



**CITY OF FAIRHOPE
CITY COUNCIL WORK SESSION AGENDA**

**Thursday, February 19, 2026 - 4:00 PM
City Council Chambers**

Council Members

Jack Burrell
Joshua Gammon
Jimmy Conyers
Jay Robinson
Andrea Booth

1. Discussion — Anna T. Jeanes Lease & Nature Trail
Susan Fontaine Godwin, President of Board, Hope Community
2. Presentation — BCEDA Capital Sitework Improvements on the Grounds of Future Hatch Campus (K-1/HATCH Project) — Richard Johnson, City Engineer
3. Presentation — River Mill Community Park built by Fairhope Single Tax Corporation — Richard Johnson, City Engineer
4. Discussion - Julwin's Plaza Project - Richard Johnson, City Engineer
5. Committee Updates
6. Department Head Updates

Next City Council Work Session, Monday, March 9, 2026, 4:30 p.m.

Fairhope Municipal Complex
Council Chambers
161 North Section Street
Fairhope, AL 36532



CITY OF FAIRHOPE
AGENDA MEMORANDUM

Item ID: 2026-571

FROM:	Susan Fontaine Godwin – PRESIDENT OF BOARD, HOPE COMMUNITY
SUBJECT:	Anna T. Jeanes Lease & Nature Trail
AGENDA DATE:	February 19, 2026

RECOMMENDED ACTION:

Discussion

BACKGROUND INFORMATION:

BUDGET IMPACT/FUNDING SOURCE:

GRANT:

LEGAL IMPACT:

FOLLOW UP IMPLEMENTATION:



CITY OF FAIRHOPE
AGENDA MEMORANDUM

Item ID: 2026-570

FROM:	Richard Johnson – CITY ENGINEER
SUBJECT:	BCEDA Capital Sitework Improvements on the Grounds of Future Hatch Campus (K-1/HATCH Project)
AGENDA DATE:	February 19, 2026

RECOMMENDED ACTION:

Presentation

BACKGROUND INFORMATION:

BUDGET IMPACT/FUNDING SOURCE:

GRANT:

LEGAL IMPACT:

FOLLOW UP IMPLEMENTATION:



CITY OF FAIRHOPE
AGENDA MEMORANDUM

Item ID: 2026-573

FROM:	Richard Johnson – CITY ENGINEER
SUBJECT:	River Mill Community Park Built by Fairhope Single Tax Corporation
AGENDA DATE:	February 19, 2026

RECOMMENDED ACTION:

Presentation

BACKGROUND INFORMATION:

BUDGET IMPACT/FUNDING SOURCE:

GRANT:

LEGAL IMPACT:

FOLLOW UP IMPLEMENTATION:



Memorandum

From: Richard D. Johnson, P.E., City Engineer 

To: Jimmy Conyers, Council President

Thru: Sherry Sullivan, Mayor

CC: City Clerk; Treasurer; Purchasing; FST; Project Staff; File

Date: February 11, 2026

Subject: Request for presentation at Council Work Session and follow up action by Council – RE River Mill Community Park built by Fairhope Single Tax Corporation

Mayor and President Conyers:

The Fairhope Single Tax Corporation (FST) gifted ±1.75 acres of undeveloped land at the northwest intersection of Fairhope Avenue (CR48) and River Mill Drive with the intent of building a community park for the City. FST engaged Sawgrass Consulting to create the park's design and held many members and community engagement meetings. They are ready to move forward with the construction of the new park. This park development will include parking, bathrooms, a playground, a large pavilion, courts (basketball and pickleball), sidewalks and other park-related amenities. This new public community park represents a significant investment on behalf of FST.

I am requesting time on February 19, 2026, City Council Work Session Agenda to present the proposed design for the River Mill Community Park. Since this represents a capital improvement to a city-owned property, review and approval is required by the City Council. In addition, there will be follow-up action(s) required by the City Council. These actions will be required to allow an NGO such as FST the ability to construct a Public Works scale project on behalf of the City without it being a City project. These actions may include:

1. Granting of a Temporary Right of Entry and Construction Easement to FST, its successors and assigns, including its contractors and subcontractors to construct the project.

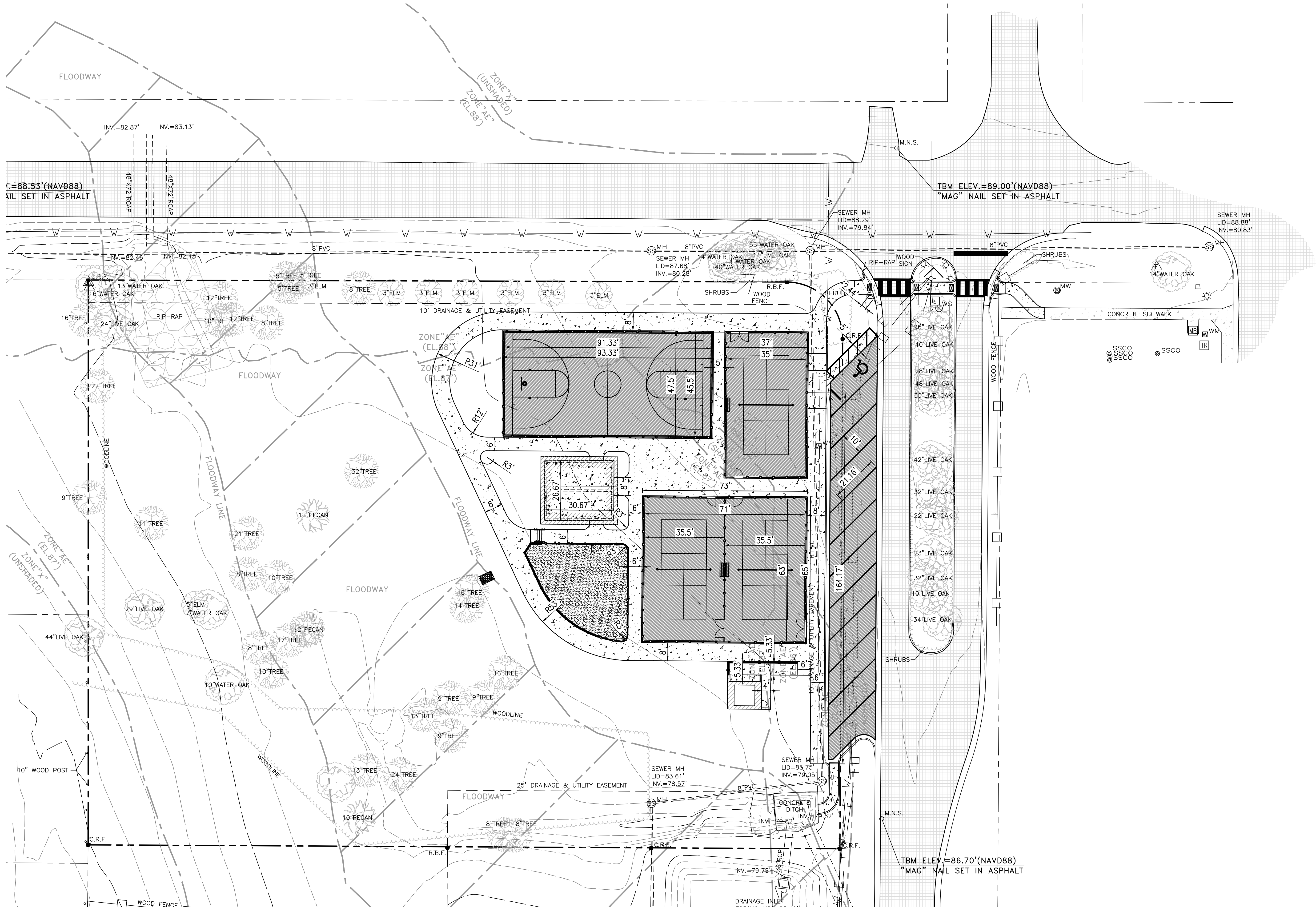
2. Authorizing the City purchasing of the Playground and Pavilion from the city's Sourcewell Contract (010521-LTS-4) with 100% donation (reimbursement) from FST for the purchase amount.
3. Authorization for Fairhope Electric to serve as the project's Electrical Subcontractor for the building and safety lighting including the preplacement of conduit (prior to FST GC mobilization) for future court lighting if that need ever arises. (This may require a minor funding appropriation to cover the material cost)
4. Waive City Sewer and Water Tap Fees and provide and place required water meter (2" Ø).
5. Waive Building Permit fees – however, full permitting will be required of the General Contractor.

I will prepare language and documents for the required Council Action and provide them to the City Clerk and other departments involved. We can target the first meeting in March for Council action if desired. I look forward to introducing you to River Mill Community Park. If you have any questions or need additional information, do not hesitate to contact me.

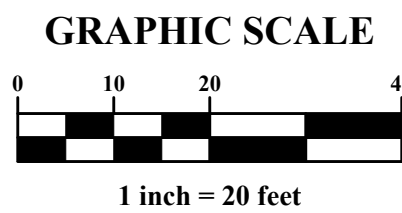
Thank you for your consideration of this request.

RDJ

DWG: INFO: SA - CLIENTS: 25 - 128 RIVER MILL SINGLE TAX PARK IMPROVEMENTS FAIRHOPE SINGLE TAX CORP CIVIL ENGINEERING: AVERY RIVERMILL PARK ML 02-02-26.DWG - 2/3/2026 10:32:59 AM



NUMBER:	REVISION:	DATE:



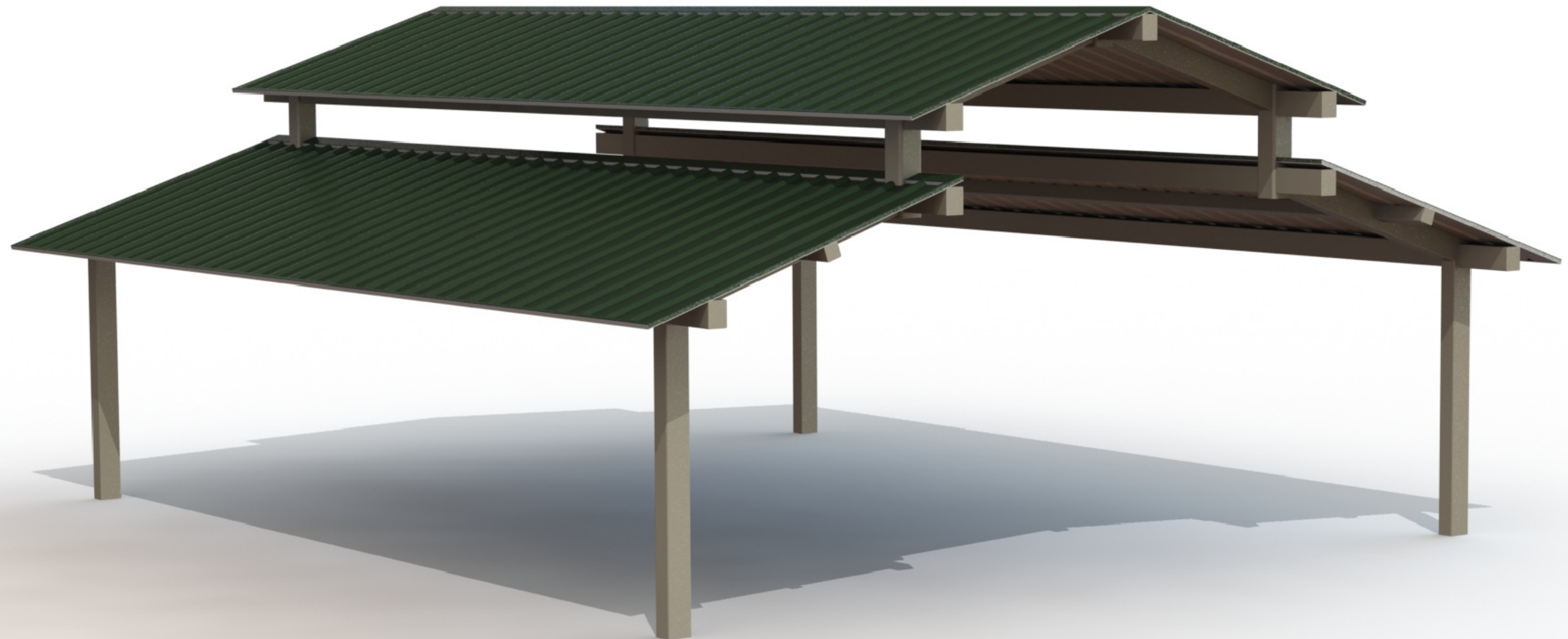


ENGINEERING - SURVEYING - CONSTRUCTION MANAGEMENT

30673 Sgt. E. I. "Boots" Thomas Drive, Spanish Fort, AL 36527 Phone: (251) 544-7900

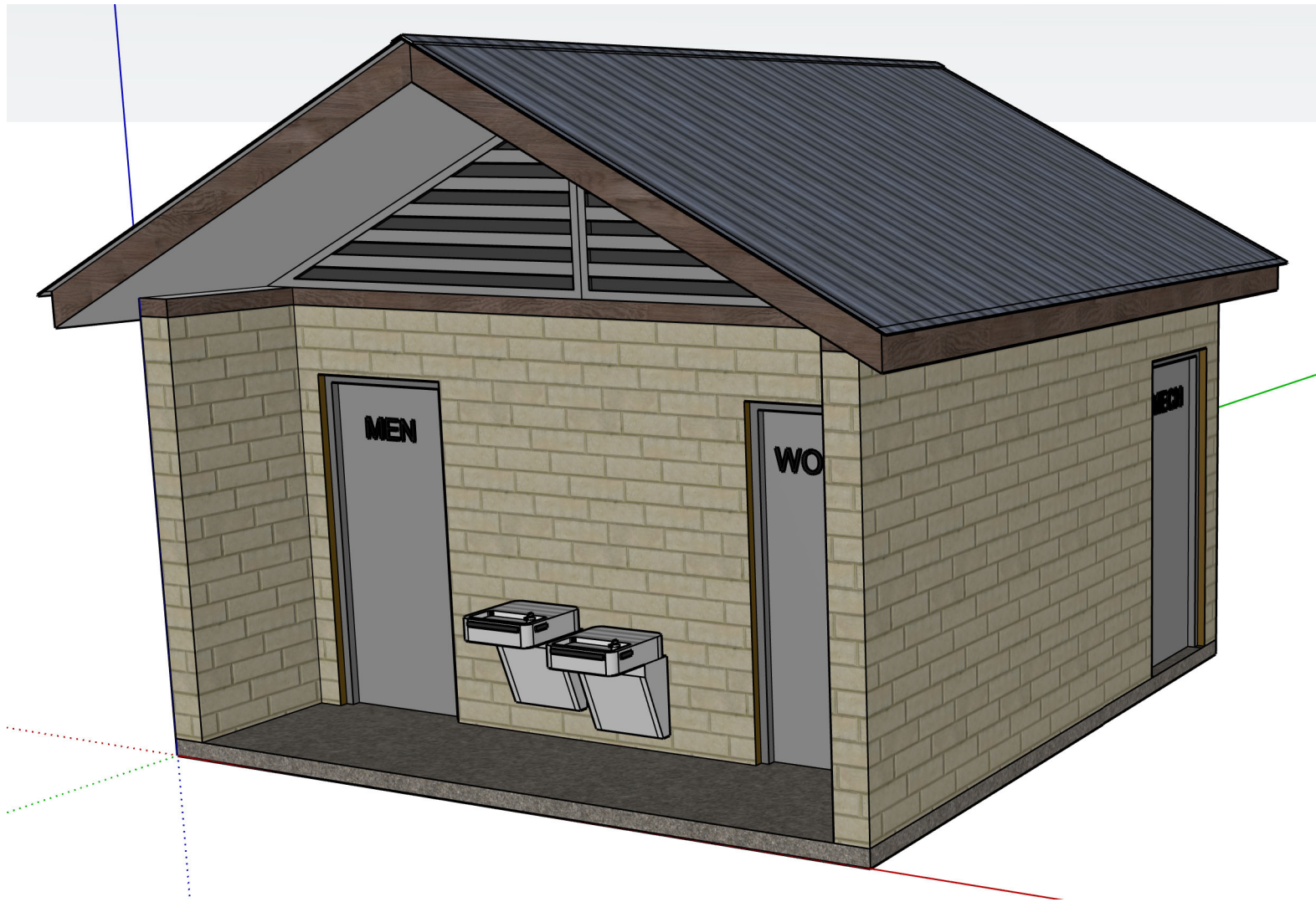
MASTER LAYOUT
PICKLEBALL AND BASKETBALL COURTS
RIVERMILL SUBDIVISION

SCALE: 1"=20'
DATE: FEBRUARY 02, 2026
DRAWN BY: JHR
CHECKED BY: JHR
SHEET: 01 OF 01



FRAME COLOR: SURREY BEIGE
 ROOF COLOR: EVERGREEN
 COLORS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. FOR OTHER
 COLOR SELECTIONS, PLEASE SUBMIT AN E1 DRAWING REQUEST.

CHE 30x34



River Mill Park



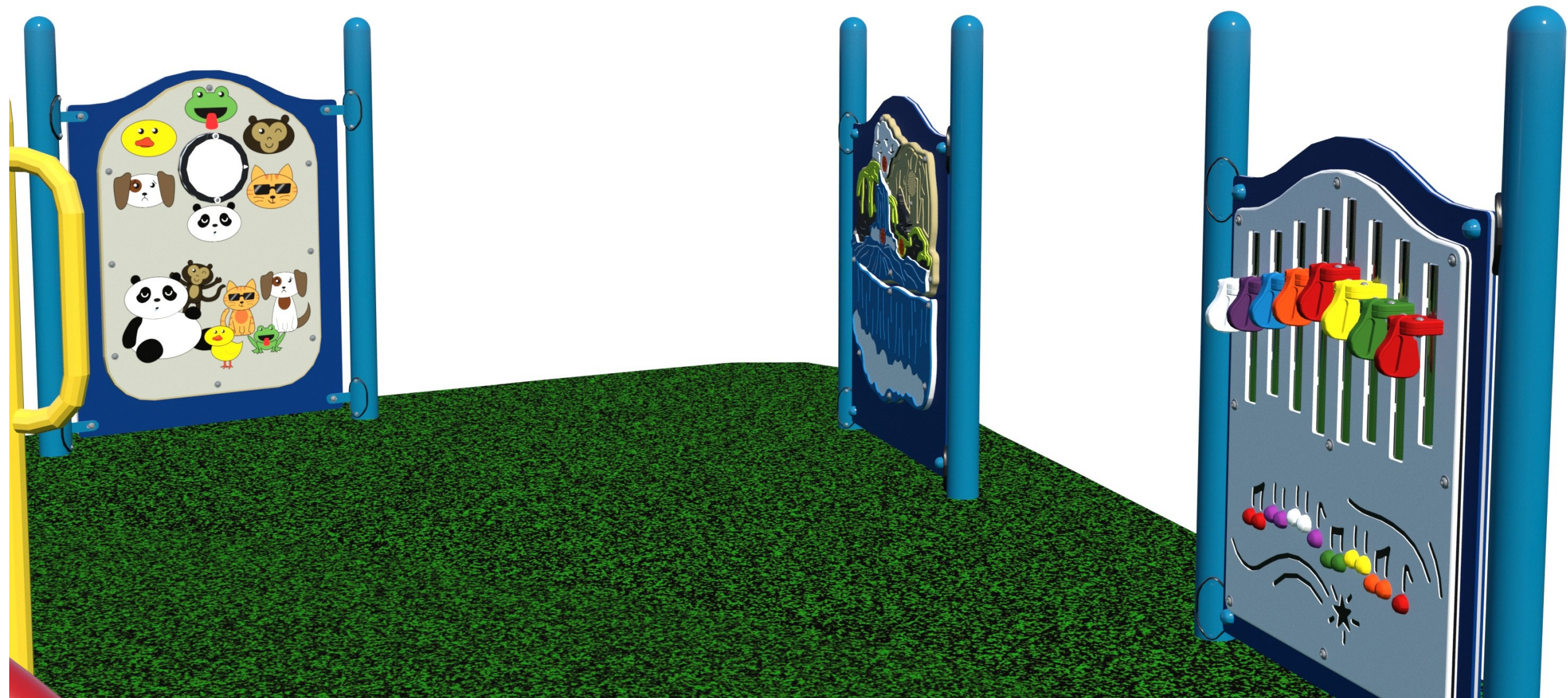
River Mill Park



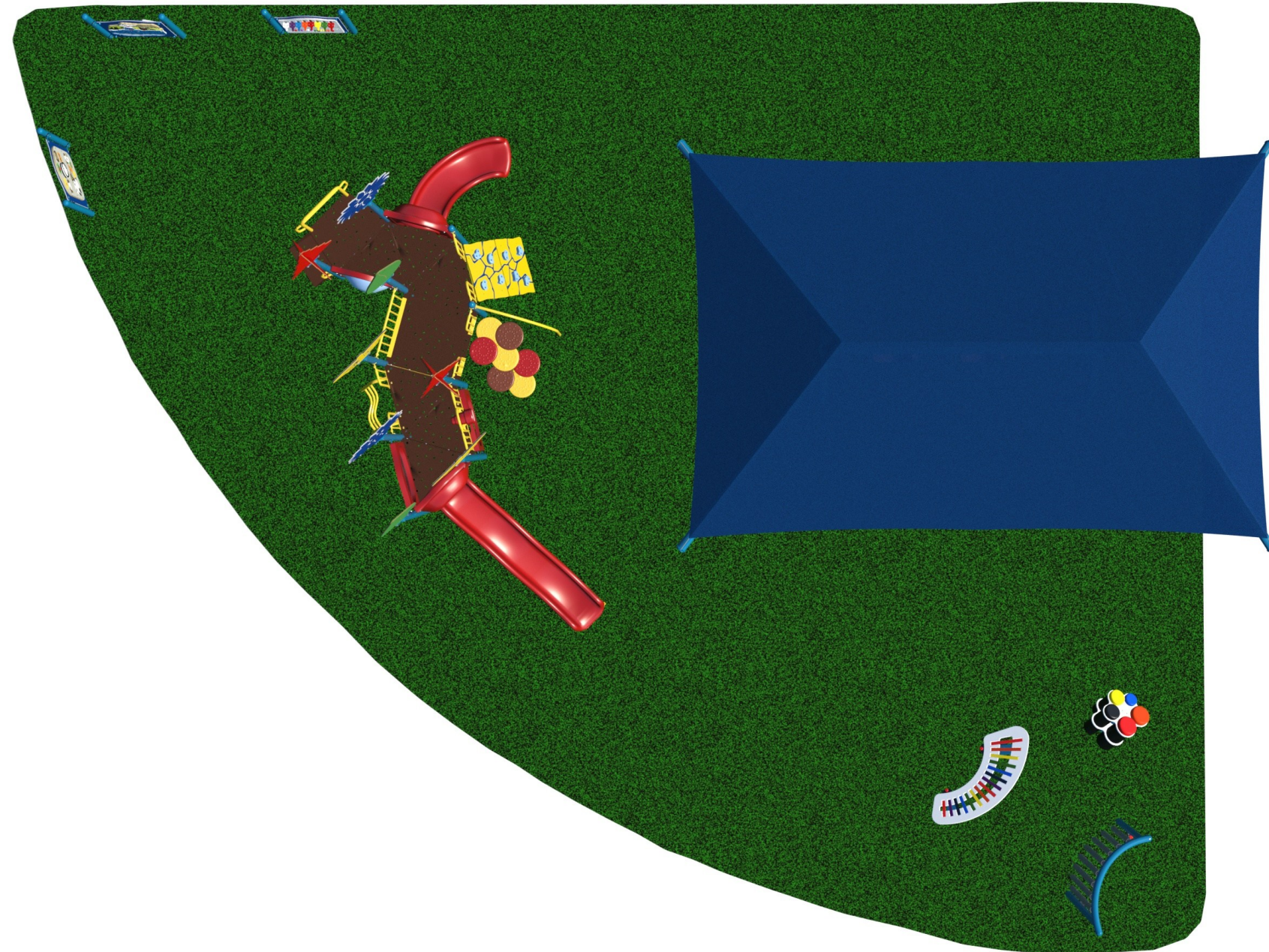
River Mill Park



River Mill Park



River Mill Park



General Notes:

Age Group

☐ 2-5yrs ☐ 5-12 yrs ☒ 2-12yrs ☐ 13 yrs

- 1.The Americans with Disabilities Act (ADA) may require that you make your park and/or playground accessible when viewed in its entirety. Please consult your legal counsel to determine if the ADA applies to you.
- 2.For playground equipment to be considered accessible accessible surfacing must be utilized in applicable areas.
- 3.Although a particular playground design may not meet the proposed Access Board Regulations in regards to the appropriate number of ground level events the actual playground may be in compliance when considering existing play components.
- 4.All deck heights are measured from top of ground cover.
- 5.Fall absorbing ground cover is required under and around all play equipment.
- 6.The minimum recommended fall zone around the entire playstructure is shown. This zone is to be free of all tripping or collision hazards (i.e. roots rocks border material etc.).
- 7.All post lengths are identified by text showing the post lengths i.e. 96 represents a 96 inch post.
- 8.Not all equipment may be appropriate for all children. Supervision is required.

AGE GROUP: 2-12 ASTM			
ELEVATED PLAY ACTIVITIES - TOTAL: 7			
ELEVATED PLAY ACTIVITIES ACCESSIBLE BY TRANSFER:	7	REQ'D	4
ELEVATED PLAY ACTIVITIES ACCESSIBLE BY RAMP:	0	REQ'D	0
GROUND LEVEL ACTIVITY TYPE:	5	REQ'D	2
GROUND LEVEL QUANTITY:	10	REQ'D	2



Project: [River Mill Park](#)
[Crestview, AL](#)

LTCPS rep:
[Tom Millard](#)
[GIFFEN RECREATION INC](#)
[205-982-6233](#)

Ground Space: [51'-6" x 40'](#)
Protective Area: [54'-6" x 43'-6"](#)

Drawn by: [Scott Benton](#)
Date: [10/24/2025](#)
Project: [25016652](#)

LTCPS - Farmington
878 East Highway 60
Monett Missouri 65708
Voice: 1-800-325-8828
Fax: 417-354-2273

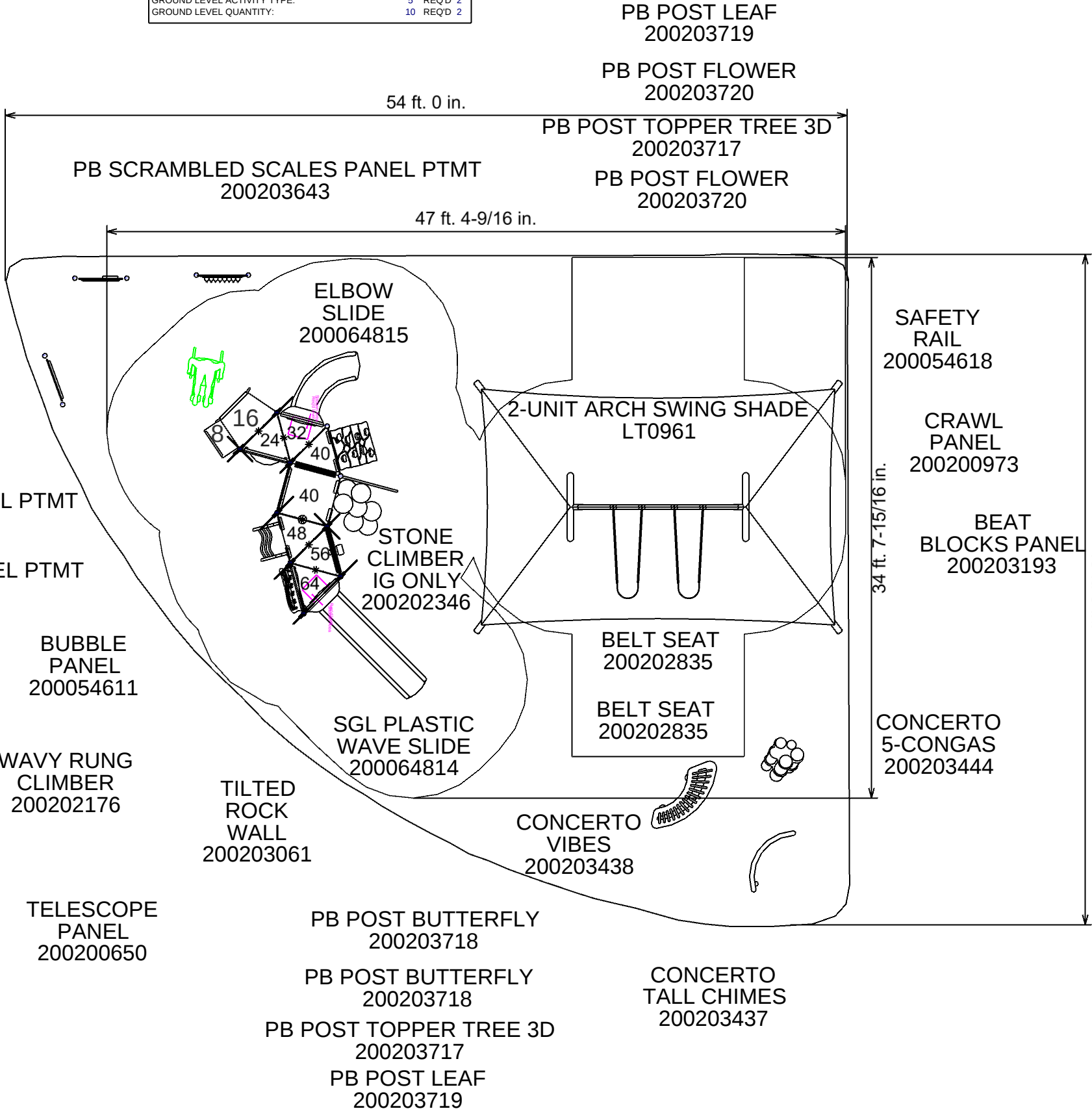
Playground Layout Compliance:

- ☒ ASTM F1487 - Playground Equipment for Public Use.
- ☒ CPSC Handbook for Public Playground Safety

☒ This playground design meets the final Access Board Regulations.



The play components identified in this plan are IPEMA certified. The use and layout of these components conform to the requirements of ASTM F1487.





CITY OF FAIRHOPE
AGENDA MEMORANDUM

Item ID: 2026-576

FROM:	Richard Johnson – CITY ENGINEER
SUBJECT:	Julwin's Plaza Project
AGENDA DATE:	February 19, 2026

RECOMMENDED ACTION:

Discussion

BACKGROUND INFORMATION:

BUDGET IMPACT/FUNDING SOURCE:

GRANT:

LEGAL IMPACT:

FOLLOW UP IMPLEMENTATION: