

February 24, 2022

The City Council of the City of Murfreesboro, Rutherford County, Tennessee, met in regular session at its regular meeting place in the Council Chambers at City Hall at 6:00 p.m. on Thursday, February 24, 2022, with Mayor Shane McFarland present and presiding and with the following Council Members present and in attendance, to wit:

Madelyn Scales Harris
Rick LaLance
Ronnie Martin
Bill Shacklett
Shawn Wright

Council Member Kirt Wade was absent and excused from this session.

The following representatives of the City were also present:

Craig Tindall, City Manager
Jennifer Brown, City Recorder/
Finance Director
David Ives, Assistant City Attorney
Mark Foulks, Chief of Fire Rescue
Michael Bowen, Chief of Police
Trey Duke, City Schools Director
Angela Jackson, Executive Director/
Community Services
Sam Huddleston, Executive Director/
Development Services
Erin Tucker, Budget Director
Greg McKnight, Planning Director
Michele Emerson, City Engineer
Nate Williams, Parks and Recreation Director
Bill Terry, Public Safety IT Manager
Matt Jarratt, IT Manager
Holly Smyth, Principal Planner
Joshua Miller, Administrative Assistant

Council Member Bill Shacklett introduced Dr. Gloria Bonner who explained the reasoning behind the month of February being chosen for Black History Month and commenced the meeting with a prayer followed by the Pledge of Allegiance.

The Consent Agenda was presented to the Council for approval:

1. Affordable Housing Program – Legacy Pointe Development (Community Development)
2. Lease for Wee Care Day Care (Community Services)
3. FY22 City Manager Approved Budget Amendments (Finance)
4. Wine Sales Certificate of Compliance – Aldi #23 (Finance)
5. Purchase of Apparatus Mobile Computers (Fire)
6. Mandatory Referral for Abandonment of Sanitary Sewer Easement along East Northfield Boulevard (Planning)
7. Agreements for Vehicle Striping and Logos (Police)
8. Contract for Purchase of Polaris Ranger UTVs (Police)
9. Purchase of Mobile Data Mounting Hardware (Police)
10. Contract Extension with Heritage Cleaners (Police/Fire)
11. Main Street Banner Request (Street)
12. Asphalt and Concrete Purchase Report (Street)
13. Contract with TDOT for Preventive Maintenance Expenses (Transportation)

(Insert letters from Community Development, Community Services, Finance (2) Fire, Planning, Police (4), Street (2), & Transportation Departments here.)

At Council’s direction staff answered questions regarding Item No. 3 on the Consent Agenda, specifically relating to the amount of the Downtown Parking Study Fee.

Mr. LaLance made a motion to approve the Consent Agenda. Vice-Mayor Scales Harris seconded the motion and all members of the Council present voted “Aye”.

The following letter from the City Recorder/Finance Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to approval of Minutes of City Council Meetings.)

Mr. LaLance made a motion to approve the minutes as written and presented for the special meeting held on January 20, 2022, the regular meeting held on January 27, 2022, the Public Comment Meeting held on February 3, 2022, and the regular meeting held on February 3, 2022. Mr. Wright seconded the motion and all members of the Council present voted “Aye”.

The following letter from the Budget Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to Fiscal Year 2022 Budget Amendment Ordinance.)

Mayor McFarland requested that Council consider amending the Ordinance to include a 7% COLA (cost of living adjustment) for all full-time employees, with the knowledge that pay adjustments for all part-time positions were being looked at by staff and would be forthcoming.

Mr. Shacklett made a motion to amend ORDINANCE 22-O-01 to include a 7% COLA for all full-time employees. Mr. LaLance seconded the motion and upon roll said ordinance was amended by the following vote:

Aye: Madelyn Scales Harris
Rick LaLance
Ronnie Martin
Bill Shacklett
Shawn Wright
Shane McFarland

Nay: None

Mr. LaLance made a motion to amend ORDINANCE 22-O-01 to include a new accountant position in the Finance Department. Mr. Shacklett seconded the motion and upon roll call said ordinance was amended by the following vote:

Aye: Madelyn Scales Harris
Rick LaLance
Ronnie Martin
Bill Shacklett
Shawn Wright

Shane McFarland

Nay: None

An ordinance, entitled "ORDINANCE 22-O-01 amending the 2021-2022 Budget (4th Amendment)," which passed first reading on February 16, 2022, was read to the Council and offered for passage on second and final reading as amended to include a 7% COLA for all full-time employees and a new accountant position in the Finance Department, upon motion made by Mr. LaLance, seconded by Mr. Shacklett. Upon roll call said ordinance was passed on second and final reading by the following vote:

Aye: Madelyn Scales Harris
Rick LaLance
Ronnie Martin
Bill Shacklett
Shawn Wright
Shane McFarland

Nay: None

(Insert ORDINANCE 22-O-01 here.)

The following letter from the Assistant Planning Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to zoning of approximately 19 acres located along Florence Road.)

An ordinance, entitled "ORDINANCE 21-OZ-41 amending the Zoning Ordinance and the Zoning Map of the City of Murfreesboro, Tennessee, as heretofore amended and as now in force and effect to zone approximately 16.7 acres as Single-Family Residential Six (RS-6) District and approximately 2.1 acres as Commercial Fringe (CF) District, located along Florence Road; simultaneous with annexation; Alcorn Properties, Inc., applicant [2021-423]," which passed first reading on February 3, 2022, was read to the Council and offered for passage on second and final reading, upon motion made by Mr. LaLance, seconded by Mr. Wright. Upon roll call said ordinance was passed on second and final reading by the following vote:

Aye: Madelyn Scales Harris
Rick LaLance
Ronnie Martin
Bill Shacklett
Shawn Wright
Shane McFarland

Nay: None

(Insert ORDINANCE 21-OZ-41 here.)

The following letter from the Assistant Planning Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to zoning of approximately 25 acres located along New Salem Highway.)

An ordinance, entitled "ORDINANCE 21-OZ-42 amending the Zoning Ordinance and the Zoning Map of the City of Murfreesboro, Tennessee, as heretofore amended and as now in force and effect to zone approximately 2.8 acres located along New Salem Highway as Highway Commercial (CH) District simultaneous with annexation and approximately 22.2 acres as Single-Family Residential Eight (RS-8) District simultaneous with annexation; Salem Properties, Inc., applicant [2021-422]," which passed first reading on February 3, 2022, was read to the Council and offered for passage on second and final reading, upon motion made by Mr. Wright, seconded by Mr. Shacklett. Upon roll call said ordinance was passed on second and final reading by the following vote:

Aye: Madelyn Scales Harris
Rick LaLance
Ronnie Martin
Bill Shacklett
Shawn Wright
Shane McFarland

Nay: None

(Insert ORDINANCE 21-OZ-42 here.)

The following letter from the Assistant Planning Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to amending the Arbors PRD zoning on approximately 78.25 acres and rezoning 0.5 acres located along Compton Road.)

Ms. Holly Smyth, Principal Planner, stated that the developer has committed to removing the street connections to Lakes Edge and Bushnell Drive and that the pattern book has been updated to reflect that change.

An ordinance, entitled "ORDINANCE 21-OZ-46 amending the Zoning Ordinance and the Zoning Map of the City of Murfreesboro, Tennessee, as heretofore amended and as now in force and effect, to amend the conditions applicable to approximately 78.25 acres in the Planned Residential Development (PRD) District (The Arbors PRD) located along Compton Road and to rezone approximately 0.5 acres along Compton Road from Planned Residential Development (PRD) District to Single-Family Residential Fifteen (RS-15) District, Middle TN Developers, LLC, applicant [2021-429]," which passed first reading on January 27, 2022, was read to the Council and offered for passage on second and final reading, upon motion made by Mr. Wright, seconded by Mr. LaLance. Upon roll call said ordinance was passed on second and final reading by the following vote:

Aye: Madelyn Scales Harris
Rick LaLance
Bill Shacklett
Shawn Wright
Shane McFarland

Nay: Ronnie Martin

(Insert ORDINANCE 21-OZ-46 here.)

The following letter from the City Schools Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to Fiscal Year 2022 City Schools Budget Amendment #5.)

The following RESOLUTION 22-R-01 was read to the Council and offered for adoption upon motion made by Mr. Shacklett, seconded by Mr. LaLance. Upon roll call said resolution was adopted by the following vote:

Aye: Madelyn Scales Harris
Rick LaLance
Ronnie Martin
Bill Shacklett
Shawn Wright
Shane McFarland

Nay: None

(Insert RESOLUTION 22-R-01 here amending the 2021-2022 Murfreesboro City Schools Budget (5th Amendment).)

The following letter from the Assistant Planning Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to scheduling public hearings for April 7, 2022 for an annexation petition and plan of services [2021-516] for approximately 258.8 acres located along Northwest Broad Street and a zoning application [2021-433] for approximately 258.8 acres located along Northwest Broad Street to be zoned CH And GDO-1 simultaneous with annexation, SEC, Inc. on behalf of Legacy Sports Tennessee applicant.)

The following RESOLUTION 22-R-PH-02 was read to the Council and offered for adoption upon motion made by Mr. Shacklett, seconded by Mr. LaLance. Upon roll call said resolution was adopted by the following vote:

Aye: Madelyn Scales Harris
Rick LaLance
Ronnie Martin
Bill Shacklett
Shawn Wright
Shane McFarland

Nay: None

(Insert RESOLUTION 21-R-PH-02 fixing the time for Public Hearings to consider (1) adoption of a Plan of Services for and annexation of approximately 258.8 acres located along Northwest Broad Street and (2) zoning of approximately 258.8 acres located along Northwest Broad Street to Highway Commercial (CH) District and Gateway Design Overlay One (GDO-1) District; which have been proposed to be annexed to the City of Murfreesboro, Hord Family and SEC, Inc. on behalf of Legacy Sports Tennessee, applicant(s) [2021-516 & 2021-433].)

The following letter from the Executive Director of Development Services was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to Road Development Agreement for Cherry Lane STI-8 Phase 1.)

Mr. Sam Huddleston, Executive Director of Development Services, presented the request to approve the Road Development Agreement with Alcorn Properties, LLC, pending Legal Department approval, for a public-private partnership in the construction of a portion of the Cherry Lane STI-8 Phase 1. Mr. Huddleston stated that costs of \$360,000 associated with this Agreement would be paid for by the reallocation of bond proceeds from other projects.

Mr. Shacklett made a motion to approve the Road Development Agreement with Alcorn Properties, LLC, pending Legal Department approval, for a public-private partnership in the construction of a portion of the Cherry Lane STI-8 Phase 1. Mr. Martin seconded the motion and all members of the Council present voted "Aye".

The following letter from the City Engineer was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to Cherry Lane STI-8 Phase 1 Professional Services Agreement.)

Ms. Michele Emerson, City Engineer, presented the request to approve the Professional Services Agreement with Civil Infrastructure Associates, LLC in the amount of \$110,084, funded from the reallocation of bond proceeds for design of the Cherry Lane STI-8.

Mr. Martin made a motion to approve the Professional Services Agreement with Civil Infrastructure Associates, LLC in the amount of \$110,084, funded from the reallocation of bond proceeds for design of the Cherry Lane STI-8. Vice-Mayor Scales Harris seconded the motion and all members of the Council present voted "Aye".

The following letter from the Chief of Fire Rescue was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to purchase of Firefighter Turnout Gear.)

Mr. Mark Foulks, Chief of Fire Rescue, presented the request to approve Amendment No. 1 to the Contract with Municipal Emergency Services, Inc., in the amount of \$123,095, funded from the Department's Budget for the purchase of turnout gear that was specified in the original Contract and is no longer due to manufacturer discontinuation.

Vice-Mayor Scales Harris made a motion to approve Amendment No. 1 to the Contract with Municipal Emergency Services, Inc., in the amount of \$123,095, funded from the Department's Budget for the purchase of turnout gear that was specified in the original Contract and is no longer due to manufacturer discontinuation. Mr. LaLance seconded the motion and all members of the Council present voted "Aye".

The following letter from the IT Manager was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to Managed Security Services.)

Mr. Matt Jarratt, IT Manager, presented the request to approve the Purchase Contract with Waypoint Business Solutions, LLC, through the National Cooperative Purchasing Alliance Contract, for managed IT security services, pending Legal Department approval. Mr. Jarrett stated the estimated purchase amount was \$270,317, funded from the IT Department's Budget with reimbursement from the MWRD Enterprise Fund.

Mr. LaLance made a motion to approve the Purchase Contract with Waypoint Business Solutions, LLC, through the National Cooperative Purchasing Alliance Contract, for managed IT security services, pending Legal Department approval in the amount of \$270,317, funded from the IT Department's Budget with reimbursement from the MWRD Enterprise Fund. Vice-Mayor Scales Harris seconded the motion and all members of the Council present voted "Aye".

The following letter from the Chief of Police was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to Agreement for Police Department Gun Vaults for Vehicles.)

Mr. Michael Bowen, Chief of Police, presented the request to approve the purchase of 30 vehicle gun vaults with Trucker's Lighthouse, Inc. in the amount of \$39,270, funded by the CIP.

Mr. Wright made a motion to approve the purchase of 30 vehicle gun vaults with Trucker's Lighthouse, Inc. in the amount of \$39,270, funded by the CIP. Mr. LaLance seconded the motion and all members of the Council present voted "Aye".

The following letter from the Public Safety IT Manager was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to Purchase of Data Storage Equipment.)

Mr. Bill Terry, Public Safety IT Manager, presented the request to approve the purchase of data storage equipment with Insight Public Sector, Inc. in the amount of \$53,243, funded by the CIP and the Department's Operating Budget.

Mr. LaLance made a motion to approve the purchase of data storage equipment with Insight Public Sector, Inc. in the amount of \$53,243, funded by the CIP and the Department's Operating Budget. Mr. Wright seconded the motion and all members of the Council present voted "Aye".

The following letter from the City Schools Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to purchase of two Chevy Cargo Vans.)

Dr. Trey Duke, City Schools Director, presented the request to approve the purchase of two Chevy cargo vans from Wilson County Motors, LLC, in the amount of \$55,000, funded by shared County Bond proceeds.

Mr. Shacklett made a motion to approve the purchase of two Chevy cargo vans from Wilson County Motors, LLC, in the amount of \$55,000, funded by shared County Bond proceeds. Mr. Martin seconded the motion and all members of the Council present voted "Aye".

The following letter from the City Schools Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to replacement of Cooling Tower at Northfield Elementary School.)

Dr. Trey Duke, City Schools Director, presented the request to approve the Contract with Matrix Mechanical Solutions, LLC, in the amount of \$97,693, funded by shared County Bond proceeds, for the replacement of the cooling tower at Northfield Elementary School.

Vice-Mayor Scales Harris made a motion to approve the Contract with Matrix Mechanical Solutions, LLC, in the amount of \$97,693, funded by shared County Bond proceeds, for the replacement of the cooling tower at Northfield Elementary School. Mr. LaLance seconded the motion and all members of the Council present voted "Aye".

The following letter from the Parks and Recreation Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to Construction Contract for McFadden Outdoor Basketball Court.)

Mr. Nate Williams, Parks and Recreation Director, presented the request to approve the Agreement with Stubblefield Construction, LLC, in the amount of \$71,960, funded by a \$40,000 National Recreation and Park Association (NRPA) Grant with the remaining balance funded by the CIP, for Phase 1 of the McFadden Basketball Court Project.

Mr. LaLance made a motion to approve the Agreement with Stubblefield Construction, LLC, in the amount of \$71,960, funded by a \$40,000 NRPA Grant with the remaining balance funded by the CIP, for Phase 1 of the McFadden Basketball Court Project. Vice-Mayor Scales Harris seconded the motion and all members of the Council present voted "Aye".

The following letter from the City Recorder/Finance Director was presented to the Council:

(Insert letter dated February 24, 2022 here with regards to Beer Permit Applications for Lion Mart, 1646 Joe B Jackson Pkwy. and RaceTrac #2580, 1942 Broad St.)

Mr. Martin made a motion to approve the Beer Permits for Lion Mart, 1646 Joe B Jackson Parkway (New Location) and RaceTrac #2580, 1942 Broad Street (New Location),

pending Building and Codes approval. Mr. Wright seconded the motion and all members of the Council present voted "Aye".

Upon recommendation of Mayor McFarland, Mr. Martin made a motion to appoint Mr. Cannon Loughry III (term expires February 28, 2025) replacing Mr. Clay Cooke and appoint Mr. Shelby Hunton (term expires February 28, 2025) replacing Mr. John Polk to the Airport Commission. Mr. LaLance seconded the motion and all members of the Council present voted "Aye".

The City Recorder/Finance Director announced that there were no statements to consider.

Council Member Bill Shacklett invited everyone to attend a Tennessee Legacy Film Discussion event held at Patterson Park on February 26, 2022.

Mr. Shacklett also reminded everyone of the joint County/City School Board Meeting on March 3, 2022.

Mayor McFarland stated that the MTSU Men's Basketball team would be playing at the Murphy Center on February 26, 2022 and advised everyone to get tickets as it was anticipated that it would be a sold out game.

There being no further business, Mayor McFarland adjourned this meeting at 7:03 p.m.

ATTEST:

SHANE MCFARLAND – MAYOR

JENNIFER BROWN - CITY RECORDER