

MINUTES
OF THE
BOARD OF MAYOR AND ALDERMEN

October 10th, 2024

The Board of Mayor and Aldermen of the City of Henderson, Tennessee met in regular session on Thursday, October 10th, 2024, at 7:00 P.M. in the Council Chamber of the City of Henderson City Hall. Present and presiding was Mayor Terry F. Bell. City Recorder Jim E. Garland called the roll with the following being present:

Aldermen: Mark A. Barber, Donna R. Butler, Buel Maness, Michael Phelps, Jason Rhodes, and Keith Smith.

Also present at the meeting were: City Recorder Jim E. Garland, Police Chief Gary Davidson, Public Works Director Carter Scales, Utility Director Darryl Green, and Asst CMFO Alicia Holder.

Mayor Bell called the meeting to order at the appointed time. Alderman Barber gave the invocation, and Alderman Phelps led the Pledge to the Flag. The following proceedings were entered here-to-wit:

The minutes of the previous regular meeting were presented for approval. A motion was made by Ald. Barber to accept the minutes as presented, duly 2nd by Ald. Butler. Motion carried.

The accumulated accounts were presented for informational purposes. Since there were no questions about the accounts, the meeting continued.

The first item on the agenda was a call for delegations to address the board. There being no delegations, the meeting continued.

The next item on the agenda was to consider an ordinance amending the Municipal Zoning Text and the Regional Zoning Text to require 21 days' notice of a public hearing on any amendment to the Zoning Ordinance text or the Zoning Classification of any property on the final reading. This change is to make local regulations conform to changes made to State Law.

1. Consider the proposed Ordinance to amend the Municipal Zoning Text on the final reading.
2. Consider the proposed Ordinance to amend the Regional Zoning Text on the final reading.

Mayor Bell stated that the board had approved this on the first reading last month and Recorder Garland added that nothing had changed from last month. The Planning Commission had approved this several weeks ago. We normally require 21 days due to how our local paper comes out. A motion was made by Ald. Barber to adopt Ordinance #572 to amend the Municipal Zoning Text on the final reading, duly 2nd by Ald. Butler. Upon a roll call vote, the following was cast:

Ayes: Mark A. Barber, Donna Butler, Buel Maness, Michael Phelps, Jason Rhodes, and Keith Smith.

Noes: None.

Mayor Bell declared Ordinance #572 approved on the final reading.

A motion was made by Ald. Butler to adopt Ordinance #573 to amend the Regional Zoning Text on the final reading, duly 2nd by Ald. Smith. Upon a roll call vote, the following was cast:

Ayes: Mark A. Barber, Donna Butler, Buel Maness, Michael Phelps, Jason Rhodes, and Keith Smith.

Noes: None.

Mayor Bell declared Ordinance #573 approved on the final reading.

The next item on the agenda was to consider bids received for installing approximately 800 feet of six-inch PE Water Main on Bear Creek Road South to replace a section of the water main that is an ongoing maintenance issue. UD Green stated the creek bottom is at a lower elevation and had several leaks on the line. The last time they had to dig it up they had to get a track hoe from the county to dig it out and found five (5) more leaks. This is an ongoing issue and he is requesting replacing the pipe. He is recommending 250 PSI pipe. This is not a budgeted item but the repairs need to be done. After further discussion, a motion was made by Ald. Butler to accept the only bid received by R. Jones Underground for \$66,498.00, duly 2nd by Ald. Smith. Motion carried.

The next item on the agenda was to consider bids on the TDEC ARP Water Plant Project. UD Green stated that all materials are running about twice the price across the state. The original estimate was approximately \$500,000.00 back in 2020. Ald. Smith added that we need to prioritize the balance of the projects that use the remaining ARP money. After further discussion, a motion was made by Ald. Smith to accept the low bid for \$1,094,700.00 from Tybe Company, LLC, duly 2nd by Ald. Phelps. Motion carried.

The next item on the agenda was to consider bids received on the TDEC ARP Sewer Project that includes rebuilding two sewer pump stations and installing a gravity sewer line under US Hwy 45 and across the Henderson Industrial Park property to replace another pump station, UD Green stated we have problems with the pumping station on Hwy 45 because it is in a low-lying flood area. Three 8-inch lines are going to the pumping station. Rainy periods cause back up to some residences and there have been complaints. Relacing pumping stations are expensive so the plan is to bore under the highway, and install a 12” gravity fall line to run across the Industrial Park to the outfall line next to the railroad track. This will eliminate the pumping station. Only one bid was received. After further discussion, a motion was made by Ald. Barber to accept the bid for \$671,201.40 from R. Jones Underground, duly 2nd by Ald. Maness. Motion carried.

The next item on the agenda was to consider the purchase of 20 – 1” water meters for utility inventory. UD Green stated that several meters are not being read automatically and over time, they have been changing them out to new ones to be read by the AMR system. In June 2019 this same meter was \$272.00 and now costs \$466.82. A motion was made by Ald. Butler to approve the purchase from Core & Main for \$9,336.40, duly 2nd by Ald. Smith. Motion carried.

Any other Business:

1. Discuss and consider a request from Southwest TN Development District to partially fund an Economic Development Specialist position. The request is for \$5,000. Mayor Bell stated that at a meeting with SWTDD, with Joe Barker, he was informed that Mr. John Scott was hired as an Economic Development Specialist. There was discussion for the city and county to help fund the salary of this this position along with other cities and counties in the Development District. He spoke with Mayor King and Mayor Hutcherson and found that the county may fund their part. Do we want to fund our part, only fund if the county funds theirs or not to fund at all? Mr. Scott is to help find business to bring into the city/county. Ald. Barber stated that we have a certified ECD person who works at the Chamber. Recorder Garland stated that Mr. Barker has not notified them of which cities/counties are participating. Failed due to a lack of a motion.

Mayor Bell wanted to let the board know of things that have gone down this week regarding the industrial site property. He and Recorder Garland met with Clay Porter owner of Henderson Stamping and Wayne Bracken with Delta to discuss remaining money in the grant for the industrial site. It has been verbally approved to use some of the remaining funds to fix Clay Porter's erosion problem. The city will provide the dirt and Delta will provide the labor. Clay will pay approximately \$5,000.00 and we pay our part. The agreement is that Delta will have release us from of all of our SWIP's with TDEC and the industrial site will be complete. The SWIP maintenance fee is \$500.00 per year for two.

Recorder Garland stated that there was a quote for a snow plow in front of the board members. This was budgeted but never purchased. The truck will have to be taken to Memphis for installation. A motion was made by Ald. Barber to approve the purchase from Stringfellow Inc. in the amount of \$9,783.00, duly 2nd by Ald, Maness. Motion carried.

Recorder Garland's stated that Freed-Hardeman is asking the city to use our IDB bond to help pay for the cafeteria. They are asking to use \$5M which will leave \$5M. This renews annually. He is asking the board to approve FHU using \$5M of our \$10M for them to complete the cafeteria. A motion was made by Ald. Butler to allow FHU to use \$5M of the cities IDB for calendar year 2024, duly 2nd by Ald. Rhodes. Motion carried.

Police Chief Davidson stated that he has been out sick and that Asst. Chief Crowe will update on the TN Hwy Safety Grant. The grant is for \$8,000.00 and is to be used for equipment. For them to get full grant they will spend over the grant amount. They will purchase two (2) in car cameras to be installed locally for \$9,975.00 and the grant will reimburse \$8,000.00. The balance will come from the equipment line item in the budget. Ald. Smith made a motion to approve the purchase using the grant with the difference from money in the budget, duly 2nd by Ald. Phelps. Motion carried.

UD Green stated that DOT is replacing the bridge at Dry Creek and we have some 2-inch gas lines that will need to be moved. Since this a state project he can have them put it in their general contract. They are relocating 2-inch gas lines at Terry Lane and Talley Store Road which is a county project to be done in-house and will likely use some money from our budget for system expansion money. They bid on the 4th, the bridge replacement at the Forked Deer River and we have a 10-inch water line that is in that contract and they put it out for bid before TDEC approval. They are making the tap tomorrow for the sprinkler line at the CC Schools

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Athletic Building. They have Hughes Road water lines and are installing meters in front of the houses on the project. There is a lot going on for the Utility Department.

PWD Scales stated that they had started moving the dirt out of the ditch at Gene Record Park to have rip-rap put in. Mayor Bell stated that the school crosswalks were installed at Stewart Street (between the Middle School and East Chester Elementary School) as requested by the schools. There is still signage to come.

Ald. Barber thanked the Police Department and the Public Works Department for their help with the BBQ Festival. He reminded everyone of the Trail of Treats coming up on October 26th from 2-4. The park will close at noon and reopen at 5pm.

Ald. Smith added his compliments to the PD and PWD for the smooth sailing at the BBQ Festival. He had a question for Fire Chief Acred who was not in attendance and Recorder Garland stated that the mini-pumper bid opening is scheduled for November 5th at 2pm and they will have the bids at the next meeting.

He then asked about getting bids on tearing down the old storage building. Recorder Garland stated that he will need to pull the appropriate people together to create the bid specs.

Ald. Butler stated that she appreciates working with all the departments.

Ald. Maness stated that he is being questioned about the status of the hotel. Recorder Garland stated that Mr. Hunt's crew has been tied up at his other projects.

There being no other business, a motion was made by Ald. Barber to adjourn, duly 2nd by Ald. Butler. Motion carried.

Signed: Terry F. Bell

APPROVED: _____
MAYOR

Signed: Jim E. Garland

ATTEST: _____, CITY RECORDER