that, in the event of a catastrophic incident, toxic gas could potentially affect the McCalla and Bessemer areas.

Ellic Edelson, 1107 Long Brook Drive, thanked Councilor King for not supporting the zoning proposals in November of last year. He stated that Alabama is the most biodiverse state in the nation and urged the council to carefully consider their decision with a moral responsibility to the citizens who elected them.

Councilor Collier asked all who were in attendance to refrain from making insults towards the council members.

Karen Wadlington, 5436 Virginia Way, stated that the City of Bessemer lacks growth and revenue, and that the proposed development presents an opportunity to move

the city forward. She stated that she is in support of Project Marvel and the benefits it will bring to Bessemer.

Connie Arnwine, 6206 Bent Brook Drive, stated that barriers around data centers do not block infrasound and could pose a potential health risk.

Jackie Miller, 2000 Dartmouth Avenue, stated that he is opposed to all data centers, noting that they use more water and energy than any other development that may come to the area in the future.

Tiffany Morrow, 2000 Dartmouth Avenue, stated that she has been canvassing door-to-door in her neighborhood and the majority of the residents were not aware of the proposed data center coming to Bessemer.

Amy Mimms, 12840 Abby Lane, expressed that she is opposed to the proposed data center due to potential pollution it may cause.

Ryan Anderson, 2829 2nd Avenue South, stated that when the developers initially submitted their rezoning application, the City's Comprehensive Growth Plan designated the proposed site for the data center as agricultural, and that it was amended after the rezoning process began.

Zion Sharpe, 2320 Highland Avenue South, stated that each building on the data center campus would house diesel gas generators that would release nitrogen oxides and other pollutants into the air. He noted that an analysis in Virginia indicated that even with limited generator use, data centers have been linked to increased public health costs.

Ranielle Blackmon Cooper, 3451 Misty Hollow Drive, expressed concerns about utility expenses from the data center potentially being transferred to residents. She also asked whether there would be long-term, permanent job opportunities for Bessemer residents.

Michael Stanley, 1097 Al Seier Road, stated that he attended a meeting with a state leader who acknowledged Mayor Kenneth E. Gulley's work and long-standing service to the City of Bessemer and its citizens. He stated that the Coalition for Regional Transportation strongly supports the Northern Beltline and the economic benefits it is

expected to provide. He noted that the Northern Beltline would open opportunities for regional growth and development in areas currently lacking interstate access. He explained that the 52-mile corridor will take time to complete and that the Alabama Department of Transportation ALDOT has made progress on the first 10 miles connecting Gardendale to Pinson. He further stated that members of Alabama's Congressional Delegation, including Senators Katie Britt and Tommy Tuberville, and Representatives Terri Sewell, Gary Palmer, and Mike Rogers, have advocated for years to secure \$570 million dollars in federal funding for the project. He added that ALDOT requested in a letter that the developers cooperate to ensure the project can proceed while preserving a clear path for the Beltline to connect to I-59.

Olivia Logan, 6144 Woodbrook Lane, stated that the proposed data center would threaten the community in which she lives with her family. She asked that, if clean water is used to cool the generators, how would it be replenished for community use.

Charles Miller, 4439 5th Avenue South, stated that if the data center is one of the largest capital investments in the state, he questioned why state representatives are not publicly speaking about the project.

Marshall Killingsworth, 6177 Mountain Forest Drive, inquired whether any council members had visited the proposed site for the data center. He stated that developing a data center on land categorized as wetlands would create significant environmental risks.

David Havron, 2501 Waterfront Drive, stated that he spoke with an individual who provides materials for data centers and was informed that many data centers are shut down or abandoned after approximately seven years. He asked the council what would happen to the property once the developers stop using the site.

Jefferson County Economic Development Advisor Jefferson Traywick, 716 Richard Arrington Jr. Boulevard, stated that he spent the first 10 years of his career in the City of Bessemer, where he assisted in recruiting numerous companies. He stated that he strongly supports Project Marvel and the forward development it will bring to Bessemer.

Councilor Porter commended the council members for actively listening to citizens' concerns regarding the proposed project. Mr. Porter stated that he has heard from many

individuals who have shared misinformation about the City of Bessemer that was not accurate. He explained that the Council has listened to citizens' concerns at recent meetings, addressed those concerns, and opened the floor for public comments.

Councilor King expressed to all in attendance that their opinions and concerns are valued, regardless of whether they are citizens of Bessemer or not. He stated that the council has listened to them and considered their concerns.

Councilor Jackson thanked everyone for attending the council meeting, as well as those who attended the recent District 6 community meeting.

Councilor Porter made a motion to approve them item. Councilors Jackson, Person, and Stephens seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Carla F. Jackson, Sarah Person, Teco Stephens, Chester W. Porter, and Jarvis Collier. Nays: Councilors Cleophus King and Donna Thigpen. The motion carried.

Councilor Person left the city council meeting at 11:30 A.M.

Councilor King made a motion to reconsider the votes for item#8. Councilor Porter seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Carla F. Jackson, Cleophus King, Teco Stephens, Chester W. Porter, and Jarvis Collier. Nays: None. The motion carried.

City Clerk Wanda D. Taylor presented Item#8: Maxus Construction – Public Hearing.

Johnette Dawson, 855 Parsons Road, stated that she is opposed to the proposed apartments on Mordecai Lane due to the road being a single-lane roadway and the potential of excessive traffic.

Nelda Weaver, 650 Academy Drive, asked the Council whether its members would choose to live next to a multi-unit apartment complex on a narrow street.

Terrance Gooden Sr., 821 Parsons Road, stated that he is the longest-residing resident on Parsons Road and does not want the value of his property diminished by the project. He explained that the current apartment complexes near their homes have been

sold numerous times. He further stated that there are other potential locations where the proposed apartments could be built.

Lorraine Pringle, 530 Flint Hill Road, stated that the proposed apartments would be located directly behind her residence and that she does not want her property value to decrease.

Bernard Nwagwu, 500 Flint Parc Circle, stated that he can see the proposed apartment site from his backyard. He noted that he has also experienced issues with vicious animals coming from the wooded area where the development is proposed.

Rickie Carter, 849 Parsons Road, stated that residents chose their neighborhood and no one would want to live next to an apartment complex.

Councilor Jackson stated that she hosted a community meeting on April 14, 2026, for citizens to express questions, concerns, and issues. She stated that the proposed apartments would be luxury style, gated units with on-site amenities. She also noted that a land survey had been conducted for the single-lane road.

City Engineer Ron Gilbert stated that the developers were required to complete a traffic study prior to rezoning, which did not indicate any negative impacts. He added that only a tree near Parsons Road and Flint Hill Road would need to be removed to improve visibility.

Lorraine Pringle, 530 Flint Hill Road, stated that she did not receive any notices regarding the proposed apartment complex or its size.

Attorney Killings asked Buildings and Inspections Department Director Tom Harmon whether notices were mailed to all residents near the proposed site.

Mr. Harmon stated that notices were mailed to all residents within 500 feet of the site.

Councilor King made a motion to approve them item. Councilor Porter seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Abstention: Councilors Carla F. Jackson, Cleophus King. Nays: None. The motion carried.

Councilor Jackson left the city council meeting at 11:53 A.M.

City Clerk Wanda D. Taylor presented Item#12: Navigate Affordable Housing – Agreement.

RESOLUTION NO. 191-26

A RESOLUTION AUTHORIZING THE CITY OF BESSEMER TO ENTER INTO AN AGREEMENT WITH NAVIGATE AFFORDABLE HOUSING PARTNERS, INC. TO ASSIST WITH THE IMPLEMENTATION OF THE CITY’S EMERGENCY HOUSING GRANT PROGRAM

WHEREAS, Part 570 of Title I of the Housing and Community Development Act of 1974, as Amended (Public Law 93-383), provides for the making of grants by the Secretary of Housing and Urban Development to eligible units of local government to assist in community development activities; and

WHEREAS, the Community Development Block Grant (“CDBG”) program allows for the provision of public services pursuant to applicable federal regulations, including 24 C.F.R. Part 570; and

WHEREAS, Navigate Affordable Housing Partners, Inc. (“NAHP”) is a nonprofit corporation with substantial experience in the housing industry, including the ownership and management of residential properties, and serves as a contractor and consultant to housing agencies; and

WHEREAS, the City’s Department of Community Development, in coordination with the Office of the Mayor, has determined that NAHP is qualified to assist in the implementation of the City’s Emergency Housing Grant Program, which provides assistance to eligible residents for necessary home repairs; and

WHEREAS, the City Council finds that it is in the best interest of the City to authorize NAHP to serve as a subrecipient to assist with program administration and the coordination of contractors to complete necessary repairs for qualified participants.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Bessemer, Alabama, at a regular meeting duly noticed and held on April 21, 2026, with a quorum present, as follows:

1. Authorization of Agreement.

The Mayor, Kenneth E. Gulley, is hereby authorized to enter into an agreement with Navigate Affordable Housing Partners, Inc. for the purpose of implementing the City’s Emergency Housing Grant Program.

2. Compliance with Applicable Laws.

Any agreement entered into pursuant to this Resolution shall comply with all applicable federal, state, and local laws and regulations, including but not limited to:

- 2 C.F.R. Part 200 (Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards);
- 24 C.F.R. Part 570 (Community Development Block Grant regulations); and
- Any applicable guidance, rules, or regulations issued by the United States Department of the Treasury, the U.S. Department of Housing and Urban Development, or the City of Bessemer.

3. Environmental Compliance.

The Director of Community Development is hereby designated as the Certifying Officer and shall ensure compliance with the National Environmental Policy Act (NEPA) and all applicable federal environmental review requirements, including those set forth in 24 C.F.R. Part 58.

4. Execution of Documents.

The Mayor is further authorized to execute all documents and take such actions as are

necessary to carry out the intent of this Resolution and to implement the agreement with Navigate Affordable Housing Partners, Inc., consistent with the terms herein.

ADOPTED this the 21st day of April 2026.

Attorney Killings stated that Navigate Affordable Housing has worked with the Community Development Department for years to provide assistance to senior citizens needing home rehabilitation.

Community Development Director Dr. Charlena Morton stated that last year nearly 50 elderly or disabled residents received assistance, including new roofs, HVAC systems, residential ramps, and bathroom modifications. She explained that the resolution would extend the partnership with Navigate to assist additional residents, and the 50 new residents have already been identified.

Councilor King asked whether the residents being served are from all districts.

Dr. Morton stated that applications have been closed and reopened to ensure as many residents as possible are included and served.

Councilor King made a motion to approve them item. Councilor Stephens seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Cleophus King, Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Nays: None. The motion carried.

City Clerk Wanda D. Taylor presented Item#13: Text Amendment ordinance – set hearing date 5-19-26.

Bessemer City Attorney Aaron Killings read aloud the first reading of the Zoning Ordinance to amend section 2.1(2), 2.13, 2.5(3), 3.2, 4.10(5), 5.1(5), 5.2(5), 5.3(5), 5.4(5), 5.5(4), 5.6(5), 5.7(5), 5.9(5), 6.1(5), 6.2(5), 6.3(5), 6.4(5), and 7.9(5) and to set a public hearing date.

Councilor Stephens made a motion to set hearing date for May 19, 2026, at 9:00 a.m. Councilor Porter seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Cleophus King, Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Nays: None. The motion carried.

City Clerk Wanda D. Taylor presented Item#14: Carla Jackson-Resolution.

RESOLUTION NO. 192-26

A RESOLUTION AUTHORIZING THE USE OF A MEETING ROOM AT KENNETH E. GULLEY RECREATION CENTER FOR A COMMUNITY EVENT

WHREAS, Councilor Carla Jackson of District 6, requests the use of the of a meeting room at Kenneth E. Gulley Recreation Center to host a Maternal & Mental Health Symposium on May 16, 2026, between the hours of 8:30 a.m. and 2:00 p.m., and

WHEREAS, the City Council of Bessemer, Alabama having considered the request finds the use of the facility for the stated purpose has for its objective the promotion of public health, safety, morals, security, prosperity, contentment, and the general welfare of the community and, as such, serves a valid and sufficient public purpose.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Bessemer, Alabama at a regular meeting, duly assembled, with a quorum being present, as follows:

That the City Council hereby determines that a community meeting hosted by a council person has for its objective the promotion of public health, safety, morals, security, prosperity, contentment and the general welfare of the community and, as such, serves a valid and sufficient public purpose and therefore approves the use of a meeting room at Kenneth E. Gulley Recreation Center to host a Maternal & Mental Health Symposium on May 16, 2026, between the hours of 8:30 a.m. and 2:00 p.m.

This resolution shall become effective upon its due adoption.

ADOPTED this the 21st day of April 2026.

Attorney Killings stated that Councilor Jackson is requesting the free use of a room at the Kenneth E. Gulley Recreation Center to host a maternal and mental health symposium on May 16, 2026, from 8:30 a.m. to 2:00 p.m.

Councilor Stephens made a motion to approve the item. Councilor Porter seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Cleophus King, Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Nays: None. The motion carried.

City Clerk Wanda D. Taylor presented Item#15: Teco Stephens-Resolution.

RESOLUTION NO. 193-26

A RESOLUTION AUTHORIZING THE EXPENDITURE OF FUNDS FROM DISTRICT FIVE (5) DISCRETIONARY FUND ACCOUNT

WHEREAS, Bessemer Middle School and West Hills Elementary School are public schools located within Council District Five in the City of Bessemer, Alabama; and

WHEREAS, Councilor Teco Stephens desires to support Teacher Appreciation events at each school; and

WHEREAS, the City Council of the City of Bessemer, Alabama (the “City”) appropriated funds in its Fiscal Year 2025–2026 budget for discretionary use by each council district; and

WHEREAS, Councilor Stephens has requested reimbursement in an amount not to exceed **One Thousand Dollars (\$1,000.00)** from **District Five (5) Discretionary Fund line-item number 001-10000-025-527067** for expenditures made in support of Teacher Appreciation programs at the above-referenced schools; and

WHEREAS, the City Council has determined that such expenditure serves a valid public purpose by promoting education as a vital community interest, supporting the recruitment and retention of quality educators, and recognizing teachers through a community-oriented event that benefits the public at large, thereby promoting the public health, safety, morals, prosperity, and general welfare of the community.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Bessemer, Alabama, at a regularly scheduled meeting duly assembled, with a quorum present, as follows:

1. Public Purpose Finding.

The City Council hereby finds and determines that the expenditure of funds in support of Teacher Appreciation programs at Bessemer Middle School and West Hills Elementary School serves a valid and sufficient public purpose as set forth above.

2. Authorization of Expenditure.

The City Council hereby ratifies the expenditure and authorizes reimbursement to Councilor Teco Stephens in an amount not to exceed **One Thousand Dollars (\$1,000.00)** from **District Five (5) Discretionary Fund line-item number 001-10000-025-527067**, upon submission of satisfactory documentation of such expenditures to the City’s Finance Director.

ADOPTED this the 21st day of April 2026.

Attorney Killings stated that Councilor Stephens is requesting \$1,000 be allocated from his discretionary funds, with \$500 to support teacher appreciation programs at Bessemer City Middle School and \$500 at West Hills Elementary School.

Councilor Porter made a motion to approve the item. Councilor King seconded the motion. Upon roll call, the following votes were recorded: Ayes: Councilors Cleophus King, Teco Stephens, Donna Thigpen, Chester W. Porter, and Jarvis Collier. Nays: None. The motion carried.

City Clerk Wanda D. Taylor presented Item#16: Council members comments, statements, or Motions:

None.

City Clerk Wanda D. Taylor presented Item#17: Citizens Participation:

James Williams, 5499 Polara Lane, asked whether there was any rezoning discussion for his street.

Mayor Gulley stated that a citizen had raised concerns regarding Polara Lane and the ongoing flooding issues being experienced by residents.

City Clerk Wanda D. Taylor presented Item#18: Motion to Adjourn.

Councilor Porter made a motion to approve to adjourn. Councilor Collier adjourned the meeting.

**Wanda D. Taylor
City Clerk**

Presiding Officer