

July 13, 2022

The City Council of the City of Murfreesboro, Rutherford County, Tennessee, met in regular session in the Business Center at the Murfreesboro Municipal Airport at 12:00 p.m. on Wednesday, July 13, 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  
Bill Shacklett  
Kirt Wade  
Shawn Wright

Council Member Ronnie Martin was absent and excused from this session.

The following representatives of the City were also present:

Craig Tindall, City Manager  
Adam Tucker, City Attorney  
Jennifer Brown, City Recorder/  
Finance Director  
Darren Gore, Assistant City Manager  
Gary Whitaker, Assistant City Manager  
Angela Jackson, Executive Director/  
Community Services  
Chris Griffith, Executive Director/  
Public Infrastructure  
Sam Huddleston, Executive Director/  
Development Services  
Erin Tucker, Budget Director  
Greg McKnight, Planning Director  
Joshua Miller, Administrative Assistant

Mayor McFarland stated that an Executive Session had been held prior to the meeting and then commenced the meeting with a prayer followed by the Pledge of Allegiance.

The following letters from the Mayor were presented to the Council:

(Insert letter dated July 13, 2022 here with regards to Board of Zoning Appeals, Historic Zoning Commission, and Planning Commission Reappointments/Appointments.)

Upon recommendation of Mayor McFarland, Mr. Wright made a motion to reappoint Mr. Ken Halliburton (term expires June 30, 2025) to the Board of Zoning Appeals. Mr. Wade seconded the motion and all members of the Council voted "Aye".

Mr. Wade made a motion to appoint Mr. David Becker (term expires June 30, 2027), Mr. Chase Salas, Planning Commission liaison (term expires June 30, 2027), and Mr. Jim Thompson (term expires June 30, 2027) to the Historic Zoning Commission. Mr. Wright seconded the motion and all members of the Council voted "Aye".

Mr. Wade made a motion to reappoint Ms. Kathy Jones (term expires June 30, 2025) to the Planning Commission. Mr. Wright seconded the motion and all members of the Council voted "Aye".

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

(Insert letter dated July 13, 2022 here with regards to Restated

Agreement for Conveyance of Real Estate with Kasai North America.)

Mr. Craig Tindall, City Manager, presented the request to approve the First Amendment to the Restated Agreement for Conveyance of Real Estate with Kasai North America, Inc. and authorize execution of the Release of Option which will result in securing the City additional land for future economic development projects.

Mr. Shacklett made a motion to approve the First Amendment to the Restated Agreement for Conveyance of Real Estate with Kasai North America, Inc. and authorize execution of the Release of Option which will result in securing the City additional land for future economic development projects. Mr. LaLance seconded the motion and all members of the Council voted "Aye".

The following letter from the Assistant City Manager was presented to the Council:

(Insert letter dated July 13, 2022 here with regards to Salem Highway Sewer Upgrades – Easement Offers.)

Mr. Darren Gore, Assistant City Manager, presented the request to approve the purchase of temporary construction easements along Salem Highway, in the amount of \$40,850, with additional approval to move forward with condemnation if easement offers are not accepted, for the upsizing of the area's sewer interceptor.

Vice-Mayor Scales Harris made a motion to approve the purchase of temporary construction easements along Salem Highway, in the amount of \$40,850, with additional approval to move forward with condemnation if easement offers are not accepted, for the upsizing of the area's sewer interceptor. Mr. Wade seconded the motion and all members of the Council voted "Aye".

The following letter from the Assistant City Manager was presented to the Council:

(Insert letter dated July 13, 2022 here with regards to Solid Waste Management Solution Triple Bottom Line Weighting.)

Mr. Darren Gore, Assistant City Manager, presented a triple bottom line accounting framework with a multi-criteria analysis form to assist Council with the decision making regarding seeking a solid waste management solution and helping staff determine which direction to pursue. Mr. Gore answered questions from Council and discussed the options staff had prepared.

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

(Insert letter dated July 13, 2022 here with regards to Overview of Traffic Planning for Economic Development Projects.)

Mr. Craig Tindall, City Manager, and Mr. Chris Griffith, Executive Director of Public Infrastructure, presented Council with the amount of current active road projects the City has, future road improvement opportunities in the City and the limitations on the timeframe

of those opportunities due to State/Federal involvement, Broad Street improvements, Medical Center Parkway improvements, and Gateway Boulevard improvements. Council discussed the various phases of the road improvement projects and discussed funding sources for the projects with staff. Mrs. Erin Tucker, Budget Director, discussed the CIP process with Council, Bond Issuance funding, and reallocation of funds due to projects stalling or priorities shifting.

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

(Insert letter dated July 13, 2022 here with regards to May 2022 Dashboard packet.)

The May 2022 Dashboard update, which included Financial, Building & Codes, Risk Management, Construction Data, City Schools Cash Flow Statements, and Revenue & Expenditure Budget Comparison Reports, was presented to Council with no discussion taking place.

The City Recorder/Finance Director stated that there were no beer permits nor any statements to be paid.

Council Member Kirt Wade asked that staff bring an update to Council regarding the future park on the west side of town and that he recommends that staff put the Bourbon Brothers/Notes Live project on the agenda of the next Council meeting.

At the suggestion of Mayor McFarland, Council and staff discussed horizontal property regimes (HPR's), the few that had been approved in the history of the City, and Council's view on if HPR's matched the vision for the City.

There being no further business, Mayor McFarland adjourned this meeting at 1:44 p.m.

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SHANE MCFARLAND – MAYOR

ATTEST:

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JENNIFER BROWN - CITY RECORDER