



1. Work Session 5:15 PM - 6:00 PM

- 1.A.** Work session to discuss a development that would possibly utilize the CBID process

[0591](#)

Sponsors: City Manager Kenny Martin

Attachments: [3-25-24 Worksession](#)

Present: Mayor Maness, Vice Mayor Trivett, Commissioners hefner, Justice and Milele.

Mayor Maness called the Work Session to order at 5:15 PM

The Work Session adjourned at 5:38 PM

2. Public Hearing 6:15 PM

Citizens Comments limited to three (3) minutes per person - Ordinance 2023-15

- 2.A.** Public Notice for 3-25-24 2nd Reading items

[0599](#)

Attachments: [3-25-24 2nd Reading](#)

Mayor Maness called the Pubic Hearing to order at 6:15 PM.

Citizens Comments:

Patricia O'Brien, 658 NW Rutland Road
Rich Eckhart, 5084 Citation Drive

Adjourned at 6:20 PM

Rollcall

Present: Bill Trivett, James Maness, Jennifer Milele, Ray Justice, and Scott Hefner

3. Call to Order & Declare a Quorum Present

Mayor Maness called the meeting to order at 6:32 PM and declared a quorum present.

4. Set Agenda

As Published.

Commissioner Milele questioned if item 12.B. - Ethics should this be removed from the agenda until after the worksession.

12.B. Removed from the agenda without objection.

5. Invocation & Pledge of Allegiance

Communications Director Justin Beasley

6. Approval of Minutes

This was approved.

6.A. March 11, 2024 Minutes

[0600](#)

Attachments: [Minutes 3-11-24 Word](#)

This Action Item was approved.

RESULT: APPROVED

MOVER: Scott Hefner

SECONDER: Bill Trivett

7. Citizens Comments

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

Patricia O'Brien, 468 NW Rutland Road.

Stephen Heckendorf, 393 Page Drive.

8. Commissioner Reports & Comments

Commissioner Justice: Attended the "Everyone's Wilson" Banquet, this is an organization headed up by Daryl Crouch that assists the schools, students and other organizations in Wilson County. George Thomas passed away, he has been a Real Estate agent and resident for many, many years. His contributions to the City have been too numerous to list. He was a true Southern Gentleman and had a big heart. Read his obituary. Had the privilege of being his friend for many, many years. He will be missed.

Vice Mayor Trivett: Thanked everyone for attending in person and on-line. Congratulations to the new MJPD officers that just graduated. Attended the ribbon cutting for Hamilton Denson Park, parks is doing a great job. The electrical wrapped boxes are great. He counted over 83 red, white and blue flags coming here tonight. Keep our military in your prayers. Happy Easter to everyone.

Commissioner Hefner: There will be a Ethics Work Session with the Board of Commissioners and Ethics Commission this Wednesday at 6 PM, this is open to the public. Costco has a sign on the building. Shop local as always which helps fund MJ. Happy Easter to everyone. Three seats on this board are up for re-election. Encouraged everyone that is a resident to pull a petition to run. He is happy to help with this process.

Commissioner Milele: Her newsletter will go out on the 1st. Walk Across Wilson started yesterday, the link is on facebook, the idea is to get out and get active for 4 weeks for 30 minutes a day. April 1st the water fountains for dog park will be turned on.

9. City Manager's Report

Thanked everyone, Thoughts and Prayers to George Thomas and Sonny Tillman families. Shop local is very important. We have a low property tax. Please be mindful of the kids being out and about, walkers, bikers, joggers, etc. Park safely.

10. Unfinished Business

**10.A. AN ORDINANCE AMENDING THE FISCAL YEAR 2023/2024 BUDGET
ORDINANCE 2023-24 TO APPROPRIATE FUNDS FOR THE CURD
ROAD AT MJRD TRAFFIC SIGNAL PROJECT**

0578

Sponsors: Scott Hefner

Attachments: [2024-03-11- Budget Amend exec summary - Curd Rd Signal
and Pleasant Grove AWSC](#)
[2024- Amend bud Curd Rd proj](#)

Motion made by Commissioner Justice to divide the two projects, 2nd by Mayor Maness.

Vote to Divide:

Yea: Unanimous

Discussion was held on the Curd Road Traffic Signal.

Vote on Curd Road Traffic Signal:

Yea: Unanimous

Discussion was held on the Central Pike All Way stop.

Motion made by Mayor Maness to defer for 60 days to allow time to discuss other options and obtain information with the state (traffic calming devices), 2nd by Commissioner Justice

Discussion was held.

Vote on 60 day Deferral (will come back on 6/10/24 due to the Memorial Day holiday):

Yea: Unanimous

The Budget Amendment ordinance for Curd Road traffic signal was adopted.
The Budget Amendment Ordinance for Pleasant Grove Road/Central Pike was deferred for 60 days (6/10/24).

RESULT: ADOPTED

MOVER: Ray Justice

SECONDER: James Maness

Enactment No: 2024-14

**10.B. AN ORDINANCE AMENDING THE FISCAL YEAR 2023/2024 BUDGET
ORDINANCE 2023-24 TO APPROPRIATE FUNDS FOR THE
PURCHASE OF
THE PROPERTY LOCATED AT 1025 CHARLIE DANIELS PARKWAY,
MAP 054, PARCEL 114.03 BEING APPROXIMATELY 1.12 ACRES
FROM LINEBERRY PROPERTIES, INC AND GARY MERRITT FOR
THE PARKS DEPARTMENT** **0582**

Sponsors: City Manager Kenny Martin

Attachments: [2024- Amend 23-24 budget to purchase land 1025 CDPkwy](#)

A motion was made by Milele, seconded by Trivett, that this Ordinance be adopted.
The motion carried by the following vote:

RESULT: ADOPTED

MOVER: Jennifer Milele

SECONDER: Bill Trivett

Aye: Trivett, Maness, Milele, Justice, and Hefner

Enactment No: 2024-15

**10.C. AN ORDINANCE AMENDING THE FISCAL YEAR 2023/2024 BUDGET
ORDINANCE 2023-24 TO ACCEPT DONATIONS TO THE POLICE
DEPARTMENT FOR A WELLNESS PROGRAM** **0583**

Sponsors: City Manager Kenny Martin

Attachments: [2024- Ord amend 23-24 budget PD donations](#)
[Executive summary 2024- amend 23-24 budget PD donations](#)

A motion was made by Trivett, seconded by Hefner, that this Ordinance be adopted.
The motion carried by the following vote:

RESULT: ADOPTED

MOVER: Bill Trivett

SECONDER: Scott Hefner

Aye: Trivett, Maness, Milele, Justice, and Hefner

Enactment No: 2024-16

11. Ordinance - 1st Reading Deferred 3/11/24

**11.A. AN ORDINANCE TO CONDUCT A REFERENDUM TO ESTABLISH
TERM LIMITS FOR THE BOARD OF COMMISSIONERS****0584****Sponsors:** Scott Hefner**Attachments:** [2024- Ordinance to hold a referendum establishing term
limits cm-sh](#)

Discussion was held.

Yea: Hefner, Justice

Nay: Milele, Maness, Trivett

A motion was made by Hefner, seconded by Justice, that this Ordinance be denied.
The motion failed by the following vote:

RESULT: DENIED**MOVER:** Scott Hefner**SECONDER:** Ray Justice**Aye:** Justice, and Hefner**Nay:** Trivett, Maness, and Milele**12. New Business**

12.A. AN ORDINANCE TO REZONE APPROXIMATELY 8.3 ACRES OF PROPERTY AT LEBANON ROAD AND NORTH GREENHILL ROAD, MAP 053, PARCELS 040.00, 041.00 FROM CRC AND CG TO CRC PUD AND TO ADOPT THE PRELIMINARY MASTER DEVELOPMENT PLAN FOR THE GREENHILL ROAD COMMERCIAL **0449**

Sponsors: Planning Commission Positive Recommendation

Attachments: [Greenhill Road Commercial PMDP PUD SR](#)
[Greenhill Road Commercial PMDP PUD ORD](#)
[Greenhill Commercial Legal Des](#)
[Greenhill Road Exhibit B PMDP Rezone 12 14 23](#)

Discussion was held.

Motion made by Mayor Maness to strike items 13 & 16 under Planning & Zoning, 2nd by Commissioner Milele

Vote on Amendment:

Yea: Unanimous

Discussion was held.

A motion was made by Justice, seconded by Milele, that this Ordinance be recommended for approval to the Board of Commissioners, on meeting date of 4/22/2024. The motion carried by the following vote:

RESULT: RECOMMENDED FOR APPROVAL

MOVER: Ray Justice

SECONDER: Jennifer Milele

Aye: Trivett, Maness, Milele, Justice, and Hefner

12.B. AN ORDINANCE TO AMEND/REVISION TO THE MT. JULIET CITY CODE CHAPTER 2, ARTICLE XIII CODE OF ETHICS **0524**

Sponsors: Ray Justice

Attachments: [Revised Ethics City Code Red Lined - RJ](#)
[Ethics Ord Revised with additional clarifications](#)

Removed from Agenda under Set Agenda.

**12.C. AN ORDINANCE AMENDING THE FISCAL YEAR 2023/2024 BUDGET
ORDINANCE 2023-24 TO CREATE A DEPUTY DIRECTOR POSITION
FOR THE MT. JULIET PARKS DEPARTMENT AND TRANSFER
FUNDS FOR THE SALARY**

0603

Sponsors: Jennifer Milele, Ray Justice

Attachments: [2024 - Amd Budget to add Parks Dept Deputy Director
Ex Summary Asst Parks Director Position](#)

A motion was made by Trivett, seconded by Justice, that this Ordinance be recommended for approval to the Board of Commissioners on meeting date of 4/8/24.

The motion carried by the following vote:

RESULT: RECOMMENDED FOR APPROVAL

MOVER: Bill Trivett

SECONDER: Ray Justice

Aye: Trivett, Maness, Milele, Justice, and Hefner

**12.E. AN ORDINANCE TO DEFINE THE PROCEDURE FOR PROPOSING
CHARTER AMENDMENTS**

0605

Sponsors: James Maness

Attachments: [Define Procedures for passing a Charter Amendment v1](#)

Discussion was held.

Motion made by Commissioner Justice to defer for one meeting for an attorney generals opinion, 2nd by Commissioner Hefner.

Vote on deferral for one meeting:

Yea: Justice, Hefner

Nay: Milele, Maness, Trivett

Discussion was held.

A motion was made by Maness, seconded by Milele, that this Ordinance be recommended for approval to the Board of Commissioners, on meeting date of 4/8/2024. The motion carried by the following vote:

RESULT: RECOMMENDED FOR APPROVAL

MOVER: James Maness

SECONDER: Jennifer Milele

Aye: Trivett, Maness, and Milele

Nay: Justice, and Hefner

**12.D. AN ORDINANCE AMENDING THE FISCAL YEAR 2023/2024 BUDGET
ORDINANCE 2023-24 TO TRANSFER FUNDS FOR LEGAL FEES
FROM THE FINANCE DEPARTMENT TO THE EXECUTIVE
DEPARTMENT**

0604

Sponsors: City Manager Kenny Martin

Attachments: [2024- Amend 23-24 budget for Legal Fees](#)

Discussion was held.

A motion was made by Maness, seconded by Trivett, that this Ordinance be recommended for approval to the Board of Commissioners, on meeting date of 4/8/2024. The motion carried by the following vote:

RESULT: RECOMMENDED FOR APPROVAL

MOVER: James Maness

SECONDER: Bill Trivett

Aye: Trivett, Maness, Justice, and Hefner

Nay: Milele

13. New Business Consent Agenda Items:

**13.A. RESOLUTION APPROVING A SUPPLEMENT TO AN AGREEMENT
BETWEEN THE CITY OF MT. JULIET, TENNESSEE AND WSP USA,
INC. FOR THE DESIGN OF THE OLD LEBANON DIRT ROAD
WIDENING PROJECT AND AUTHORIZING THE MAYOR TO SIGN
THE AGREEMENT**

0590

Sponsors: City Manager Kenny Martin

Attachments: [2024-03-25, OLDR Widening Consultant Contract Supplement #6 Resolution](#)
[2024-03-25, OLDR Widening Consultant Contract Supplement #6 Exec Summary](#)
[WSP Scope and Fee Old Lebanon Dirt Road 2024-02-26](#)

A motion was made by Milele, seconded by Trivett, that this Resolution be adopted. The motion carried by the following vote:

RESULT: ADOPTED

MOVER: Jennifer Milele

SECONDER: Bill Trivett

Aye: Trivett, Maness, Milele, Justice, and Hefner

Enactment No: 18-2024

13.B. RESOLUTION APPROVING AGREEMENTS BY THE CITY OF MT. JULIET, TENNESSEE FOR ON-CALL DEBRIS REMOVAL/DISPOSAL AND DEBRIS MONITORING SERVICES AND AUTHORIZING THE MAYOR TO SIGN THE AGREEMENTS

0601

Sponsors: Kenneth Martin

Attachments: [2024-03-25, On-call Debris Removal & Monitoring Resolution](#)
[2024-03-25, On-call Debris Removal & Monitoring Exec Summary](#)
[Aftermath Contract - Disaster Debris Clearance Recoval and Disposal Services](#)
[GGMC Agreement for Debris Monitoring](#)

A motion was made by Justice, seconded by Trivett, that this Resolution be adopted.
The motion carried by the following vote:

RESULT: ADOPTED

MOVER: Ray Justice

SECONDER: Bill Trivett

Aye: Trivett, Maness, Milele, Justice, and Hefner
Enactment No: 19-2024

14. Resolutions

**14.A. A RESOLUTION APPROVING THE SALES AGREEMENT
FOR THE CITY OF MT. JULIET TO SELL
APPROXIMATELY 29.7 ACRES OF LAND IDENTIFIED AS
MAP 054 PARCEL 08203 (TOMLINSON PROPERTY)
LOCATED IN THE CITY OF MT. JULIET WILSON
COUNTY, TN AND AUTHORIZING THE CITY MANAGER
TO SIGN THE AGREEMENT**

0531

Sponsors: City Manager Kenny Martin

Attachments: [2024- Approve the sale of Beckwith Rd Prop - Toll Brothers
Exhibit A Toll Brother
Tomlinson Point - City AOS \(CMJ clean 3-20-24\)](#)

Discussion was held.

Motion made by Commissioner Justice to amend the sales price to \$1 million dollars, 2nd by Commissioner Milele.

Vote on amendment of \$1 million dollars sales price:
Vote Yea: Unanimous - 1st Amendment

Discussion was held.

Vice Mayor Trivett made a motion for a 30 day deferral, Motion fails for lack of 2nd.

Discussion was held.

A motion was made by Justice, seconded by Trivett, that this Resolution be adopted. The motion carried by the following vote:

RESULT: ADOPTED

MOVER: Ray Justice

SECONDER: Bill Trivett

Aye: Maness, Milele, Justice, and Hefner

Nay: Trivett

Enactment No: 20-2024

14.B.**INITIAL BOND RESOLUTION****0602**

Sponsors: City Manager Kenny Martin

Attachments: [ABB Mt Juliet 2024 Initial Resolution -Combined \(002\) \(244931081.1\)](#)

Discussion was held.

A motion was made by Milele, seconded by Justice, that this Resolution be adopted. The motion carried by the following vote:

RESULT: ADOPTED

MOVER: Jennifer Milele

SECONDER: Ray Justice

Aye: Trivett, Maness, Milele, Justice, and Hefner
Enactment No: 21-2024

15. Adjournment

8:42 pm