



**PHENIX CITY**

*Alabama*

# 2023 STATE OF THE CITY ADDRESS

January 26, 2023 • 6 p.m., EST

Martin-Idle Hour Park Community Center and YouTube Livestream





# 2020-2025 City Council & Administration



**Eddie N. Lowe**  
Mayor



**Dr. R. Griff Gordy**  
Mayor Pro Tem / At Large



**Steve Bailey**  
District 1



**Vickey F. Carter**  
District 2



**Arthur L. Day, Jr.**  
District 3

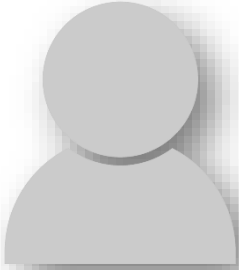


**Wallace B. Hunter**  
City Manager



**Melony Lee**  
City Clerk

# Department Heads



Building Department



**Shaun Culligan**  
Economic Development



**Angel Moore**  
Engineering/Public Works



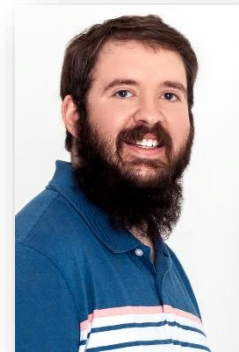
**Labrita King Copeland**  
Finance



**Kristin Kennedy**  
Fire Department



**Stephanie Chastain**  
Human Resources



**Mike Bauer**  
Information Technology



**Tammy Henry**  
Library

# Department Heads



**Ruby White**  
Municipal Court



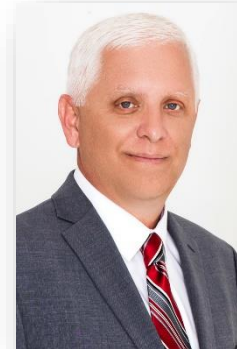
**Todd Hughes**  
Parks and Recreation



**Tracie Hadaway**  
Planning



**Raymond J. Smith**  
Police Department



**Charles Woody**  
Utilities

# Legal Appointments



**Honorable Judge Greg Waldrep**  
Municipal Court Judge



**Honorable Judge F. Patrick Loftin**  
Municipal Court Judge



**James P. Graham**  
City Attorney



**Jim McKoon**  
City Attorney



**Chan Gamble**  
City Attorney



# Financial Statement

## General Fund Balance Sheet: October 1, 2017 – September 30, 2022

	09/30/2018	09/30/2019	09/30/2020	09/30/2021	09/30/2022
<b>ASSETS</b>					
Cash & Cash Equivalents	\$9,646,280	\$13,885,634	\$18,703,633	\$25,804,712	\$33,719,745
Other Assets	\$6,028,752	\$5,991,211	\$7,683,460	\$9,908,885	\$13,134,294
<b>TOTAL ASSETS</b>	<b>\$15,675,032</b>	<b>\$19,876,845</b>	<b>\$26,387,093</b>	<b>\$35,713,597</b>	<b>\$46,854,039</b>



# Financial Statement

## General Fund Balance Sheet: October 1, 2017 – September 30, 2022

	09/30/2018	09/30/2019	09/30/2020	09/30/2021	09/30/2022
<b>LIABILITIES &amp; DEFERRED INFLOWS</b>					
Total Liabilities	\$1,797,054	\$1,633,958	\$2,313,172	\$2,618,771	\$1,983,993
Deferred Inflows	\$425,211	\$456,823	\$486,273	\$471,217	\$471,217

<b>FUND BALANCES (DEFICIT)</b>	09/30/2018	09/30/2019	09/30/2020	09/30/2021	09/30/2022
Nonspendable	\$363,235	\$444,643	\$434,071	\$386,224	\$530,912
Committed for Operating Revenues	\$1,800,000	\$2,000,000	\$3,200,000	\$5,400,000	\$8,600,000
Assigned for Self Insurance Liability	\$500,000	-	-	-	-
Unassigned	\$10,789,532	\$15,341,421	\$19,923,618	\$26,837,385	\$35,267,917
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$15,675,032</b>	<b>\$19,876,845</b>	<b>\$26,387,093</b>	<b>\$35,713,597</b>	<b>\$46,854,039</b>



# Financial Statement

## Operating Reserve

	09/30/2018	09/30/2019	09/30/2020	09/30/2021	09/30/2022
<b>ANNUAL BUDGET</b>	\$37,650,929	\$38,472,299	\$43,744,785	\$45,859,518	\$43,193,979
<b>OPERATING DAYS RESERVE</b>	<b>102</b>	<b>145</b>	<b>184</b>	<b>236</b>	<b>323</b>





# Financial Statement

## Debt Service Stress Test Total Debt Service 2018-2022

	2018	2019	2020	2021	2022
<b>TOTAL FUNDS AVAILABLE FOR DEBT COVERAGE</b>	<b>\$21,550,803</b>	<b>\$26,179,342</b>	<b>\$28,135,091</b>	<b>\$37,680,442</b>	<b>\$47,995,191</b>
General Obligation Debt	\$68,124,408	\$65,181,656	\$60,144,856	\$56,610,096	\$53,414,752
Self Supporting Debt (Utilities Fund, DRA, and School System until 2020)	\$87,665,592	\$85,393,344	\$55,325,144	\$63,004,904	\$60,410,248
<b>TOTAL DEBT</b>	<b>\$154,560,635</b>	<b>\$150,575,000</b>	<b>\$115,470,000</b>	<b>\$119,650,000</b>	<b>\$113,825,000</b>
Annual Debt Service	\$11,678,120	\$11,690,671	\$9,587,397	\$9,362,885	\$9,343,875
<b>COVERAGE RATIO</b>	<b>184.54%</b>	<b>223.93%</b>	<b>293.46%</b>	<b>402.44%</b>	<b>513.65%</b>
Should Interest Increase to 10% Annual Debt Service Would Be	\$20,181,064	\$19,957,500	\$17,217,000	\$17,741,500	\$17,287,500
<b>COVERAGE RATIO</b>	<b>106.79%</b>	<b>131.18%</b>	<b>163.41%</b>	<b>212.39%</b>	<b>277.63%</b>



# Financial Statement

## Sales Tax and Taxable Property Value 2018-2022

	2018	2019	2020	2021	2022
Sales Tax Revenue	\$22,783,434	\$25,319,602	\$29,408,324	\$33,046,085	\$34,291,552
<b>PERCENTAGE INCREASE</b>	<b>4%</b>	<b>11%</b>	<b>16%</b>	<b>12%</b>	<b>4%</b>
Assessed Value of Taxable Property	\$339,263,220	\$343,955,220	\$356,560,720	\$378,010,960	\$415,846,460
<b>PERCENTAGE INCREASE</b>	<b>4%</b>	<b>1%</b>	<b>4%</b>	<b>6%</b>	<b>10%</b>



# Credit Rating

General Fund

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# S&P Global

The City of Phenix City continues to maintain its “AA-/Stable” Credit Rating from Standard and Poor’s for the General Fund.



# Credit Rating

Utilities Fund

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# S&P Global

Standard and Poor's reaffirmed the City's "BBB+" credit rating and upgraded the outlook to stable from negative for the Utilities Fund.



# Staffing of Personnel

## Average Counts of Employees in Each Functional Area

FUNCTIONAL AREA	BUDGETED POSITIONS 2023	AVERAGE EMPLOYEE COUNT 2019	AVERAGE EMPLOYEE COUNT 2020	AVERAGE EMPLOYEE COUNT 2021	AVERAGE EMPLOYEE COUNT 2022
Administration	41	30	27	27	27
Recreation and Amenities	149	101	68	82	82
Public Safety	206	166	168	169	165
Public Works	94	74	73	64	57
Utilities	81	68	66	61	55



# Sick Leave Usage

## Effects of Attendance on Employees Due to the COVID-19 Pandemic

	2019	2020*	2021	2022
<b>Total Sick Leave Hours Used</b>	23,869	97,289	28,471	24,515
<b>Number of Employees Using Sick Time</b>	358	311	266	332
<b>Average Hours Per Employee</b>	67	313	107	74

*\*2020 – Several employees absent long term due to severe COVID-19 complications and/or hospitalizations.*

# City Infrastructure Projects

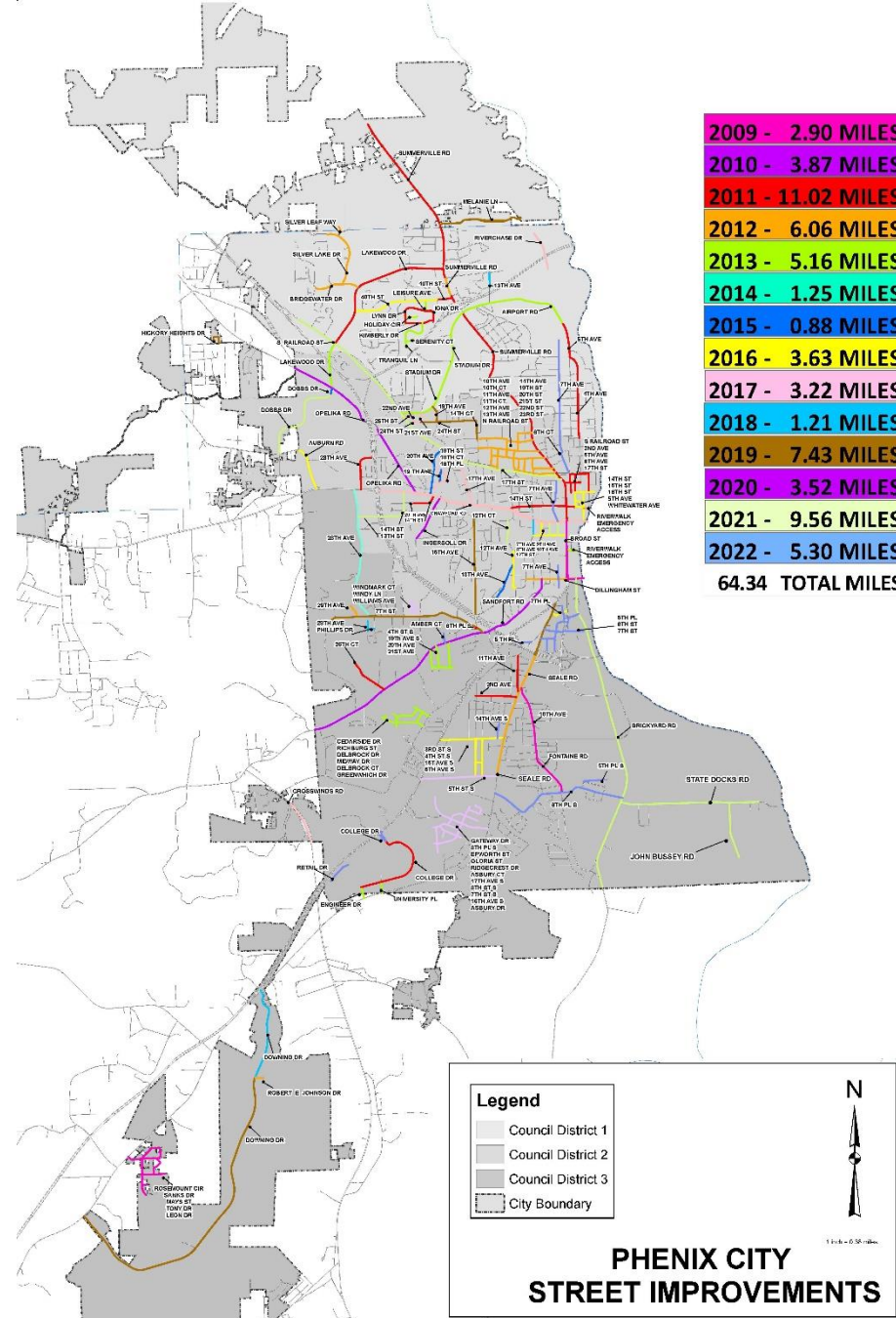
Local Street Resurfacing

2009-2022

Total Miles: 64.34

Total Cost: \$13,899,969

2009 - 2.90 MILES
2010 - 3.87 MILES
2011 - 11.02 MILES
2012 - 6.06 MILES
2013 - 5.16 MILES
2014 - 1.25 MILES
2015 - 0.88 MILES
2016 - 3.63 MILES
2017 - 3.22 MILES
2018 - 1.21 MILES
2019 - 7.43 MILES
2020 - 3.52 MILES
2021 - 9.56 MILES
2022 - 5.30 MILES
<b>64.34 TOTAL MILES</b>





# City Infrastructure Projects

## Completed Engineering / Public Works Projects

No.	PROJECT DESCRIPTION	STATUS	COST
1	City Wide Resurfacing	Complete	\$664,491
2	City Wide Drainage Repairs	Complete	\$403,488
3	Landfill Expansion	Complete	\$1,501,712
4	Downing Drive Road Rehabilitation	Complete	\$1,256,363
5	City Wide Guardrail Repairs	Complete	\$49,685
<b>TOTAL COST:</b>			<b>\$3,875,739</b>





# City Infrastructure Projects

## Ongoing & Upcoming Engineering / Public Works Projects

No.	PROJECT DESCRIPTION	STATUS
1	Brickyard Road Slope Failure	Under Construction
2	Seale Road Bridge Project	Preliminary Engineering
3	43 <sup>rd</sup> Street Resurfacing, Knowles Road/4 <sup>th</sup> Place Resurfacing	Preliminary Engineering
4	14 <sup>th</sup> Street Streetscapes Project (TAP)	Preliminary Engineering
5	ADA Crossing Improvements – Broad Street & Dillingham Street	Preliminary Engineering
6	Upgraded GIS	Ongoing
7	North Riverwalk Repair	Bidding Phase
8	4 <sup>th</sup> Avenue Resurfacing Project	Planning Phase

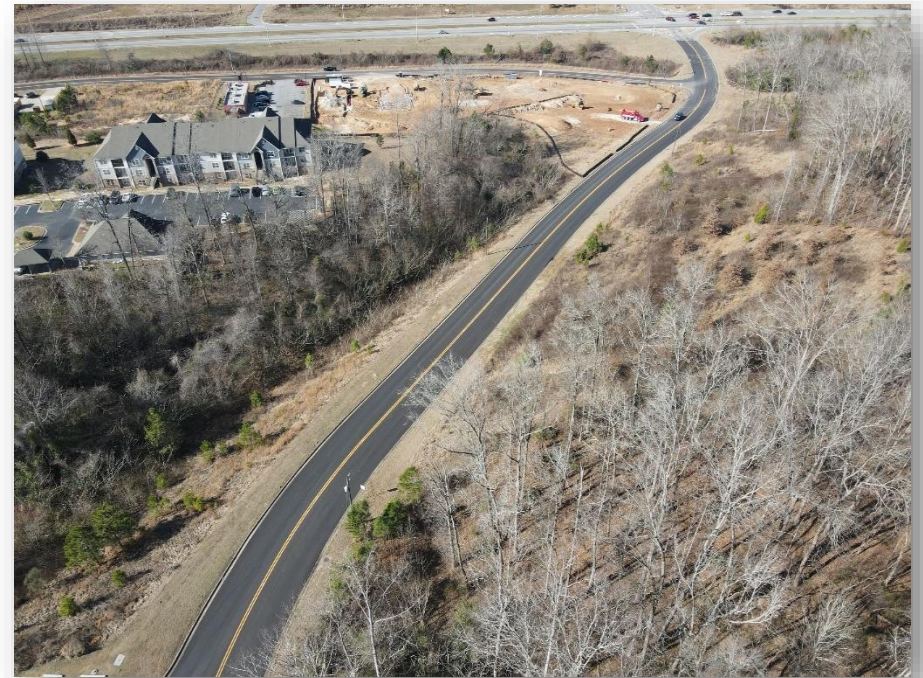
# City Infrastructure Projects

## 6<sup>th</sup> Place South Resurfacing



# City Infrastructure Projects

## College Drive Resurfacing





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# City Infrastructure Projects

**Retail Drive Resurfacing**





# City Utility Projects

## Utilities - Contracted Projects

No.	PROJECT DESCRIPTION	STATUS	COST
1	7 <sup>th</sup> Avenue & Mill Creek Sanitary Relocation	Complete	\$280,673
2	Sandfort Road & 14 <sup>th</sup> Avenue Water Main Repair	Complete	\$111,933
3	Village Green Sanitary Relocation	Complete	\$112,565
4	Brickyard Road Sanitary Repair	Complete	\$329,707
5	Crawford Road Sanitary Repair	Complete	\$211,400
6	WWTP Upgrades & Expansion	In Progress	\$11,283,565
7	Raw Water Pump 3 Replacement	In Progress	\$63,520
8	Bailey Hill Pump Station, Glenwood Tanks & Water Filtration Plant SCADA Upgrade	In Progress	\$19,600
9	Water Storage Tank Maintenance	In Progress	\$329,075
10	Saddlebrook Gravity Sanitary Main	Bid Awarded	\$780,800
11	Summerville Road Water Extension, 8,900 feet	Design	~\$865,800
12	Bridgewater Drive Sanitary Replacement	Design	~\$3,632,600
13	Waste Water Collection System Rehabilitation Repairs, Phase I	Planning	~\$1,439,308
<b>~ Cost Estimate</b>		<b>TOTAL COST:</b>	<b>\$19,460,546</b>



# City Utility Projects

Utilities

***Waste Water Collection:***  
**7<sup>th</sup> Avenue & Mill Creek Sanitary Repair**

**Status: *Complete***

**Total Cost: *\$280,673***

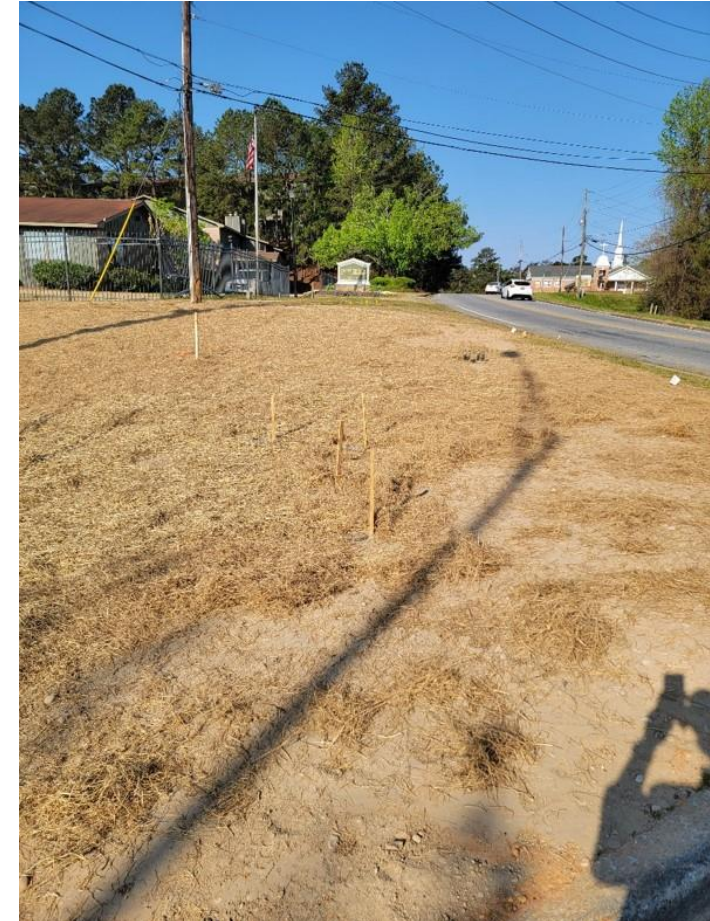


# City Utility Projects

## Utilities

***Water Distribution:***  
**Sandfort Road & 14<sup>th</sup>**  
**Avenue Water Main**  
**Repair**

**Status: *Complete***  
**Total Cost: *\$111,933***



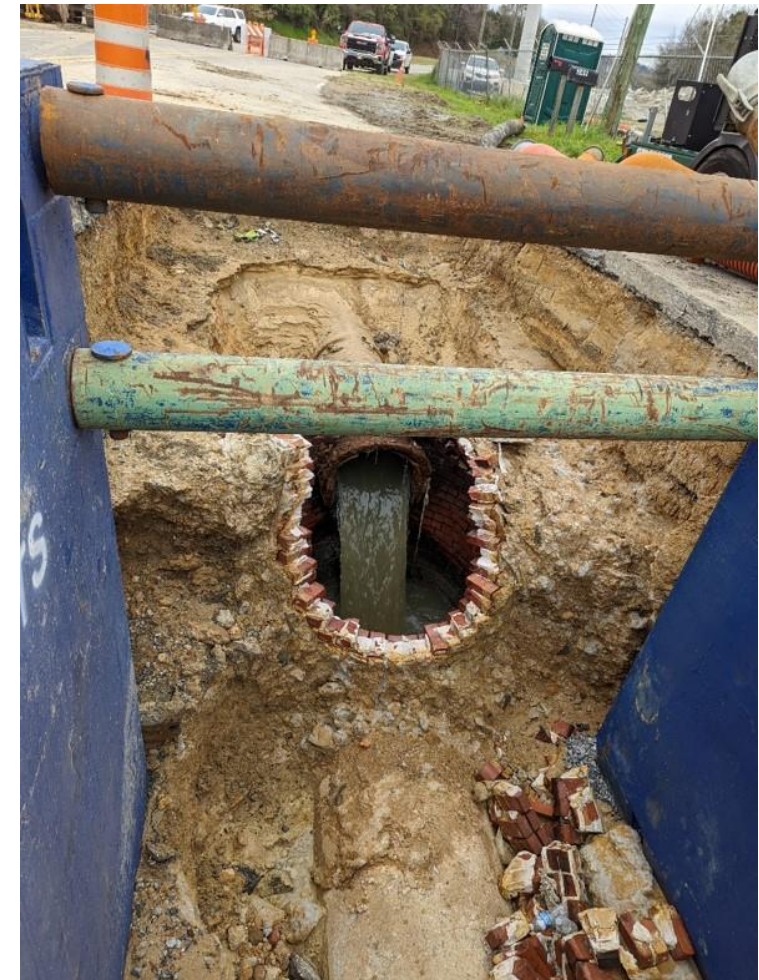
# City Utility Projects

## Utilities

***Waste Water Collection:***  
**Brickyard Road Sanitary Repair**

**Status: *Complete***

**Total Cost: *\$329,707***





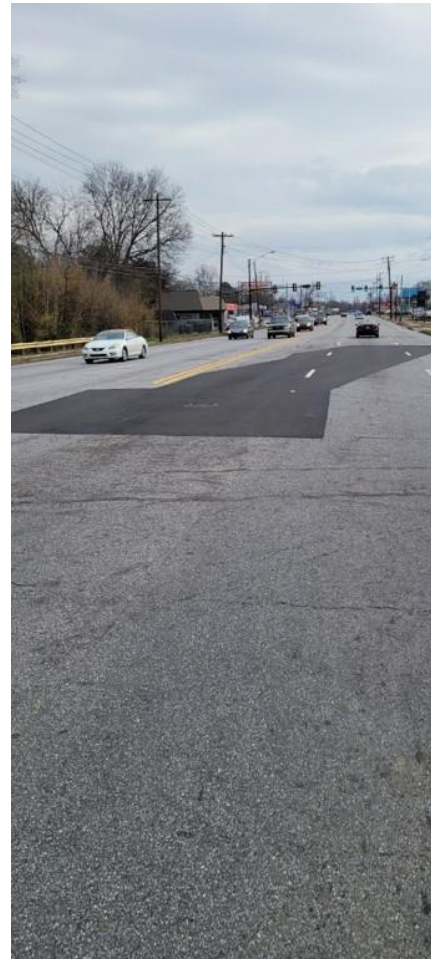


# City Utility Projects

## Utilities

***Waste Water Collection:***  
**Crawford Road Sanitary**  
**Main Repair**

**Status: *Complete***  
**Total Cost: *\$211,400***





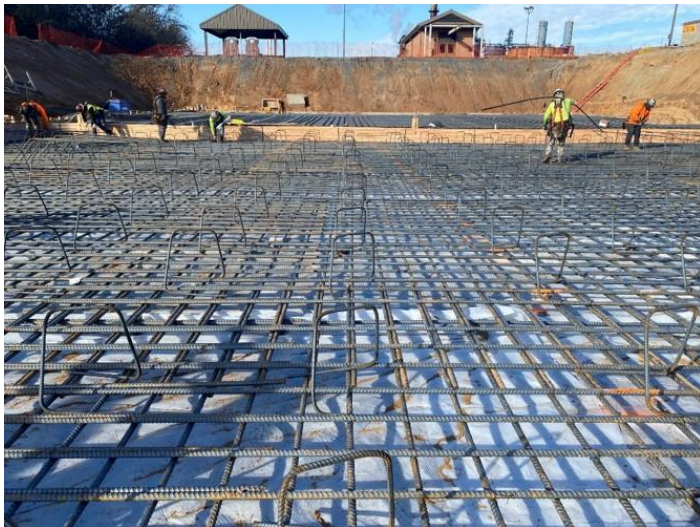
# City Utility Projects

Utilities

***Waste Water Treatment Plant:  
WWTP Upgrade & Expansion***

**Status: *In Progress***

**Total Cost: *\$11,283,565***



# Public Development

## Parks and Recreation

### Poplar Park

**Status: *Completed***

**Total Cost: *\$203,685***



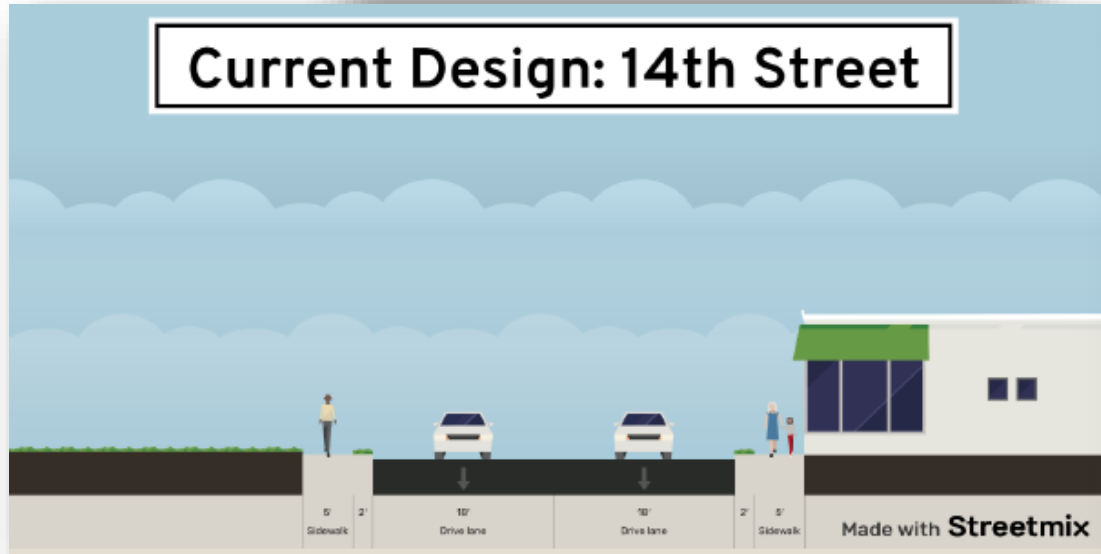


# Public Development

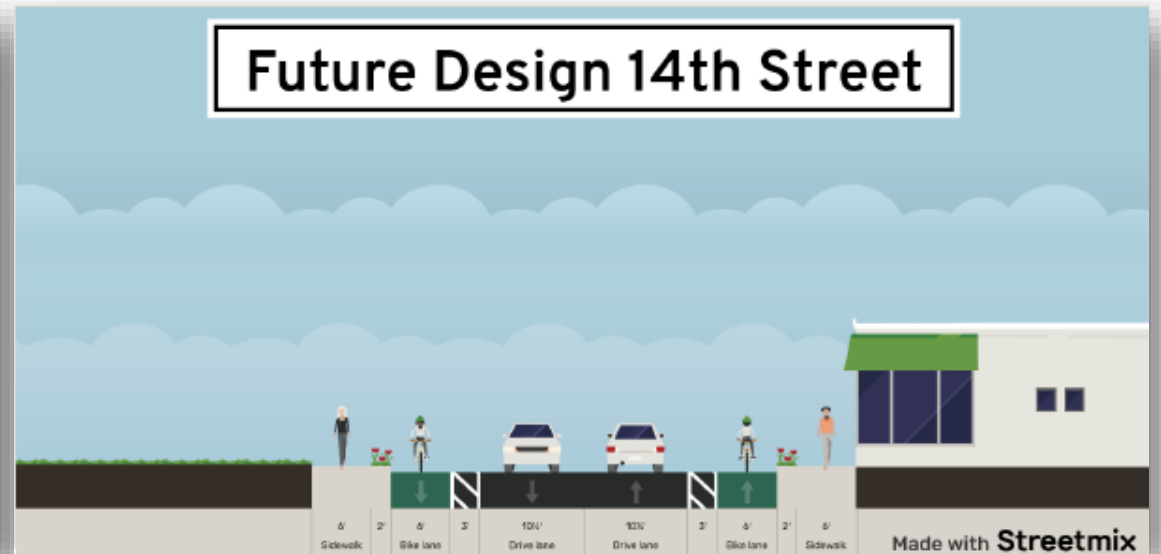
14<sup>th</sup> Street TAP Grant Received



**Current Design: 14th Street**



**Future Design 14th Street**





# Public Development

## Public Safety Building Expansion/Renovation

The Public Safety Building on Broad Street is undergoing a complete renovation and expansion to include a larger City Council Chamber, an updated Municipal Court Room, additional office space and renovated existing office space.





# Public Development

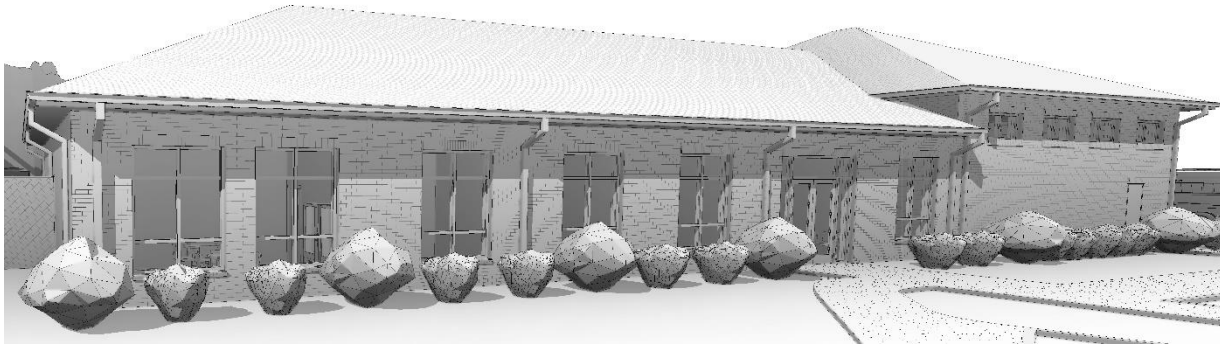
## Public Safety Building Expansion/Renovation



# Public Development

## Fire Training Center

New training facility to include classrooms, bay storage, burn building and drill tower behind Fire Station One.



# Commercial Development

## Phenix City Retail Project Update

### Highway 80 Development

Eighty-West on HWY 80 is under construction. Completed development includes Dollar Tree, Taco Bell, Popeye's, Sonic and Snappy Express full-service car wash.



Sonic



Snappy Express







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# Commercial Development

**New Restaurants**

## Wendy's - Highway 280





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# Commercial Development

**New Restaurants**

## Pizza Hut – Highway 280



# Commercial Development

New Restaurants

## Firehouse Subs – Highway 280



# Commercial Development

Restaurants Under Construction

## Jack's - Highway 431



# Commercial Development

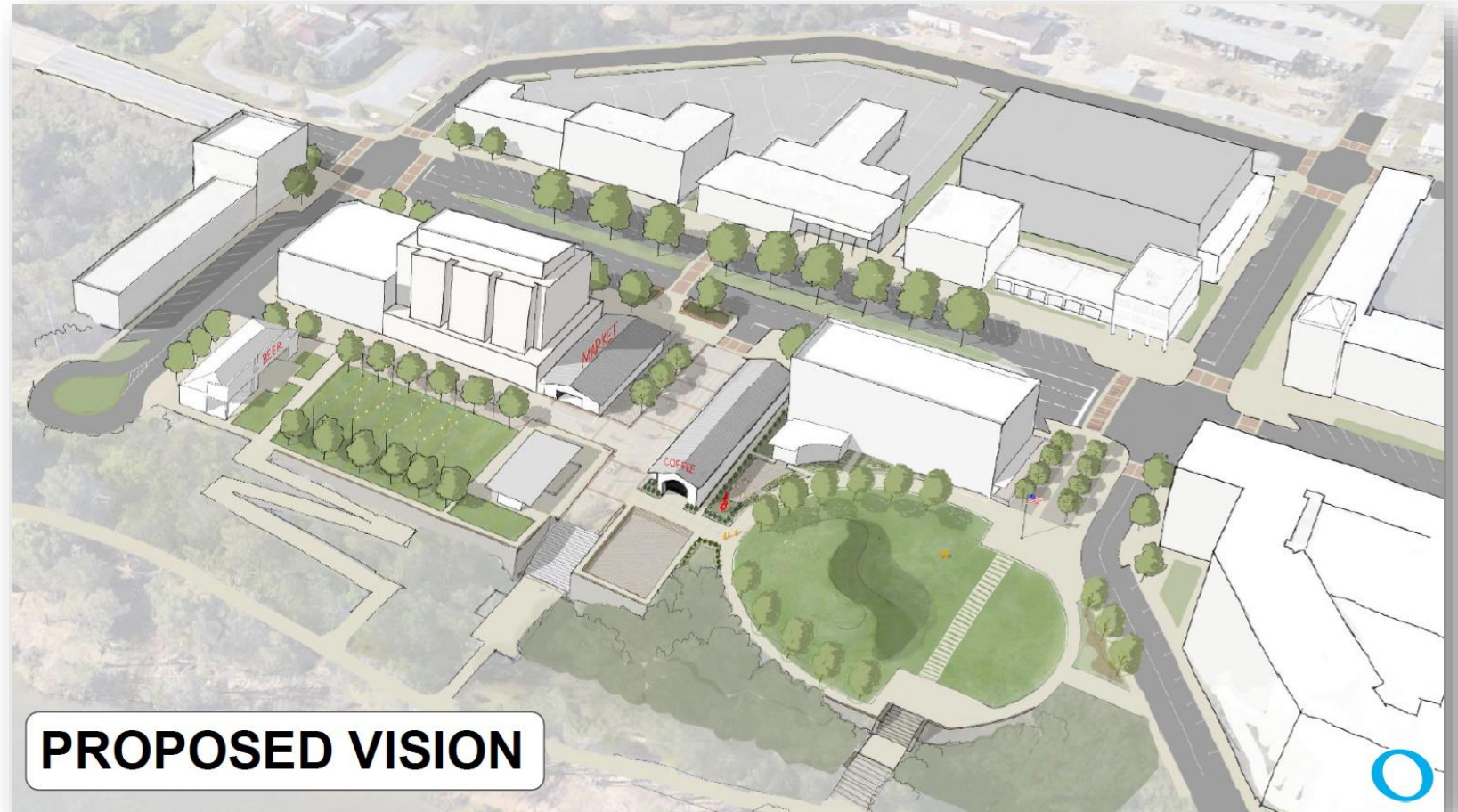
## Riverfront Development

### The Lively District

The *Lively Entertainment District* is a nod to Phenix City's History. The intent of this district is to become the City's regional attraction to downtown.

#### District Details:

- Community Greenspace
- ADA access to the Riverwalk
- Connectivity from Broad Street to the Riverwalk
- Commercial activity that promotes gathering





# Industrial Development

YEAR ANNOUNCED	COMPANY	NEW OR EXPANDING	JOB	INVESTMENT
2022	Hyundai Motor Mfg.	New/Expanding	0	\$15,000,000
2022	Masterbuilt	New/Retention	100*	\$1,500,000

**2022 Announced Industrial Project Total: \$16,500,000**

*\*This indicates a ramp-up period. 50 jobs initially with the addition of 50 more over the ramp-up period*



# Industrial Development

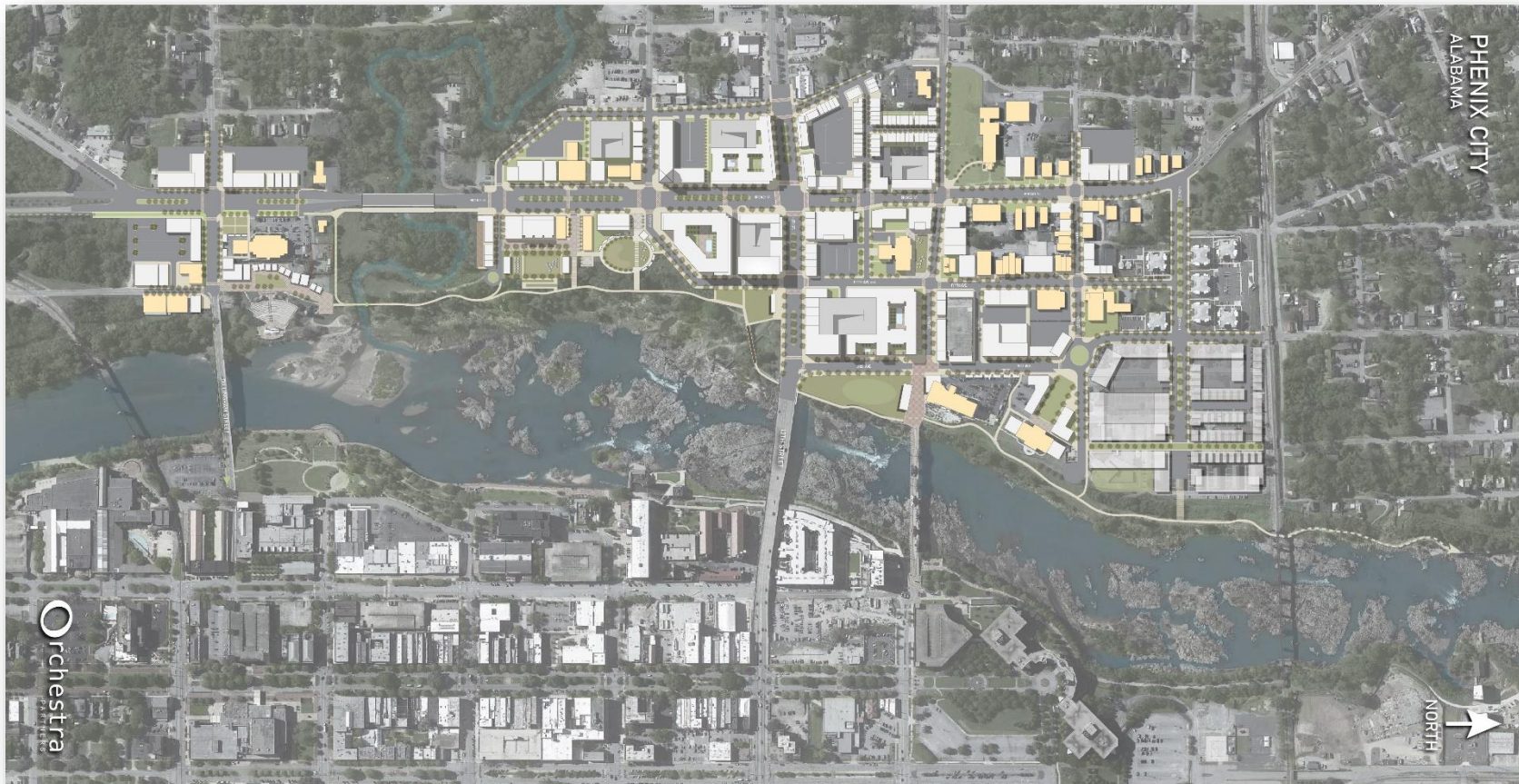
Daechang Seat Corp. Groundbreaking

Governor Kay Ivey



## Downtown/Riverfront Vision Plan

The City partnered with Orchestra Partners, Inc. to create a Downtown/Riverfront Vision Plan. This plan identified 5 distinct areas of focus: River North, Old Town Center, Urban Core, Lively District and River South.







# Planning

## Riverwalk Extension

### KPS Group, Inc.

#### Scope of KPS's Work

- Comprehensive Plan
- Zoning Ordinance
- Subdivision Regulations
- Downtown Design Guidelines



# Planning

## Riverwalk Extension

### Phenix City Riverwalk Northern Extension

The City is working with Dragonfly Trail and PATH Foundation on the planning, design and engineering of the Phenix City Riverwalk Northern Extension.



## ICF World Cup and World Championship

Phenix City and Columbus hosted the 2022 Freestyle Kayak World Cup and is preparing to host the 2023 Freestyle Kayak World Championship competition - 106 Athletes and 16 Countries were represented in the World Cup event.



### Statistics for 2022

- Total Visitors to the Library: 34,700
- Total Circulated Items: 67,612
- New Library Cards Issued: 972
- Total Library Programs Offered: 142
- Total Program Attendees: 3,132





# Library

## Patrons Served Outside of Phenix City

CITY/TOWN	ZIP CODE	CARD HOLDERS
Cottonton	36851	41
Fort Mitchell	36856	2,132
Hatchehubbee	36858	178
Holy Trinity	36859	8
Hurtsboro	36860	291
Pittsview	36871	396
Seale	36875	2,277
<b>TOTAL:</b>		<b>5,323</b>



# Citizen Responsibility

## Stay Informed

Attend Public Meetings

Visit our city website & like our Facebook page!

Always remember to contact your City Council representative when needed. They are your best resource.

GOALS for 2023: continue to exceed expectations!

