

CITY OF WHITE HOUSE
Board of Mayor and Aldermen Meeting
Minutes
August 19, 2021
7:00 p.m.

1. Call to Order by the Mayor

Meeting was called to order at 7:00 pm.

2. Prayer by Community Pastor

Prayer was led by Alderman Bibb.

3. Pledge by Aldermen

The Pledge to the American Flag was led by Mayor Arnold.

4. Roll Call

Mayor Arnold - Present; Ald. Bibb – Present; Ald. Decker - Present; Ald. Corbitt – Present; Ald. Hutson – Present; **Quorum – Present.**

5. Adoption of the Agenda

Motion was made by Ald. Decker, second by Ald. Bibb to adopt the agenda. A voice vote was called for with all members voting aye. **Motion passed.**

6. Approval of Minutes of the July 15th Board of Mayor and Aldermen meeting.

Motion was made by Ald. Decker, second by Ald. Bibb to adopt the agenda. A voice vote was called for with all members voting aye. **July 15th Board of Mayor and Aldermen meeting minutes were approved.**

7. Welcome Visitors

a. Proclamations

Proclamations were tabled to the next meeting.

8. Public Hearings

a. **Ordinance 21-13:** An ordinance amending the Municipal Code Title 6 Law Enforcement, Chapter 1, Police and Arrest. *Second Reading.*

No one spoke for or against.

b. **Ordinance 21-14:** An ordinance amending the Municipal Code Title 7 Fire Protection and Fireworks, Chapter 3, Fire Department. *Second Reading.*

No one spoke for or against.

c. **Ordinance 21-15:** An ordinance amending the Municipal Code Title 9, by adding Chapter 6 Mobile Food Vendors. *Second Reading.*

No one spoke for or against.

- d. **Ordinance 21-16:** An ordinance amending the Municipal Code Title 18, Chapter 4 Stormwater Management, Sections 18-405 and 18-703. *Second Reading.*

No one spoke for or against.

- e. **Ordinance 21-17:** An ordinance to amend the Zoning Map and resubdivide land from R-20 Low Density Residential to R-15 Medium Density Residential on Pleasant Grove Rd. *Second Reading.*

Ms. Linda Fare of White House spoke against Ordinance 21-17 and Ordinance 21-18.

- f. **Ordinance 21-18:** An ordinance amending the Zoning Map and resubdivide land from R-20 Low Density Residential to NCRPUD, Neighborhood Center Residential Planned Unit Development on Pinson Lane. *Second Reading.*

No one spoke for or against.

- g. **Ordinance 21-19:** An ordinance to amend Article IV of the Zoning Ordinance concerning Temporary Use Permits on public property in the City of White House. *Second Reading.*

No one spoke for or against.

9. Communication from Mayor, Aldermen, City Attorney, and City Administrator

City Administrator Gerald Herman stated that the soccer complex is under construction to add the sixth field and additional lighting. Mr. Herman mentioned that the soccer association has offered to give the City \$48,000 so that general contractor FTM could include additional poles and lighting to fully light up all but one field. Mr. Herman continued that Parks and Recreation Director Kevin Whittaker and City Engineer Jason Reynolds were able to work this out the general contractor. Mr. Herman said he signed a change order in that amount to the contract to include this extra work.

City Administrator Gerald Herman discussed that that the Wastewater Treatment Plant expansion is underway. Mr. Herman informed the Board that general contract Reeves Young has set up on site and begun preliminary work.

City Administrator Gerald Herman announced that a notice to proceed has been given to L & G Construction to begin work on the North Palmers vacuum to gravity sewer project.

City Administrator Gerald Herman noted that the town center water line project is still delayed. Mr. Herman stated that the White House Utility District still has nine easements to obtain out of thirty-eight; however, the project could start if one key easement is purchased. Mr. Herman continued that the easement needed is in a trust and three out four family members have signed. Mr. Herman discussed that a preconstruction meeting with White House Utility District would be scheduled as soon as the easement is obtained.

City Administrator Gerald Herman announced that the City has received its census number unofficially from Representative Rose's office. Mr. Herman stated that the White House population grew to 12,982 which is up 2,727 from the 2010 census. Mr. Herman noted that the City grew more between 2000 and 2010 with 3,035 additional residents. Mr. Herman continued that the City is 49th largest population out of 504 cities and towns listed in Tennessee. Mr. Herman mentioned that staff was disappointed to hear that the population was not closer to 14,000. Mr. Herman discussed that Federal and State funds are distributed out by per capita, and that being off by 1,000 could mean as much as \$200,000 a year less coming to the City. Mr. Herman continued that he learned during a meeting that Sumner County felt under counted as well, and a discussion took place at possibly working together to have a county-wide special census conducted in the near future.

City Administrator Gerald Herman stated that the Sumner County Administration of Elections has been in communication with the City concerning redistricting wards to meet the Federal requirements. Mr. Herman noted that he created a redistricting committee with City Attorney Valerie Webb, Planning and Codes Director Ceagus Clark, Administrative/Legislative Services Director Derek Watson and himself as members. Mr. Herman continued that the committee will have a couple of meetings to review the census data and mapping GIS information. Mr. Herman mentioned that the committee will present to the Board its findings and recommendation during a study session in September. Mr. Herman discussed that the first reading of the districting ordinance would be heard during the October Board meeting, and the second reading, public hearing, and adoption at the November Board meeting. Mr. Herman said that keeping with this planned timeline will help Sumner County meet its reporting obligations.

10. Acknowledge Reports

- | | | |
|-----------------------|-----------------------|--------------------|
| A. General Government | E. Fire | I. Library/Museum |
| B. Finance | F. Public Services | J. Municipal Court |
| C. Human Resources | G. Planning & Codes | |
| D. Police | H. Parks & Recreation | |

Motion was made by Ald. Bibb, second by Ald. Decker to acknowledge reports and order them filed. A voice vote was called for with all members voting aye. **Motion passed.**

11. Consideration of the Following Resolutions:

- a. None

12. Consideration of the Following Ordinances:

- a. **Ordinance 21-13:** An ordinance amending the Municipal Code Title 6 Law Enforcement, Chapter 1, Police and Arrest. *Second Reading.*

Motion was made by Ald. Decker, second by Ald. Hutson to approve. A roll call vote was requested by Mayor Arnold: Ald. Bibb - aye; Ald. Corbitt - aye; Ald. Decker - aye; Ald. Hutson - aye; Mayor Arnold - aye. Motion was approved. **Ordinance 21-13 was approved on Second Reading.**

- b. **Ordinance 21-14:** An ordinance amending the Municipal Code Title 7 Fire Protection and Fireworks, Chapter 3, Fire Department. *Second Reading.*

Motion was made by Ald. Decker, second by Ald. Bibb to approve. A roll call vote was requested by Mayor Arnold: Ald. Bibb - aye; Ald. Corbitt - aye; Ald. Decker - aye; Ald. Hutson - aye; Mayor Arnold - aye. Motion was approved. **Ordinance 21-14 was approved on Second Reading.**

- c. **Ordinance 21-15:** An ordinance amending the Municipal Code Title 9, by adding Chapter 6 Mobile Food Vendors. *Second Reading.*

Motion was made by Ald. Bibb, second by Ald. Decker to approve. A roll call vote was requested by Mayor Arnold: Ald. Bibb - aye; Ald. Corbitt - aye; Ald. Decker - aye; Ald. Hutson - aye; Mayor Arnold - aye. Motion was approved. **Ordinance 21-15 was approved on Second Reading.**

- d. **Ordinance 21-16:** An ordinance amending the Municipal Code Title 18, Chapter 4 Stormwater Management, Sections 18-405 and 18-703. *Second Reading.*

Motion was made by Ald. Bibb, second by Ald. Decker to approve. A roll call vote was requested by Mayor Arnold: Ald. Bibb - aye; Ald. Corbitt - aye; Ald. Decker - aye; Ald. Hutson - aye; Mayor Arnold - aye. Motion was approved. **Ordinance 21-16 was approved on Second Reading.**

- e. **Ordinance 21-17:** An ordinance to amend the Zoning Map and resubdivide land from R-20 Low Density Residential to R-15 Medium Density Residential on Pleasant Grove Rd. *Second Reading.*

Motion was made by Ald. Bibb, second by Ald. Decker to approve. A roll call vote was requested by Mayor Arnold: Ald. Bibb - aye; Ald. Corbitt - aye; Ald. Decker - aye; Ald. Hutson - aye; Mayor Arnold - aye. Motion was approved. **Ordinance 21-17 was approved on Second Reading.**

- f. **Ordinance 21-18:** An ordinance amending the Zoning Map and resubdivide land from R-20 Low Density Residential to NCRPUD, Neighborhood Center Residential Planned Unit Development on Pinson Lane. *Second Reading.*

Motion was made by Ald. Bibb, second by Ald. Decker to approve. A roll call vote was requested by Mayor Arnold: Ald. Bibb - aye; Ald. Corbitt - no; Ald. Decker - aye; Ald. Hutson - aye; Mayor Arnold - aye. Motion was approved. **Ordinance 21-18 was approved on Second Reading.**

- g. **Ordinance 21-19:** An ordinance to amend Article IV of the Zoning Ordinance concerning Temporary Use Permits on public property in the City of White House. *Second Reading.*

Motion was made by Ald. Decker, second by Ald. Bibb to approve. A roll call vote was requested by Mayor Arnold: Ald. Bibb - aye; Ald. Corbitt - aye; Ald. Decker - aye; Ald. Hutson - aye; Mayor Arnold - aye. Motion was approved. **Ordinance 21-19 was approved on Second Reading.**

- h. **Ordinance 21-20:** An ordinance amending and adopting the City Design Standards, as indicated, concerning construction materials. *First Reading.*

Motion was made by Ald. Hutson, second by Ald. Decker to approve. A voice vote was called for with all members voting aye. **Ordinance 21-20 was approved on First Reading.**

- i. **Ordinance 21-21:** An ordinance to amend the Zoning Map from C-1 Central Business District to C-1R Central Business District Infill on Hwy 31W.

Motion was made by Ald. Bibb, second by Ald. Hutson to approve. A voice vote was called for with Ald. Bibb, Ald. Decker, Ald. Hutson and Mayor Arnold voting aye, and Ald. Corbitt voting no. Motion was approved. **Ordinance 21-21 was approved on First Reading.**

13. Purchasing:

- a. To approve or reject Amendment #1 to the Professional Services Agreement with Wold/HFR Design for the design plans to demolish existing City Hall and design of new recreation center. The City Administrator recommends approval.

Motion was made by Ald. Decker, second by Ald. Bibb to approve. A voice vote was called for with all members voting aye. **Motion passed.**

- b. To approve or reject the purchase of a 2022 Ford F-350 chassis-cab truck from the National Auto Flee Group contract in the amount of \$54,549.48 and to be upfitted with a utility-hauler service bed from A&G Diesel in the amount of \$14,537.22. The Public Services Director recommends approval.

Motion was made by Ald. Decker, second by Ald. Bibb to approve. A voice vote was called for with all members voting aye. **Motion passed.**

- c. To approve or reject the purchase of drum screens for the Wastewater Treatment Plan from WesTech, a sole-source vendor, in the amount of \$60,000.00. The Public Services Director recommends approval.

Motion was made by Ald. Decker, second by Ald. Bibb to approve. A voice vote was called for with all members voting aye. **Motion passed.**

- d. To approve or reject Scott & Ritter's bid in the amount of \$268,056.00 for Springbrook Drainage Improvements. The Public Services Director recommends approval.

Motion was made by Ald. Decker, second by Ald. Bibb to approve. A voice vote was called for with all members voting aye. **Motion passed.**

- e. To approve or reject the purchase of a 2021 Ford Ranger from Ford of Murfreesboro in the amount of \$28,608.00. The Planning and Codes Director recommends approval.

Motion was made by Ald. Decker, second by Ald. Bibb to approve. A voice vote was called for with all members voting aye. **Motion passed.**

14. Other Business:

- a. Board Appointment

Motion was made by Ald. Bibb, second by Ald. Decker to approve. A voice vote was called for with all members voting aye. **Motion passed.**

15. Discussion Items:

- a. None

16. Other Information:

- a. Filing of Form CT-0253

Board reviewed Form CT-0253 which is the Report on Debt Obligation for the Wastewater Treatment Plant Expansion project.

17. Adjournment:

Meeting was adjourned at 7:37 pm.



Michael Arnold, Mayor

ATTEST:



Derek Watson, City Recorder