

June 5, 2023  
5:30 p.m.  
Public Hearing  
Ripley City Courtroom

Mayor Fitzhugh called the meeting to order and requested Recorder Buckner to issue roll call.

Board members present: Alston, Chipman, Davis, Hankins, and Treadway

Board members absent: Thompson

Also present: Donna Buckner, Attorney Rachel Jackson, Chief Worlds, Chief Turner, Superintendent Scott Nelson, and Superintendent Johnie Ford

Visitors: None

- An ordinance of the City of Ripley, Tennessee adopting the annual budget and tax rate for the fiscal year beginning July 1, 2023 and ending June 30, 2024
- An ordinance to amend the official zoning map of Ripley, Tennessee by rezoning property at 346 South Jefferson Street (Ethel Jones property) from R-2 (High Density Single Family Residential) District to M-2 (Heavy Industrial) District

No negative comment.

Public hearing closed 5:50 p.m.

Mayor Fitzhugh sworn in newly hired Police Officer Michael R. Durham

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Donna Buckner, Recorder

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Craig Fitzhugh, Mayor

June 5, 2023  
6:00 p.m.  
Regular Monthly Meeting  
Ripley City Courtroom

Mayor Fitzhugh called the meeting to order and requested Recorder Buckner to issue roll call.

Board members present: Alston, Chipman, Davis, Hankins, and Treadway

Board members absent: Thompson

Also present: Donna Buckner, Attorney Rachel Jackson, Chief Worlds, Chief Turner, Superintendent Scott Nelson, Superintendent Johnie Ford and Superintendent Mike Allmand

Visitors: Mike Durham, Crystal Durham, Joyce Edwards, Justin Jones, Ron Goforth, Joyce Grimes, Crystal Smith, Katy Campbell-Ripley Terrace & Rolling Hills Property Manager, Justin Jones, Melinda George-USDA Rural Development, Karen Phillips-USDA Rural Development, Kiana Kyser-Sherwood, Billy Glisson-Sherwood, Gily Preston, Coleman Talley, Mary Jarrett-

Rolling Hills, Lillian Jarrett-Rolling Hills, Tina Carver-Ripley Terrace Apartments, Aaliyah Campbell, Brandy Rouser-Ripley Terrace Apartments, La'Airer Rouser, Mario Hayslett, Dr. C. Spicer-New Beginnings, Jammie McClish, James Ross, Mickey Hamlin, Rev. Jerry D. Barlow, Sr., Monesha Cohill, Gladys Austin, Kesha Austin, Cedric Frison, Derek Austin, Jim Ferguson, Jay Heath, Emily Rhodes, Will Perry, Cassandra Alexander, Tarra Reed, Alice Reed, Pam Worley, Christy Daily, Jaron Pugh, Veronica Hummer and Lisa Coble

Invocation: Chief Mitchell Turner

Pledge of Allegiance

1. Motion by Alderman Hankins and second by Alderman Chipman to approve May 1, 2023 meeting minutes as printed and delivered in agenda package. All aye
2. Motion by Alderman Hankins and second by Alderman Treadway to approve May 2023 financial statement as printed and delivered in agenda package. All aye

Correspondence: none

Mayor's comments:

- Street light project near completion
- Security cameras are being installed around square
- Ripley Power & Light interaction continuing
- Strategic Plan for BlueOval is complete and has been sent to printer

Department Reports

3. Motion by Alderman Chipman and second by Alderman Alston to approve department reports as printed and delivered in agenda package. All aye
4. Motion by Alderman Alston and second by Alderman Davis to approve drafting of Tina Turner Proclamation. All aye

Attorney Jackson updated the Board on Public Chapter 300, recently passed by the General Assembly, which addresses a new requirement for local government meetings allowing for public comments beginning July 2023. Public notice has to indicate how the opportunity to make public comments can be requested. The Board will need to consider a resolution at the July 2023 meeting setting perimeters or limitations on the public comments.

5. Motion by Alderman Hankins and second by Alderman Treadway to approve 2<sup>nd</sup> reading ordinance of the City of Ripley, Tennessee adopting the annual budget and tax rate for the fiscal year beginning July 1, 2023 and ending June 30, 2024. Roll call. All aye.

Joyce Edwards, Ripley Housing Authority addressed the Board regarding Ripley Terrace and Rolling Hills advising that Ripley Housing Authority has retained counsel to assist Ripley Housing Authority in acquiring both properties.

Will Perry, attorney representing Hallmark advised Hallmark's request to meet with City again. City agreed to meet at the close of meeting.

Several tenants made comments regarding the condition of their apartments.

USDA representative advised their role and assistance in relocation.

Billy Glisson, Hallmark representative stated due to management issues they had not been made aware of certain conditions until recently.

Justin Jones, Ripley Housing Authority advised he tried several times to contact Hallmark regarding acquiring both properties with no response from Hallmark.

6. Motion by Alderman Hankins and second by Alderman Chipman to approve agreement between ATA CPA's & Advisors, PLLC and the City of Ripley to audit accounts July 1, 2022 to June 30, 2023 in the amount of \$26,700. Roll call. All aye.
7. Motion by Alderman Chipman and second by Alderman Alston to approve 2<sup>nd</sup> reading ordinance to amend the official zoning map of Ripley, Tennessee by rezoning property located at 346 S. Jefferson Street (Ethel Jones property) from R-2 (High Density Single Family Residential) District to M-2 (Heavy Industrial) District as recommended by Ripley Planning Commission. All aye
8. Motion by Alderman Hankins and second by Alderman Alston to approve grant contract between State of Tennessee, Department of Environment and Conservation and City of Ripley water infrastructure improvements in the amount of \$1,770,145.38. Roll call. All aye
9. Motion by Alderman Alston and second by Alderman Treadway to approve request for obligation of funds from USDA in the amount of \$44,000 to purchase police automobiles. Roll call. All aye
10. Motion by Alderman Chipman and second by Alderman Treadway to file motion relative to the Motes Estates in the Chancery Court to compel that the executor take possession by an ordered date or that the property be forfeited to the Ripley Police Department for disposal. All aye
11. Motion by Alderman Alston and second by Alderman Davis to approve amendment #2 to agreement for engineering services between City of Ripley and TLM Associates, Inc. project number J-6239 Ripley 2019 Multimodal SR 209 to include TDOT required wording of Lobbying regarding subcontracts. All aye
12. Motion by Alderman Hankins and second by Alderman Treadway to approve amendment 1 to agreement for engineering services between City of Ripley and TLM Associates, Inc. project number J-6414 Ripley Multimodal Phase II to include TDOT required wording of Lobbying regarding subcontracts. All aye
13. Motion by Alderman Chipman and second by Alderman Hankins to approve amendment 2 to agreement for engineering services between City of Ripley and TLM Associates, Inc. project number J-6414 Ripley Multimodal Phase II to revise agreement to match submitted TDOT application. All aye
14. Motion by Alderman Davis and second by Alderman Treadway to approve amendment 1 to agreement for engineering services between City of Ripley and TLM Associates, Inc. project number J-6633 2021 Ripley STBG to include TDOT required wording of Lobbying regarding subcontracts. All aye
15. Motion by Alderman Hankins and second by Alderman Alston to approve application and agreement for Tennessee Law Enforcement hiring, training and recruitment program and cost sharing. All aye
16. Motion by Alderman Hankins and second by Alderman Alston to approve Tennessee Department of General Services Warehousing and Distribution (PUD) application and program compliance and assurances for Law Enforcement Support Office (LESO) and Vehicle & Asset Management (VAM). All aye

Ripley Power & Light FY 2023-2024 budget presented to Board.

17. Motion by Alderman Chipman and second by Alderman Treadway to object on record to any salary provisions relevant to Superintendent Mike Allmand in the Ripley Power & Light FY 2023-2024 budget. All aye
18. Motion by Alderman Alston and second by Alderman Hankins to approve re-appointment of Burnie Norman to the Ripley Gas, Water & Wastewater Board for a 5-year term. All aye

19. Motion by Alderman Chipman and second by Alderman Treadway to approve City Attorney's request to retain co-counsel for Ripley Power & Light litigation. Roll call. Alderman Alston – nay, Aldermen Chipman, Davis, Hankins and Treadway – aye. Motion carried.

Meeting adjourned at 7:00 p.m.

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Donna Buckner, Recorder

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Craig Fitzhugh, Mayor