

City of Pearl

2420 Old Brandon Road
Pearl, MS 39288-5948
Office: (601) 932-2262



Meeting Minutes - Final

Tuesday, January 2, 2024

6:00 PM

Council Chambers

Mayor and Board of Aldermen

JAKE WINDHAM
Mayor

KELLY SCOUTEN
City Clerk

VACANT - Alderman-at-Large
SAMMY WILLIAMS - Alderman Ward 1
KEITH DENNIS - Alderman Ward 2
JOHNNY STEVERSON - Alderman Ward 3
CASEY FOY - Alderman Ward 4
DWIGHT KNIGHT - Alderman Ward 5
VACANT - Alderman Ward 6

6:00 P.M.

CALL TO ORDER

ROLL CALL

Present: Alderman McHenry
Alderman Williams
Alderman Dennis
Alderman Steverson
Alderman Foy
Alderman Gill
Mayor Windham
Alderman Knight

PRAYER

The meeting was opened in prayer by Brendan Sartin.

PLEDGE

Alderman McHenry led the Pledge of Allegiance.

APPROVAL OF CONSENT AGENDA ITEMS:

All items under this heading will be considered to be approved with one motion and one vote. If further discussion is desired on any item, it will automatically be removed from the consent agenda and will be considered as a general business item.

Approval of the Consent Agenda

Upon motion by Alderman Gill and seconded by Alderman Knight, the following items were approved and adopted as the Orders of the Board by majority affirmative vote ("Aye") of the Alderman present:

Aye: Alderman McHenry, Alderman Williams, Alderman Dennis, Alderman Steverson, Alderman Foy, Alderman Gill, Mayor Windham, and Alderman Knight

1.
approve.
2.
approve.
3.
approve.
4.
approve.
5.
approve.

6.

approve.

7. Order to authorize and approve invoice from Pickering Firm, Inc. for \$6,965.32 on the MDOT Traffic Signal Upgrade Project (80% reimbursable; budgeted).

approve.

8. Order to authorize and approve invoice from Pickering Firm, Inc. for \$5,302.04 for MPO Paving Project (80% reimbursable).

approve.

9. Request for Approval to pay Tyler Technologies Brazos Annual Maintenance in the amount of \$12,219.52

approve.

10. Request Approval of Annual Renewal of Laserfiche Software to ICC in the amount of \$6,900

approve.

11. Requesting Approval to purchase a new CaseCracker Interview Room Recording System to replace an existing, end-of-life, CaseCracker System in CID located inside the Pearl Police Department in the amount of \$43,859.00 from Mountaintop Enterprises LLC, a sole source provider.

approve.

12. Order to authorize and approve November invoice of \$15,869.50 to Neel-Schaffer for work on the Highway 80 Lighting Project (funded by HB603)

approve.

13. Order to approve and authorize payment in the amount of \$324,052.27 to Heflin Engineering (\$8,000.00) and Hemphill Construction Company (\$316,052.27) for the SRF Water System Improvements Project. (Pay App #4)

approve.

14.

approve.

15.

approve.

16. Order to approve and authorize payment of September/October invoice package #1 from Pickering Firm, Inc. for \$34,548.82 on Pearl-Richland Intermodal Connector Phase II (100% funded)

approve.

- 17. Order to approve and authorize payment of September invoice package #21 from Pickering Firm, Inc. for \$43,106.51 on Pearl-Richland Intermodal Connector Bridge Project (100% funded).
approve.
- 18. Order to authorize and approve payment of November invoice from PATH Company for \$354,802 relating to the LED Energy Savings Project.
approve.
- 19. Order to set public hearing for January 16, 2024 to determine whether or not a dimensional variance permit to allow Kenneth and Glenda Clack to have a 4 foot side setback instead of the required 8 foot side setback for an attached carport at 3322 Harle Street shall be granted.
approve.
- 20. Order to adopt the final plat for Serenity Lake Phase III.
approve.
- 21.
approve.

PUBLIC HEARINGS 21-19-11

Determine whether or not the owners and those certain parcels of real property which are listed herein, are in such a condition or state as to be unsightly and un-kept or otherwise a menace to the public health and safety of the community, and therefore, prohibited, pursuant to Chapter 24 of the Code of Ordinances of the City of Pearl, Mississippi and Section 21-19-11 of the Mississippi Code of 1972, as Amended:

22. Jeffrey L. and Deborah K. Williams and located at 3407 Marguerite Drive, Pearl, Rankin County, MS 39208.

Jeffrey L. and Deborah K. Williams were served with notice of the public hearing as required by law.

Community Development Director, Brad Robertson informed the Mayor and Board that the property owner had failed to keep the property in a manner to keep it from being an eye sore, unsightly and unkept or otherwise a menace to the public health and safety of the community. No one appeared at the hearing on behalf of the property.

WHEREAS, said hearing was held at the time and place mentioned aforesaid, therefore:

BE IT ORDERED AND RESOLVED BY THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF PEARL, MISSISSIPPI THAT:

1) The required notice which was mailed and posted in relation to this hearing is hereby received and recorded and the City Clerk is directed to record said copy in the minutes of these proceedings.

2) The parcel of real property owned by Jeffrey L. and Deborah K. Williams 3407 Marguerite Dr., Pearl, Rankin County, Mississippi 39208; is hereby adjudicated, in its present condition, to be a menace to the public health and safety of the community for the reason that said property is in an unsafe, unsecure, and unclean condition with grass, weeds and other unsightly vegetation growing thereon and with debris present thereon, and said owner(s) has failed to remedy these hazardous, unsafe, unsecure, and unsightly conditions thereon.

3) That the Department of Community Development is hereby directed to post a copy of this Order on the property, and if said owner fails to bring said property into compliance by obtaining the necessary permits and by performing significant progress within ten (10) days of the date of this Order, then the Department of Public Works with the aid of the various departments of the City, including the Department of Community Development, to perform one or more or all of the following acts on and to said property to clean said lot and remedy the hazardous, unsafe and unsightly conditions thereon: Cutting grass, weeds, unsightly vegetation, cutting dead trees in danger of falling, filling cisterns, removing rubbish, dilapidated fences, outside toilets, demolishing and removing any dilapidated or unsafe or unsanitary buildings, including the dwelling, and other debris, and draining cesspools and standing water therefrom.

4) That the Director of Community Development is hereby directed to keep a careful and correct accounting of the cost of cleaning and remedying said lot and to report this accounting to the next regular meeting of the Mayor and Board of Aldermen after said property is cleaned and remedied in compliance with this Order.

5) That there should be and hereby is imposed and assessed against the subject property a penalty of One Thousand Five Hundred Dollars (\$1,500.00) or fifty percent (50%) of the actual cost, whichever is more, which the City Clerk shall cause to be included in the assessments for municipal ad valorem taxes.

6) This adjudication that the property or parcel of land is in need of cleaning will also authorize the municipality to reenter the property or parcel of land up to six (6) times in any twelve-month period with respect to removing dilapidated buildings, dilapidated fences and outside toilets, and up to twelve (12) times in any twenty-four-month period with respect to cutting grass and weeds and removing rubbish, personal property and other debris on the

subject property, without any further hearing if notice is posted on the property or parcel of land and at city hall or another place in the municipality where such notices are generally posted at least seven (7) days before the property or parcel of land is reentered for cleaning. This Motion was made by Alderman Gill and seconded by Alderman Williams. The following members of the Board of Aldermen voted in favor of the Motion which became the Order of the Board: Alderman McHenry, Alderman Dennis, Alderman Gill, Alderman Foy, Alderman Knight and Alderman Steverson.

PUBLIC HEARINGS

1. Consider the request for a Conditional Use Permit to allow Unlimited Ascent, LLC. to operate a cannabis retail dispensary at 2612 Highway 80 E.

The owner and partner of Unlimited Ascent, LLC, appeared on behalf of the business. Community Development Director, Brad Robertson recommended that the conditional use permit should be granted. He further confirmed that the business has met all state statutes and has provided proof thereof. There was no one to speak in opposition. Motion was made by Alderman Gill and seconded by Alderman Knight to accept the recommendation of Community Development Director, Brad Robertson to allow Unlimited Ascent, LLC, to operate a cannabis retail dispensary at 2612 Highway 80 E., based on all state statutes have been met. The following members of the Board of Alderman voted in favor of the Motion which became the Order of the Board:

Aye: Alderman McHenry, Alderman Williams, Alderman Dennis, Alderman Steverson, Alderman Foy, Alderman Gill, Mayor Windham, and Alderman Knight

- 2. Consider the request for a Conditional Use Permit to allow Joshua Weems to operate a home based painting business and use a 52-foot shipping container for the business at 213 Charline Drive.

Department Represented: Community Development

Back Up Data: See Attached

Purchasing Approval:

Budget Acct#: _

(MUST be initialed by Leia Cooper for purchases over \$5,000, which require Board approval, prior to submission to the Mayor.)

SUBMITTED BY: Brad Robertson

_11/27/2023

MAYOR’S APPROVAL: _

NOTE: SAVE COPY OF REQUEST AND BACK-UP FOR YOUR RECORDS

Joshua Weems appeared on behalf of his request. Community Development Director, Brad Robertson, recommended that the request should be denied based on it does not meet the ordinance requirements for the City of Pearl. There was no one to speak in opposition.

Motion was made by Alderman Steverson and seconded by Alderman Knight to deny the request for a Conditional Use Permit to allow Joshua Weems to operate a home based painting business and to use a 52-foot shipping container for the business at 213 Charline Drive and to remove the shipping container within 30 days. The following members of the Board of Alderman voted in favor of the Motion which became the Order of the Board:

Aye: Alderman McHenry, Alderman Williams, Alderman Dennis, Alderman Steverson, Alderman Foy, Alderman Gill, Mayor Windham, and Alderman Knight

GENERAL BUSINESS

1.

The city clerk received bids from Trustmark National Bank, PriorityOne Bank, Community Bank, and Cadence Bank. The city clerk requested that the Board of Aldermen take no action until the next meeting so that the bids can be reviewed.

Motion was made by Alderman Foy and seconded by Alderman McHenry to table the bids received for city depositories for a term of two (2) calendar years beginning January 2024 and ending December 2025 until they can be reviewed.

The following members of the Board of Alderman voted in favor of the Motion which became the Order of the Board:

Aye: Alderman McHenry, Alderman Williams, Alderman Dennis, Alderman Steverson, Alderman Foy, Alderman Gill, Mayor Windham, and Alderman Knight

2.

Motion was made by Alderman Foy and seconded by Alderman Gill to consider Executive Session to discuss personnel matters in the Police Dept. The following members of the Board of Alderman voted in favor of the Motion which became the Order of the Board:

Aye: Alderman McHenry, Alderman Williams, Alderman Dennis, Alderman Steverson, Alderman Foy, Alderman Gill, Mayor Windham, and Alderman Knight

EMERGENCY CONSIDERATION OF COMMITTEES, COMMISSIONS, AND BOARD MATTERS.

ADJOURN IN MEMORY OF MR. CHARLES S. HUDSON, FORMER DIRECTOR OF PARKS & REC. AND COMMUNITY DEVELOPMENT DIRECTOR, MARY ALEXANDER, DARLENE CARTER, AND MICHAEL JABR.

A motion was made by Alderman Steverson, seconded by Alderman Gill, to adjourn the meeting in Memory of the Former Director of Parks and Rec. and Community Development, Mr. Charles S. Hudson, Mary Alexander, Darlene Carter, and Michael Jabr. The motion carried by the following vote

Aye: Alderman McHenry, Alderman Williams, Alderman Dennis, Alderman Steverson, Alderman Foy, Alderman Gill, Mayor Windham, and Alderman Knight

The foregoing were adopted as, and became the Resolutions and Orders Governing Authorities of the City of Pearl, Mississippi on this the 2nd day of January, 2024.

WITNESS MY SIGNATURE on this the 17th day of January, 2024

Mayor

ATTEST AND CERTIFY:

City Clerk