

CITY OF FLOWOOD
REGULAR MEETING OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY
OF FLOWOOD, RANKIN COUNTY, MISSISSIPPI
Held September 5, 2023
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 September 5, 2023, at 6:30 P.M.

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

OTHERS PRESENT: Rusty Fortenberry, Tamela Bowers, Eric Zetterholm, Mike Prestage, Cory Ladner, Chris Coy, Paul Forster, and Jeffrey Welborn. Also, see the attached list.

The Meeting was called to order by Mayor Rhoads.

The invocation was given Alderman Harmon.

Item # 1 – Public hearing on an application filed by Regional Enterprises LLC for a conditional use of the parcel of land located at 6259 MS-25, Flowood, MS 39232 and being further described as tax parcel No.’s 112 000010 00000 and 112 000007 00000 to allow a modular home dealership, subject to certain conditions – Mike Prestage

The required Application having been filed and notices given (copies attached); the Mayor opened the public hearing and invited anyone to speak for or against the Application. Mike Prestage presented the Application. Neil Godfrey spoke in favor of the Application on behalf of Regional Enterprises LLC. The Mayor and Board of Aldermen questioned Mr. Godfrey regarding the Application. The Board and city attorney discussed imposing the following conditions upon the conditional use: 1) limiting the number of incidental accessory buildings to a total of six (6); 2) not allowing the rear of an incidental accessory building to directly face Lakeland Dr.; 3) requiring that each incidental accessory building be a “modular home” as defined by Mississippi law; 4) that “manufactured homes” or “mobile homes” as defined by Mississippi law shall not be permitted; 5) the incidental accessory buildings shall not be connected to water or sewer services; 6) the incidental accessory buildings shall not be used for storage; 7) each and every incidental accessory home shall comply with the city’s Architectural ordinance and be approved by the Architectural Review Committee; and 8) landscaping or fencing shall be installed between the subject property and residence on the west/south side of the property to reasonably obscure the view of the incidental accessory homes from the existing residence. No one spoke in opposition to the Application. The Mayor closed the public hearing.

A motion was made by Alderman Robbins to adopt an Ordinance granting the Application, subject to conditions, filed by Regional Enterprises LLC for a conditional of the parcel of land located at 6259 MS-25, Flowood, MS 39232. A copy of the Ordinance is attached. The motion was seconded by Alderman Smith. After a roll call vote, the motion received a majority approval from the Board members present with Alderman Harmon, Alderman Smith, Alderman Flynt, and Alderman Robbins voting to adopt of the Ordinance. Alderman McDaniel voted against adoption of the Ordinance.

Item # 2 – Public hearing regarding the management of stormwater – Paul Forster

The required public notice (copy attached) having been given; Mayor Rhoads opened the public hearing. Paul Forster presented a summary of the city stormwater management program. The Mayor asked if anyone else desired to speak regarding the city stormwater management plan. No one requested to speak. The Mayor closed the public hearing. No action was taken by the Board.

Item # 3 - Approval of Consent Agenda Items – See list attached.

- A. Approval and/or Corrections of the minutes of the Board meeting for August 21, 2023.
- B. Approval of General Claims Dockets and Supplemental Claim Dockets and Paid Claims Docket.

- C. Approval of the Refuge Golf Course Claim Docket.
- D. Approval of the North Flowood Drive Improvements Docket.
- E. Approval of the ARPA Storm Drainage Improvements Claims Docket.
- F. Approval of the proposed Bike/Multiuse trail Claims Docket.
- G. Approval of the Water and Sewer 592 Improvements Claims Docket.
- H. Approval of the Water Meter Changeout Project Claims Docket.
- I. Approval of the Dogwood Festival Improvements and East Metro Traffic Signals Claims Docket.
- J. Approval of the North Flowood and Grants Ferry Well Rehab Project Claims Docket.
- K. Approval of the Liberty Park Improvements Claims Docket.
- L. Authorization to advertise for reverse auction bidding for six (6) full size pursuit model SUV's.
- M. Authorization for the Mayor to accept a deed of dedication for permanent utility easement from BFCB, LLC.
- N. Approval of Police Chief's suspension of Employee #286 without pay pending disciplinary action.
- O. Authorization to advertise for bid lighting improvements to the library building.

A motion was made by Alderman Flynt 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 # 4 – Adopt the City of Flowood Fiscal Year October 1, 2023, to September 30, 2024, City Wide Budgets – Josh Carlisle

Josh Carlisle presented the fiscal year October 1, 2023, to September 30, 2024, city wide budgets for approval (copies attached). A motion was made by Alderman Robbins to adopt the fiscal year October 1, 2023, to September 30, 2024, city wide budgets. This motion was seconded by Alderman Smith and received unanimous approval from all Board members present.

Item # 5 – Paul Forster – Director of Utilities and Engineering

- A. Approval of change order #1 for an increase of \$1,563.72 for the contract with Lewis Electric, Inc. for the traffic signal at E. Metro Parkway and Town Center Parkway

Paul Forster recommended approval of change order #1 (copy attached) for an increase of \$1,563.72 for the contract with Lewis Electric, Inc. for the traffic signal at E. Metro Parkway and Town Center Parkway. A motion was made by Alderman McDaniel to approve the change order #1 for an increase of \$1,563.72 for the contract with Lewis Electric, Inc. for the traffic signal at E. Metro Parkway and Town Center Parkway. This motion was seconded by Alderman Harmon and received unanimous approval from all Board Members present.

- B. Approval of the final payment in the amount of \$16,090.52 and closeout documents with Lewis Electric, Inc. for the traffic signal at E. Metro Parkway & Town Center Way

Paul Forster recommended approval of the final payment in the amount of \$16,090.52 and the closeout documents (copy attached) with Lewis Electric, Inc. for the traffic signal at E. Metro Parkway and Town Center Parkway. A motion was made by Alderman Smith to approve the final payment in the amount of \$16,090.52 and the closeout documents with Lewis Electric, Inc. for the traffic signal at E. Metro Parkway and Town Center Parkway. This motion was seconded by Alderman Harmon and received unanimous approval from all Board Members present.

- C. Approval of a professional services agreement with H1 Services not to exceed \$225,300.00 for water and wastewater master planning

Paul Forster presented and recommended approval of the professional services agreement (copy attached) with H1 Services not to exceed \$225,300.00 for water and wastewater master planning. A motion was made by Alderman McDaniel to approve the professional services agreement with H1 Services not to exceed \$225,300.00 for water and wastewater master planning. This motion was seconded by Alderman Smith and received unanimous approval from all Board Members present.

Item # 6 - Eric Zetterholm – Acting Police Chief

A. Personnel Recommendation – Dispatcher Step 1 (Kolby Baker)

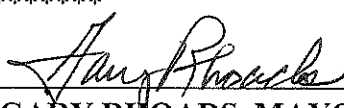
Acting Police Chief Eric Zetterholm recommended hiring Kolby Baker in a Dispatcher Step 1 position. A motion was made by Alderman Harmon to hire Kolby Baker in a Dispatcher Step 1 position. This motion was seconded by Alderman Robbins and received unanimous approval from all Board Members present.

Item # 7 - Other Business

There was no other business to come before the board.

Item # 8 - Adjourn

Alderman Harmon made a motion to adjourn the meeting. This motion was seconded by Alderman McDaniel 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 September 18, 2023
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 September 18, 2023, at 6:30 P.M.

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

OTHERS PRESENT: Rusty Fortenberry, Tamela Bowers, Eric Zetterholm, Paul Forster, Tanya Thompson, and Jeffrey Welborn. Also, see the attached list.

The Meeting was called to order by Mayor Rhoads.

The invocation was given Alderman Smith.

Item # 1 – Public hearing on an application filed by Burgers Blues Barbecue, LLC located at 108 Market Street, Suite B to be designated as a special resort status for the sale of alcoholic beverages.

The required application and notices having been filed and given (copies attached), the Mayor opened the public hearing on the above matter and asked for those desiring to speak for or against the application to speak. Steven Sohler was present and 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 McDaniel to approve the application filed by Burger Blues Barbeque, LLC located at 108 Market Street, Suite B granting a Special Use Permit allowing for the sale of alcoholic beverages under the City Qualified Resort Area Ordinance. This motion was seconded by Alderman Harmon and received unanimous approval from all Board Members present.

Item # 2 – Consideration of the employment status of Employee Number 286-45

The personnel file for Employee Number 286-45 was made available to the Mayor and Board of Aldermen and that file is incorporated herein in its entirety by reference. The Board being familiar with this matter, a motion was made by Alderman McDaniel to enter executive session to consider the employment status of Employee Number 286-45. This motion was seconded by Alderman Harmon and received unanimous approval from all Board members present.

Individuals present exited the meeting room. Rusty Fortenberry announced to the public that the purpose of the executive session was to consider the employment status of Employee Number 286-45. Josh Carlisle, Rusty Fortenberry, Acting Police Chief Eric Zetterholm, Captain Jimmy Hall, and Employee Number 286-45 were asked to remain in the executive session. After consideration of Employee Number 286-45's personnel file there was discussion and questions between those present. A motion was made by Alderman Robbins to exit the executive session. This motion was seconded by Alderman Harmon and received unanimous approval from all Board members present.

Rusty Fortenberry announced to the public that a motion to exit the executive session had been made by Alderman Robbins and that the motion was seconded by Alderman Harmon. Everyone was informed that the motion received unanimous approval from all Board members. It was also announced that no other action was taken during the executive session.

Alderman Robbins made a motion to terminate the employment of Employee Number 286-45 based upon consideration of the personnel file. This motion was seconded by Alderman Smith and received unanimous approval from all Board Members present.

Mayor Rhoads exited the meeting whereupon Mayor Pro Tempore Flynt presided over the meeting.

Item # 3 – Approval of Consent Agenda Items – See list attached.

- A. Approval and/or Corrections of the minutes of the Board meeting for September 5, 2023.
- B. Ratification and approval of the mayor signing an offer form for the entertainment for Flowood Family Festival 2024 to be held on May 11, 2024.
- C. Approval of the Final Order Resolution granting exemption from ad valorem taxes for Nucor Steel Jackson, Inc. in the amount of \$3,544,940.32 for the period of January 1, 2023 to December 31, 2027.
- D. Approval of Resolution amending the Step Plan.
- E. Approval of the Amended Development Agreement between the City of Flowood, LBD Parking LLC and Bensco, LLC for the extension of Strickland Road and Treetops Boulevard.
- F. Approval of a Resolution setting a public hearing to consider adoption of a temporary moratorium ordinance on the issuance of privilege licenses and building permits for car wash facilities in the City of Flowood, Mississippi.
- G. Approval of a Resolution establishing Just Compensation for the Jonnelle Spann Norton easements necessary for the Laurelwood Detention project.
- H. Approval of the statement of basis for determination of Just Compensation for the Jonnelle Spann Norton easements.
- I. Authorization for the mayor to accept a deed of dedication for a permanent drainage easement and a temporary construction easement from Jonnelle Spann Norton.
- J. Approval of a service agreement between the City of Flowood and SJ Spence LLC.
- K. Authorization to advertise for bid lighting improvements at the Flowood library.

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

Item # 4 – Paul Forster – Director of Utilities and Engineering

- A. Approval of the final plat for Bristol Crossing Phase 2

Paul Forster recommended approval of the final plat for Bristol Crossing Phase 2 (copy attached). A motion was made by Alderman Robbins to approve the final plat for Bristol Crossing Phase 2. This motion was seconded by Alderman Smith and received unanimous approval from all Board Members present.

Mayor Rhoads returned to and presided over the meeting.

Item # 5 - Appointment of Police Chief

Since the retirement of Police Chief Ricky McMillian on June 30, 2023, Eric Zetterholm has served during the interim as the Acting Police Chief. Mayor Rhoads recommended that Eric Zetterholm be appointed as the Police Chief. A motion was made by Alderman Flynt to appoint Eric Zetterholm to the position of Police Chief. This motion was seconded by Alderman Smith and received unanimous approval from all Board Members present. Mayor Rhoads administered the Oath of Office to Eric Zetterholm. The Oath of Office is attached hereto and incorporated herein by reference.

Item # 6 - Eric Zetterholm – Police Chief

- A. Personnel Recommendation – Patrol Division, Step 2 (Thomas Lowe)

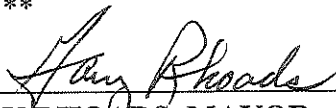
Police Chief Eric Zetterholm recommended hiring Thomas Lowe in a Patrol Division Step 2 position. A motion was made by Alderman Harmon to hire Thomas Lowe in a Patrol Division Step 2 position. This motion was seconded by Alderman McDaniel and received unanimous approval from all Board Members present.

Item # 7 - Other Business

There was no other business to come before the board.

Item # 8 - Recess

Alderman Harmon made a motion to recess the meeting until Thursday, September 28, 2023, at 5:15 p.m. This motion was seconded by Alderman Robbins whereupon the meeting was recessed with the unanimous approval from all Board members present.



GARY RHOADS, MAYOR

ATTEST:



JOSH CARLISLE, CITY CLERK



CITY OF FLOWOOD
RECESSED MEETING OF THE MAYOR PRO TEMPORE AND BOARD OF
ALDERMEN OF THE CITY OF FLOWOOD, RANKIN COUNTY, MISSISSIPPI
Held on September 28, 2023
5:15 PM

BE IT REMEMBERED THAT THE Mayor Pro Tempore and Board of Aldermen of the City of Flowood met at their regular meeting place on September 28, 2022, at 5:15 P.M., when and where the following were present:

Mayor Pro Tempore Don Flynt, Alderman Kathy Smith, Alderman Kirk McDaniel participated telephonically, Alderman Seth Robbins, Alderman Deron Harmon participated telephonically, and Joshua Carlisle, City Clerk.

OTHERS PRESENT: Rusty Fortenberry.

The meeting was called to order by Mayor Pro Tempore Don Flynt.

The invocation was given by Alderman Robbins.

Item # 1 – City Clerk - Josh Carlisle

- A. Amend the City of Flowood FYE 2023 Budgets

Josh Carlisle presented and recommended amending the City of Flowood FYE 2023 budgets. A motion was made by Alderman Robbins to amend the City of Flowood FYE 2023 budgets. This motion was seconded by Alderman Smith and received unanimous approval from all Board Members present.

- B. Authorization to make the budgeted transfers and to clear any due to from accounts as of 9/30/23

Josh Carlisle requested authority to make the budgeted transfers and to clear any due to from accounts as of September 30, 2023. A motion was made by Alderman Robbins to authorize making the budgeted transfers and to clear any due to from accounts as of September 30, 2023. This motion was seconded by Alderman Smith and received unanimous approval from all Board Members present.

- C. Authorization to transfer funds from State Bond funds received from reimbursement of North Flowood Drive improvements

Josh Carlisle requested authority to transfer funds from State Bond funds received from reimbursement of North Flowood Drive improvements. A motion was made by Alderman Smith to authorize the transfer of funds from State Bond funds received from reimbursement of North Flowood Drive improvements. This motion was seconded by Alderman Harmon and received unanimous approval from all Board Members present.

Item # 2 – Other Business

There was no other business to come before the Board.

Item # 3 – Adjourn

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

Donald H. Flynt

DON FLYNT, MAYOR PRO TEMPORE

ATTEST:



JOSH CARLISLE, CITY CLERK

