

Mt. Juliet, Tennessee

*2425 North Mt. Juliet Rd
Mt. Juliet, TN 37122*



Meeting Minutes - Draft

Monday, February 23, 2026

6:30 PM

Commission Chambers

Board of Commissioners

Public Hearing 6:15 PM

Citizens Comments limited to three (3) minutes per person - Ordinance 2023-15
Mayor Maness called the Public Hearing to order.

No public comments were received, and the Public Hearing was closed.

Public Hearing Notice - 2-23-2026

[1596](#)

Attachments: [Public Hearing Notice - 2-23-2026](#)

1. Call to Order & Declare a Quorum Present

Mayor Maness called the meeting to order at 6:30 p.m. and declared a quorum present.

Present: Commissioner Art Giles, Vice Mayor/Commissioner Bill Trivett, Mayor James Maness, Commissioner Jennifer Milele, and Commissioner Scott Hefner

2. Set Agenda

Mayor Maness set the agenda by adding Item 8.P., "An Ordinance Amending the Fiscal Year 2025-2026 Budget Ordinance 2025-35 to Appropriate Funds for Debris Removal/Disposal and Debris Monitoring Services from the January Ice Storm." He also moved Items 10.A., 10.E., 10.F., 10.G., and 10.H. to the Consent Agenda, without objection.

3. Invocation & Pledge of Allegiance

Mayor Maness called upon City Manager Kenny Martin to lead the invocation and the Pledge of Allegiance.

4. Approval of Minutes

Mayor Maness advised that there were two sets of minutes for approval: the Work Session held on February 9 and the Regular Meeting held that same evening.

4.A. Meeting Minutes to be Approved- 2-9-2026

[1600](#)

Attachments: [Meeting Minutes to be Approved- 2-9-2026](#)

This Minutes were approved without objection.

RESULT: APPROVED

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner

4.B. Meeting Minutes to be Approved- Work Session- 2-9-26

[1601](#)

Attachments: [Meeting Minutes to be Approved- Work Session- 2-9-26](#)

The Minutes were approved without objection.

RESULT: APPROVED

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner

5. Citizens Comments

Citizens Comment Limited to three (3) minutes per person - Ordinance 2008-24

Sally Robertson, 423 Willis Pass, stated that she has been working on a story ride to promote small businesses and Mt. Juliet history titled Jingles Christmas Ride. She requested assistance with signage along the book ride route.

Robin Eakes, 51 E. Caldwell Drive, expressed appreciation to the City Commission and City staff for the assistance provided regarding a project located across from her residence. She also inquired as to why her Commissioner had abstained or not voted on certain items previously considered.

There being no further speakers, the Mayor closed the public comment period.

6. Commissioner Reports & Comments

Commissioner Giles thanked Tyler Chandler for coordinating with interested parties regarding the recent incident at the marina. He reminded everyone of the Walk Across America kickoff beginning February 28, noting it is a great family event and an opportunity to support local schools and various nonprofit organizations. He encouraged the community to participate.

Vice Mayor/Commissioner Trivett gave recognition to the State of the City event and thanked the Chamber for hosting. He reminded everyone of the March 6 uncoupling ceremony for the newly constructed Station 3 and reiterated that the City prioritizes public safety. He also thanked the Police Department for their proactive efforts and reminded residents to slow down while driving.

Commissioner Hefner thanked everyone for attending the meeting and expressed appreciation to Dana Hire for her Mid-Year Budget Review presentation. He also thanked the Mayor for an outstanding State of the City address and congratulated Team USA on their recent hockey gold medal win.

Commissioner Milele provided an update on Walk Across Wilson, noting that participation is not limited to walking but includes any form of physical activity. She also announced the upcoming Spay-ghetti Fundraiser for the Animal Shelter scheduled for Saturday and encouraged the community to purchase tickets in support of the shelter. She commended the Animal Shelter for its continued efforts.

7. City Manager's Report

City Manager Martin thanked the Mayor for a successful State of the City address and expressed appreciation to Rutland Place and the Chamber for hosting the event. He also thanked those who assisted in providing meals to families during the recent ice storms. He welcomed Tin Tin and Felicia from the State of Tennessee, who were in attendance visiting. He continued emphasizing the importance of supporting local businesses through the Shop Local initiative and noted its significance to the City's budget.

8. Unfinished Business Consent Agenda Items:

8.A. AN ORDINANCE AMENDING PART B OF THE UNIFIED DEVELOPMENT CODE OF THE CITY OF MT. JULIET, TENNESSEE, KNOWN AS THE ZONING REGULATIONS (ORDINANCE 2001-29), ADOPTED OCTOBER 8, 2001, AS AMENDED, BY AMENDING ARTICLE V, SECTION 5-104.3, VARIABLE LOT RESIDENTIAL DEVELOPMENT [1493](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Redline Zoning Regs - Variable Lots](#)
[Staff Report](#)

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 2026-14

8.B. AN ORDINANCE TO REZONE PROPERTY LOCATED 13135 LEBANON ROAD, APPROXIMATELY 0.35 ACRES, MAP 53K, PARCEL 027.00 FROM RS-40, LOW DENSITY RESIDENTIAL TO CRC, COMMERCIAL RETAIL CENTER [1511](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Legal Description](#)
[Exhibit B - Map](#)
[Staff Report](#)

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 2026-15

8.C. AN ORDINANCE AMENDING THE FISCAL YEAR 2025/2026 BUDGET ORDINANCE 2025-35 TO ACCEPT INSURANCE PROCEEDS AND APPROPRIATE FUNDS FOR A NEW POLICE K-9 [1577](#)

Sponsors: Kenneth Martin, City Manager,

Attachments: [Ordinance](#)
[Executive Summary](#)

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 2026-15

6235 Central Pike - Annexation and Rezone

8.D. A RESOLUTION ADOPTING A PLAN OF SERVICES FOR THE PROPERTY LOCATED AT 6325 CENTRAL PIKE MAP 097 PARCEL 014.01, IN WILSON COUNTY, TENNESSEE, LOCATED WITHIN THE CITY'S URBAN GROWTH BOUNDARY [1602](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Resolution](#)

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 13-2026

8.E. AN ORDINANCE TO ANNEX INTO THE CORPORATE BOUNDARIES OF THE CITY OF MT. JULIET APPROXIMATELY ONE (1) ACRE OF PROPERTY AT 6325 CENTRAL PIKE, MAP 097, PARCEL 14.01, THE PROPERTY BEING LOCATED WITHIN THE CITY’S URBAN GROWTH BOUNDARY. **1517**

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Legal Description](#)
[Exhibit B - Map](#)
[Staff Report](#)

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED
MOVER: Bill Trivett
SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 2026-17

8.F. A RESOLUTION IN MEMORANDUM OF ORDINANCE ___ RELATIVE TO THE ANNEXATION OF 6325 CENTRAL PIKE, MAP 097, PARCEL 14.01 **1603**

Sponsors: Planning Commission Positive Recommendation

Attachments: [Resolution](#)

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED
MOVER: Bill Trivett
SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 14-2026

8.G. AN ORDINANCE TO REZONE PROPERTY LOCATED AT 6325 CENTRAL PIKE, APPROXIMATELY ONE (1) ACRE, MAP 097, PARCEL 14.01 FROM WILSON COUNTY R-1 TO CMU, COMMERCIAL MIXED USE [1518](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Legal Description](#)
[Exhibit B - Map](#)
[Staff Report](#)

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 2026-18

6365 Central Pike - Annexation and Rezone

8.H. A RESOLUTION ADOPTING A PLAN OF SERVICES FOR THE PROPERTY LOCATED AT 6365 CENTRAL PIKE MAP 097 PARCEL 014.00, IN WILSON COUNTY, TENNESSEE, LOCATED WITHIN THE CITY'S URBAN GROWTH BOUNDARY [1604](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Resolution](#)

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 15-2026

8.I. AN ORDINANCE TO ANNEX INTO THE CORPORATE BOUNDARIES OF THE CITY OF MT. JULIET APPROXIMATELY 0.92 ACRES OF PROPERTY AT 6365 CENTRAL PIKE, MAP 097, PARCEL 14.00, THE PROPERTY BEING LOCATED WITHIN THE CITY’S URBAN GROWTH BOUNDARY. [1519](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Legal Description](#)
[Exhibit B - Map](#)
[Staff Report](#)

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED
MOVER: Bill Trivett
SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 2026-19

8.J. A RESOLUTION IN MEMORANDUM OF ORDINANCE ___ RELATIVE TO THE ANNEXATION OF 6365 CENTRAL PIKE, MAP 097, PARCEL 14.00 [1605](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Resolution](#)

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED
MOVER: Bill Trivett
SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 16-2026

8.K. AN ORDINANCE TO REZONE PROPERTY LOCATED AT 6365 CENTRAL PIKE, APPROXIMATELY 0.92 ACRES, MAP 097, PARCEL 14.00 FROM WILSON COUNTY R-1 TO CMU, COMMERCIAL MIXED USE. [1520](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Legal Description](#)
[Exhibit B - Map](#)
[Staff Report](#)

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 2026-20

6391 Central Pike - Annexation and Rezone

8.L. A RESOLUTION ADOPTING A PLAN OF SERVICES FOR THE PROPERTY LOCATED AT 6391 CENTRAL PIKE MAP 097 PARCEL 015.00, IN WILSON COUNTY, TENNESSEE, LOCATED WITHIN THE CITY'S URBAN GROWTH BOUNDARY [1606](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Resolution](#)

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 17-2026

8.M. AN ORDINANCE TO ANNEX INTO THE CORPORATE BOUNDARIES OF THE CITY OF MT. JULIET APPROXIMATELY 2 ACRES OF PROPERTY AT 6391 CENTRAL PIKE, MAP 097, PARCEL 15.00, THE PROPERTY BEING LOCATED WITHIN THE CITY’S URBAN GROWTH BOUNDARY. [1521](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Legal Description](#)
[Exhibit B - Map](#)
[Staff Report](#)

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 2026-21

8.N. A RESOLUTION IN MEMORANDUM OF ORDINANCE ___ RELATIVE TO THE ANNEXATION OF 6391 CENTRAL PIKE, MAP 097, PARCEL 15.00 [1607](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Resolution](#)

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 18-2026

8.O. AN ORDINANCE TO REZONE PROPERTY LOCATED AT 6391 CENTRAL PIKE, APPROXIMATELY 2 ACRES, MAP 097, PARCEL 15.00 FROM WILSON COUNTY R-1 TO CMU, COMMERCIAL MIXED USE [1523](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Legal Description](#)
[Exhibit B - Map](#)
[Staff Report](#)

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 2026-22

Added to the Consent Agenda

8.P. AN ORDINANCE AMENDING THE FISCAL YEAR 2025/2026 BUDGET ORDINANCE 2025-35 TO APPROPRIATE FUNDS FOR DEBRIS REMOVAL/DISPOSAL AND DEBRIS MONITORING SERVICES FROM THE JANUARY ICE STORM [1618](#)

Sponsors: James Maness, Mayor

Attachments: [Ordinance](#)

This item was added to the Consent Agenda during Item 2. Set Agenda

A motion was made by Vice Mayor/Commissioner Trivett, seconded by Commissioner Hefner, that this Ordinance be Approved for Second Reading to the Board of Commissioners, on meeting date of 3/9/2026. The motion carried by the following vote:

RESULT: APPROVED FOR SECOND READING

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner

10.A. AN ORDINANCE AMENDING THE FISCAL YEAR 2025/2026 BUDGET ORDINANCE 2025-35 TO ACCEPT GRANT FUNDS FROM THE STATE OF TENNESSEE DEPARTMENT OF HEALTH AND APPROPRIATE THE FUNDS FOR THE MT JULIET FIRE DEPARTMENT [1611](#)

Sponsors: Kenneth Martin, City Manager,

Attachments: [Ordinance](#)
[Contract - EMS Grant](#)

This item was added to the Consent Agenda during Item 2. Set Agenda

A motion was made by Vice Mayor/Commissioner Trivett, seconded by Commissioner Hefner, that this Ordinance be Approved for Second Reading to the Board of Commissioners, on meeting date of 3/9/2026. The motion carried by the following vote:

RESULT: APPROVED FOR SECOND READING

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner

10.E. A RESOLUTION TO APPROVE AN ADDENDUM TO THE SERVICE AGREEMENT WITH AMBULANCE MEDICAL BILLING (AMB) FOR BILLING SERVICES RENDERED BY THE MT. JULIET FIRE DEPARTMENT AND AUTHORIZE THE CITY MANAGER TO SIGN THE AGREEMENT [1608](#)

Sponsors: Kenneth Martin, City Manager,

Attachments: [Resolution](#)
[Addendum to Service Agreement](#)

This item was added to the Consent Agenda during Item 2. Set Agenda

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 23-2026

10.F. A RESOLUTION TO RATIFY AND CONFIRM APPROVAL OF THE AGREEMENT WITH PIPEWORKS PLUS FOR EMERGENCY SEWER REPAIR SERVICES [1609](#)

Sponsors: Kenneth Martin, City Manager,

Attachments: [Resolution](#)
[Exhibit A - Agreement](#)

This item was added to the Consent Agenda during Item 2. Set Agenda

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 24-2026

10.G. A RESOLUTION APPROVING THE AWARD OF THE CONSTRUCTION CONTRACT FOR THE TOWN CENTER TRAIL, PHASE 3 PROJECT AND AUTHORIZING THE MAYOR TO SIGN THE CONTRACT [1610](#)

Sponsors: Kenneth Martin, City Manager,

Attachments: [Resolution](#)
[Executive Summary](#)
[Contract](#)
[Bid Tabulations](#)

This item was added to the Consent Agenda during Item 2. Set Agenda

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 25-2026

- 10.H.** A RESOLUTION AUTHORIZING THE LEASE OF CITY-OWNED PROPERTY LOCATED AT 2397 N. MT. JULIET ROAD TO BECKWITH SOAP AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE LEASE AGREEMENT

[1612](#)

Sponsors: Kenneth Martin, City Manager,

Attachments: [Resolution](#)
[Exhibit A - Lease Agreement](#)

This item was added to the Consent Agenda during Item 2. Set Agenda

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 26-2026

9. Unfinished Business

- 9.A.** AN ORDINANCE AMENDING PART B OF THE UNIFIED DEVELOPMENT CODE OF THE CITY OF MT. JULIET, TENNESSEE, KNOWN AS THE ZONING REGULATIONS (ORDINANCE 2001-29), ADOPTED OCTOBER 8, 2001, AS AMENDED, BY AMENDING ARTICLE VIII, OVERLAY DISTRICTS, SECTION 8-207.5, OPEN SPACE REQUIREMENTS

[1494](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Redline Zoning Regs - Open Space](#)
[Staff Report](#)

First Amendment to the Ordinance:

Commissioner Milele made a motion to amend the required open space from 15% to 12%. Commissioner Hefner seconded the amendment. The amendment carried, with Mayor Maness and Vice Mayor/Commissioner Trivett voting nay.

The Board then returned to consideration of the Ordinance, as amended.

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Scott Hefner

SECONDER: Bill Trivett

Enactment No: 2026-23

- 9.B.** AN ORDINANCE AMENDING PART B OF THE LAND DEVELOPMENT CODE OF THE CITY OF MT. JULIET, TENNESSEE, KNOWN AS THE ZONING REGULATIONS (ORDINANCE 2001-29), ADOPTED OCTOBER 8, 2001, AS AMENDED, BY AMENDING ARTICLE IX, SECTION 9-106, ACCESS MANAGEMENT [1451](#)

Sponsors: Jennifer Milele, Commissioner, Art Giles, Commissioner

Attachments: [Ordinance](#)
[Redline Zoning Regs – Access](#)
[Redline Zoning Regs – Access \(w/ PC's recommendations\)](#)

First Amendment to the Ordinance:

Commissioner Milele made a motion to amend the ordinance to adopt the three items recommended by the Planning Commission, as outlined on page 128 of the agenda packet. Commissioner Giles seconded the amendment. The amendment passed unanimously.

The Board then returned to consideration of the Ordinance, as amended.

This Ordinance was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Jennifer Milele

SECONDER: Art Giles

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 2026-24

3971 Beckwith Road - Annexation and Rezone

- 9.C.** A RESOLUTION ADOPTING A PLAN OF SERVICES FOR THE PROPERTY KNOWN AS THE KEELEAN PROPERTY, LOCATED AT 3971 BECKWITH ROAD MAP 078 PARCEL 021.06, IN WILSON COUNTY, TENNESSEE, LOCATED WITHIN THE CITY'S URBAN GROWTH BOUNDARY [1528](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Resolution](#)

Mayor Maness requested that Items 9.C., 9.D., 9.E., and 9.F. be considered together. There was no objection.

After discussion, this Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Jennifer Milele

SECONDER: Scott Hefner

Aye: Commissioner Giles, Mayor Maness, Commissioner Milele, and Commissioner Hefner

Nay: Vice Mayor/Commissioner Trivett
Enactment No: 19-2026

9.D. AN ORDINANCE TO ANNEX INTO THE CORPORATE BOUNDARIES OF THE CITY OF MT. JULIET APPROXIMATELY 5.21 ACRES OF PROPERTY AT 3971 BECKWITH ROAD MAP 078, PARCEL 021.06, THE PROPERTY BEING LOCATED WITHIN THE CITY'S URBAN GROWTH BOUNDARY. [1446](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Legal Description](#)
[Exhibit B - Map](#)
[Staff Report](#)

After discussion, this Ordinance was adopted as recorded in the following vote:

RESULT: ADOPTED
MOVER: Jennifer Milele
SECONDER: Scott Hefner

Aye: Commissioner Giles, Mayor Maness, Commissioner Milele, and Commissioner Hefner

Nay: Vice Mayor/Commissioner Trivett
Enactment No: 2026-25

9.E. A RESOLUTION IN MEMORANDUM OF ORDINANCE 2026-26 RELATIVE TO THE ANNEXATION OF 3971 BECKWITH ROAD MAP 078 PARCEL 021.06 [1529](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Resolution](#)

After discussion, this Resolution was adopted as recorded in the following vote:

RESULT: ADOPTED
MOVER: Jennifer Milele
SECONDER: Bill Trivett

Aye: Commissioner Giles, Mayor Maness, Commissioner Milele, and Commissioner Hefner

Nay: Vice Mayor/Commissioner Trivett
Enactment No: 20-2026

9.F. AN ORDINANCE TO REZONE PROPERTY LOCATED AT 3971 BECKWITH ROAD, APPROXIMATELY 5.21 ACRES, MAP 078, PARCEL 021.06 FROM WILSON COUNTY R-1 TO CI, INTERCHANGE COMMERCIAL [1447](#)

Sponsors: Planning Commission Positive Recommendation

Attachments: [Ordinance](#)
[Exhibit A - Legal Description](#)
[Exhibit B - Map](#)
[Staff Report](#)

After discussion, this Ordinance was adopted as recorded in the following vote:

RESULT: ADOPTED

MOVER: Jennifer Milele

SECONDER: Scott Hefner

Aye: Commissioner Giles, Mayor Maness, Commissioner Milele, and Commissioner Hefner

Nay: Vice Mayor/Commissioner Trivett
Enactment No: 2026-26

10. New Business

10.B. AN ORDINANCE AMENDING THE FISCAL YEAR 2025/2026 BUDGET ORDINANCE 2025-35 TO APPROPRIATE FUNDS FOR A COST-OF-LIVING ADJUSTMENT FOR CITY EMPLOYEES [1613](#)

Sponsors: Jennifer Milele, Commissioner, Art Giles, Commissioner

Attachments: [Ordinance](#)
[Executive Summary](#)

No action taken due to lack of second.

MOVER: Jennifer Milele

- 10.C.** A RESOLUTION APPROVING ATTACHMENT TO THE MASTER AGREEMENT BETWEEN THE CITY OF MT. JULIET, TENNESSEE AND CDM SMITH, INC. FOR TASK ORDER NO. 4 AND AUTHORIZING THE MAYOR TO SIGN THE AGREEMENT [1582](#)

Sponsors: Kenneth Martin, City Manager,

Attachments: [Resolution](#)
[Executive Summary](#)
[Task Order 4 City of Mt. Juliet Master Agreement](#)
[Exhibit A to the Master Agreement](#)

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED

MOVER: Scott Hefner

SECONDER: Jennifer Milele

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 21-2026

- 10.D.** A RESOLUTION DECLARING CITY OF MT. JULIET POLICE DEPARTMENT PROPERTY AS SURPLUS TO BE DISPOSED OF AT GOVDEALS AUCTION [1585](#)

Sponsors: Kenneth Martin, City Manager,

Attachments: [Resolution](#)
[Executive Summary - Furniture](#)
[Executive Summary - Vehicles](#)

Mayor Maness noted minor changes to the Ordinance as distributed prior to the meeting. The revised Ordinance was considered without objection. Discussion ensued.

This Resolution was adopted as recorded in the vote below:

RESULT: ADOPTED AS AMENDED

MOVER: Scott Hefner

SECONDER: Bill Trivett

Aye: Commissioner Giles, Vice Mayor/Commissioner Trivett, Mayor Maness, Commissioner Milele, and Commissioner Hefner
Enactment No: 22-2026

11. Adjournment

Mayor Maness adjourned the meeting at 7:11pm.

Mayor James Maness

Jennifer Hamblen, CMC, City Recorder