

CITY OF FLOWOOD
REGULAR MEETING OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY
OF FLOWOOD, RANKIN COUNTY, MISSISSIPPI
Held January 4, 2021
6:30 P.M.

BE IT REMEMBERED that the Mayor and Board of Aldermen of the City of Flowood met at their regular meeting place on January 4, 2021 at 6:30 P.M.

The following members were present: Mayor Gary Rhoads, Alderman Deron Harmon, Alderman Kathy Smith, Alderman Dusty Rhoads, Alderman Kirk McDaniel and City Clerk Josh Carlisle.

OTHERS PRESENT: Rusty Fortenberry, Greg Wilcox, Garry Miller, Ricky McMillian, Paul Forster and Jeffrey Welborn.

The Meeting was called to order by Mayor Rhoads.

The invocation was given by Alderman Harmon.

Item # 1 – Public Hearing on an application filed by Max Food & Beverage, LLC (Mississippi Legends Grill) requesting a Special Use Permit to allow the parcel of land located at 5649 Lakeland Drive, Suites C & D, to be designated a Qualified Resort Area allowing for the sale of alcoholic beverages

The required application and notices having been filed and given (copies attached), the Mayor opened a public hearing on the above matter and asked for those desiring to speak for or against the Application to speak. Amy Lovell spoke in favor of the application being granted. No one spoke against the application being granted. The Mayor closed the public hearing.

A motion was made by Alderman Harmon to approve the application filed by Max Food & Beverage, LLC (Legends Grill) located at 5649 Lakeland Drive, Suites C & D, and grant a Special Use Permit allowing for the sale of alcoholic beverages under the City Qualified Resort Area Ordinance. This motion was seconded by Alderman Smith and received unanimous approval from all Board Members present.

Item # 2 - Approval of the Consent Agenda

- A. Approval and/or Corrections of the Minutes of the Board meeting for December 7, 2020.
- B. Approval of the General Claims Dockets and Supplemental Claim Dockets and Paid Claims Docket.
- C. Approval of the Refuge Golf Course Claims Docket.
- D. Approval of the Conference Center Seawall Project Claims Docket.
- E. Approval of the Conference Center Road Project Claims Docket.
- F. Approval of the Water and Sewer 592 Improvements Claims Docket.
- G. Approval of the Luckney Road Improvements Claims Docket.
- H. Authorization for the Mayor and City Clerk to sign the Paramedics Training Agreements between the City and Lt. Cameron O'Conner and Private Clinton Sanford.
- I. Approval of the lateral transfer of April White from the Police Dispatch to Fire Dispatch with her rate of pay remaining the same.
- J. Authorization to reimburse the City of Brandon \$4,595.00 for a Dirt Works 30" tree spade.

A motion was made by Alderman Rhoads to approve the above consent agenda items (copies attached). This motion was seconded by Alderman Smith and received unanimous approval from all Board members present.

Item # 3 – Jeffrey Welborn – Fire Chief

- A. Personnel Recommendation – Private 2 Step 3 (Lawson R. Moody)

Jeffrey Welborn recommended hiring Lawson R. Moody in a Private 2 Step 3 position. A motion was made by Alderman McDaniel to hire Lawson R. Moody in a Private 2 Step 3 position. This motion was seconded by Alderman Harmon and received unanimous approval from all Board Members present.

Item # 4 – Garry Miller – Public Works Director

A. Approval of the Final Plats for Waterpointe Phases 1A and 1B

Garry Miller presented and recommended approval of the Final Plats for Waterpointe Phases 1A and 1B (copies attached). A motion was made by Alderman McDaniel to approve the Final Plats for Waterpointe Phases 1A and 1B. This motion was seconded by Alderman Rhoads and received unanimous approval from all Board Members present.

B. Approval of contract between Neel-Schaffer and the City of Flowood in an amount not to exceed \$10,000.00 for the CE & I for the Dogwood Cell Tower Project

Garry Miller requested approval of a CE & I contract between Neel-Schaffer and the City of Flowood in an amount not to exceed \$10,000.00 for the Dogwood Cell Tower Project. A motion was made by Alderman Harmon to approve the CE & I contract between Neel-Schaffer and the City of Flowood in an amount not to exceed \$10,000.00 for the CE & I for the Dogwood Cell Tower Project. This motion was seconded by Alderman Smith and received unanimous approval from all Board Members present.

Item # 5 – Other Business

A. Update on the Flowood Chamber of Commerce – Greg Wilcox

Item # 6 - Adjourn

There being no further business to come before the Board, Alderman Harmon made a motion to adjourn the meeting whereupon the meeting was adjourned with the unanimous approval from all Board members present.

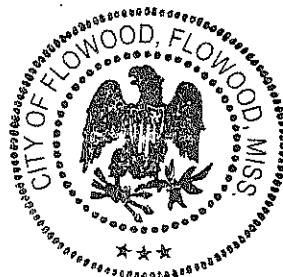


GARY RHOADS, MAYOR

ATTEST:



JOSH CARLISLE, CITY CLERK



CITY OF FLOWOOD
REGULAR MEETING OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY
OF FLOWOOD, RANKIN COUNTY, MISSISSIPPI
Held January 19, 2021
6:30 P.M.

BE IT REMEMBERED that the Mayor and Board of Aldermen of the City of Flowood met at their regular meeting place on January 19, 2021 at 6:30 P.M.

The following members were present: Mayor Gary Rhoads, Alderman Deron Harmon, Alderman Kathy Smith, Alderman Don Flynt, Alderman Dusty Rhoads, Alderman Kirk McDaniel and City Clerk Josh Carlisle.

OTHERS PRESENT: Rusty Fortenberry, Shannon Spence, Garry Miller, Ricky McMillian, Paul Forster, Mike Prestage, Nathan Harvell and Jeffrey Welborn.

The Meeting was called to order by Mayor Rhoads.

The invocation was given by Alderman Smith.

Item # 1 – Public Hearing on an application filed by KTS Real Estate, LLC for rezoning 48 acres from C-1 and C-2 to C-3, said property being identified as tax parcel #E10D-2. The proposed use of the property is for office space, a training facility, outside storage of vehicles, a company owned body shop and a shop bay – Mike Prestage

The required application and notices having been filed and given, the Mayor opened the public hearing on the above matter and Mike Prestage presented the application. The Mayor asked for those desiring to speak for or against the Application to speak. Johnny Dewitt was present on behalf of KTS Real Estate, LLC and spoke in favor of the application being granted. No one was present to speak against the application being granted. All documents for consideration were presented and attached to the minutes. The Mayor closed the public hearing.

A motion was made by Alderman Smith to grant the application filed by KTS Real Estate, LLC to rezone the land currently zoned C-1 and C-2 (tax parcel #E10D-2) to a C-3 zone district classification. This motion was seconded by Alderman Harmon and received unanimous approval from all Board Members present. There was no request that the City Clerk read the Ordinance granting the Rezoning. Said Ordinance is attached hereto and incorporated herein.

Item # 2 - Public Hearing pursuant to MCA section 21-19-11 with regard to a determination of a public nuisance at 120 Eastview Drive (Parcel/PPIN #J12A000002 00110) – Mike Prestage and Shannon Spence

A public hearing was held regarding the condition of the property located at 120 Eastview Drive (Parcel/PPIN #J12A000002 00110), whereupon Mayor Rhoads opened the hearing. The City Attorney provided a copy of the Notice of hearing pursuant to MCA 21-19-11 (1972 As Amended) and it was confirmed that all pre-requisites to the public hearing had been met. The Notice of hearing is appended hereto along with pictures from Flowood Code Enforcement Officer Shannon Spence showing the condition of the property. Mike Prestage and Shannon Spence described the condition of the property and stated that the mobile home burned the previous weekend. A Flowood Fire Department memorandum dated January 13, 2021 was attached to the minutes. The property owner and property tenant, as well as any other person having an interest in and to the subject property and/or other person desiring to make any public comment or to present any additional matters related to the subject of the public hearing were requested to come forward and address the Board. James Eady and Christa Smith, the children of the property owner, appeared on behalf of their father. Mr. Eady stated that the tenant had been evicted by Justice Court Judge Richard Redfern during October 2020 but had refused to leave. Mr. Eady also stated that the mobile home was uninhabitable and that they wanted the property cleaned. The property tenant did not appear. Thereupon, having considered all attendant facts and circumstances related to the subject matter of the public hearing and the subject property as well as incorporating all documents and things presented hereto, and finding that the subject property in its current condition constitutes a menace to the public health and safety of the community, Alderman Flynt made a motion to adopt a Resolution (attached hereto) directing the clean-up of the property; directing the filing of

a Lis Pendens notice regarding the action of the Board relative thereto; and, thereafter directing that all assessment of penalties and costs as provided by statute be presented to the Board. The motion was seconded by Alderman McDaniel and received unanimous consent from all Board members present.

Item # 3 - Approval of the Consent Agenda

- A. Approval and/or Corrections of the Minutes of the Board meeting for January 4, 2021.
- B. Approval of Resolution of the Mayor and Board of Aldermen of the City of Flowood, Mississippi authorizing and directing the issuance of not to exceed \$2,100,000.00 City of Flowood, Mississippi General Obligation Bonds, Series 2021 for the purpose of the current refunding and redemption of (A) all of the outstanding maturities of the \$1,695,000.00 (original principal amount) City of Flowood, Mississippi Tax Increment Financing Bonds, Series 2006 (Lakeland Commons Project), dated October 1, 2006, and (B) all of the outstanding maturities of the \$2,700,000.00 (original principal amount) Mississippi Development Bank Special Obligation Bonds (City of Flowood, Mississippi Tax Intercept – Tax Increment Financing Project), Series 2009, dated October 21, 2009, and all of the outstanding \$2,700,000.00 (original principal amount) Promissory Note (City of Flowood, Mississippi Market Street Flowood L.P. Project), dated October 21, 2009; prescribing the form and details of said bonds; directing the preparation, execution and delivery of said bonds; providing certain covenants of said City in connection with said bonds; authorizing the negotiated sale and private placement of said bonds; approving the form of and authorizing the execution and delivery of a private placement agreement in connection with the sale of said bonds; and for related purposes.
- C. Approval and acceptance of the undated countywide Law Enforcement Agencies Use of Force Policies and Procedures for Rankin County, Mississippi.
- D. Authorization for the Police Department to declare old weapons from the evidence room as surplus property and trade the weapons with a licensed gun dealer for police supply/uniforms and/or equipment. See attached list.
- E. Reappointment of Clayton Hodge and Linda Dewitt as election commissioners and appointment of Gail Howard as an election commissioner for the 2021 election cycle.

A motion was made by Alderman Rhoads to approve the above consent agenda items (copies attached). This motion was seconded by Alderman Flynt and received unanimous approval from all Board members present.

Item # 4 – Acceptance of bids for the sale of the equipment and materials from the Flowood RC Park – Josh Carlisle

Personal property identified in the attached Notice of Public Sale ceased to be used for public purposes and the sale of the personal property would be in the best interest of the city. The Notice of Public Sale was conducted according to MCA sec. 17-25-25 and bids were received. The highest bid was from Jimmy Puckett in the amount of \$425.00. A motion was made by Alderman McDaniel to sell the personal property to Jimmy Puckett for \$425.00. This motion was seconded by Alderman Rhoads and received unanimous approval from all Board members present.

Item # 5 - Jeffrey Welborn – Fire Chief

- A. Personnel Recommendation – Promotion of Lieutenant Shaun Moody to Captain Step 6

Jeffrey Welborn recommended promoting Lieutenant Shaun Moody to a Captain Step 6 position. A motion was made by Alderman Smith to promote Lieutenant Shaun Moody to a Captain Step 6 position. This motion was seconded by Alderman Rhoads and received unanimous approval from all Board Members present.

- B. Personnel Recommendation – Promotion of Private Ryan Wheatley to Lieutenant Step 4

Jeffrey Welborn recommended promoting Private Ryan Wheatley to a Lieutenant Step 4 position. A motion was made by Alderman McDaniel to promote Private Ryan Wheatley to a

Lieutenant Step 4 position. This motion was seconded by Alderman Harmon and received unanimous approval from all Board Members present.

C. Personnel Recommendation – Private II Step 4 (Jonathan D. Chiniche)

Jeffrey Welborn recommended hiring Jonathan D. Chiniche in a Private II Step 4 position. A motion was made by Alderman Rhoads to hire Jonathan D. Chiniche in a Private II Step 4 position. This motion was seconded by Alderman Flynt and received unanimous approval from all Board Members present.

Item # 6 – Other Business

A. There was not any other business to come before the Board.

Item # 7 – Adjourn

There being no further business to come before the Board, Alderman Harmon made a motion to adjourn the meeting. This motion was seconded by Alderman Rhoads whereupon the meeting was adjourned with the unanimous approval from all Board members present.



 GARY RHOADS, MAYOR

ATTEST:



 JOSH CARLISLE, CITY CLERK

