



**Town of Mason
Mayor & Board of Alderman
Board Meeting Minutes
Monday March 18, 2024, 6:33PM**

CALL TO ORDER: Mayor Eddie Noeman

OPENING PRAYER: Vice Mayor Carolyn Catron

ROLL CALL: Mayor Eddie Noeman, Vice Mayor Carolyn Catron, Alderman Celia Chastain, Alderman Virginia Rivers, Alderman Alethea Harris, Alderman Mary Mason, and Town Recorder Lureatha Harris (Alderman Shate' Toliver was absent)

OTHERS IN ATTENDANCE: Norma Davis, Office Manager; Ronda & Cortez Hughey, Financial Consultants; Elaine Allen, IT Consultant; Benitra Harvey, IT Consultant; Rick Jewell, Chief of Police; Lt. Marvin Norfolk MPD; and Tanner Jenkins, Fire Chief

VISITORS: Sylvester Harvey, April Patton, Tony Sneed, Michael Apperson, Javanha Davis, Zach Brazelton, Barbara Mitchell, Wynde Ross, Ethan Whitley, Evan Romo, and Jeff Perry

Adoption of the Mayor and Board of Alderman Board Meeting Minutes of February 26, 2024
Alderman Mason made a motion to adopt the Board Meeting Minutes of February 26, 2024, and the motion was 2nd by Alderman Harris: vote passed 4-2 (Alderman Rivers and Alderman Chastain voted no) (Mayor Noeman was included in the vote as yes)

Adoption of the Finance Committee Meeting Minutes of March 14, 2024
Vice Mayor Catron made a motion to adopt the Finance Committee Meeting Minutes of March 14, 2024 and the motion was 2nd by Alderman Mason: vote passed 4-2 (Alderman Rivers and Alderman Chastain voted no) (Mayor Noeman was included in the vote as yes)

Alderman Rivers requested a date change on the Agenda for the Finance Committee Meeting Minutes to reflect as March 14, 2024, opposed to March 16, 2024. Ms. Lureatha Harris will make the correction.

OLD BUSINESS:

NEW BUSINESS:

- **Property Located at 12224 Main Street (Old Police Department) Mrs. Wynde Ross**

Alderman Harris made a motion to accept thirty-five thousand dollars (\$35k) for the sale of the abandoned property located at 12224 Main St. from Wynde and Kevin Ross, and the motion was 2nd by Alderman Chastain: vote passed 5-0



- **Sanitation Fees for Commercial Dumpsters**

Ms. Lureatha Harris presented the sanitation fees for the commercial dumpsters for bi-weekly versus weekly services. Ms. Lureatha will reach out to Ms. Joyner at Waste-Pro for clarity regarding the fees, and service pick-up schedules.

- **ROBO Call Contract**

Ms. Davis will get with Alderman Chastain to investigate a little deeper regarding the fees for the ROBO calls. Ms. Davis will contact Ms. Mruzeczek with IVR Technology to offset the contract due by March 29th 2024.

- **Consideration of Revisions to the R-3 Residential District and other Textual Changes to the Mason Zoning Ordinance (Article 5 Section 3)**

Staff recommends amending these regulations to allow for the differences between Single Family and Multi Family Housing. The recommendation would be for the Textual Change in R-3 Zoning to show as the minimum required lot area -Single Family Detached -5,600 square feet (Other Permitted Uses: 10,000 square feet plus an additional 2500 square feet per additional dwelling unit.

Minimum required lot width at the building line (Single Family Detached 50 feet and Other Permitted uses 60 feet

Article 5 Section 16- Procedures and Requirements for Site Plan Review

The owner or developer shall submit four (4) copies of the proposed site plan to the Town Planner/Building Inspector thirty (30) days prior to the regular meeting date of the Planning Commission or Board of Zoning Appeals, whichever is applicable.

Alderman Harris made a motion to accept the **first reading** of the consideration of revisions to the R-3 Residential District and other Textual Changes to the Mason Zoning Ordinance (Article 5 Section 3) This includes Article 5 Section 16- Procedures and Requirements for Site Plan Review, and the motion was 2nd by Alderman Mason: vote passed 5-0

City Attorney: Terry Clayton, Esq. City Attorney (absent)

Mayor Noeman reported that the Mitchell case with Barnett Restoration is still in court.

Economic & Community Development and Office Manager

Norma Davis, Office Manager

Alderman Harris made a motion to accept the Economic & Community Development Report, and the motion was 2nd by Vice Mayor Catron: vote passed 5-0

HR Department

Norma Davis, HR

Ms. Davis reported that Mrs. Shanika Reliford resigned as the billing specialist on March 14, 2024.



Alderman Mason made a motion to accept the HR Department Report, and the motion was 2nd by Vice Mayor Catron: vote passed 5-0

Finance and Administration Department

Ronda & Cortez Hughey Financial Consultants

No report was received from the Finance and Administration Department, the report was voted on March 14, 2024.

Alderman Harris recommended postponing information that was received from Rural Connect for the ground lease agreement. This information was presented just before the Board Meeting.

Fire Department

Tanner Jenkins, Fire Chief

Chief Jenkins reported that the bids will be relisted for the fire trucks. Vice Mayor Catron made a motion to accept the Fire Department Report, and the motion was 2nd by Alderman Chastain: vote passed 5-0 Chief Jenkins mentioned that he had a positive meeting with Mayor Noeman to recruit and retain volunteers for the Fire Department.

Parks & Public Works Department

Alliance

Evan Romo, with Alliance presented the Public Works Department Report issuing handouts to Mayor Noeman and the Board. Mr. Romo reported a lack of functioning valves, and installing valves during the crisis with the water.

Memorandum presented by Alliance on February 25, 2024

Fluoride is not a required chemical addition to water treatment. There are strict requirements regarding fluoride feeding and reporting. It is our recommendation that the council vote on whether they wish to continue feeding fluoride as part of water treatment. We would recommend removing fluoride from the treatment plan. We feel it is an unnecessary cost to the city and an unnecessary risk regarding TDEC violations.

Mr. Evans brought up the concern that fluoride don't serve a treatment purpose, however the Board informed Mr. Evans that they approved **not accepting** the removal of fluoride from the water treatment plan.

Gas Certifications

Alderman Rivers and Alderman Chastain had concerns regarding gas certifications for state requirements. Mr. Evans will seek clarification from the gas inspector Michael Lyndsey, regarding the gas certifications. Mayor Noeman informed the Board that he will get with Mr. Lyndsey also regarding the gas certifications. Mayor Noeman reported that the gas contract is covered with Andy Sullivan and Alliance.

Alderman Rivers voiced concerns of paying two (2) people for the same service. Mr. Romo said there were no charges until they received the current invoice.

Alderman Harris made a motion to accept the Public Works Department Report, and the motion was 2nd by Vice Mayor Catron: vote passed 4-2 (Alderman Rivers and Alderman Chastain voted no) (Mayor Noeman was included in the vote)



Police Department

Chief Richard Jewell

Wage Increases for the Mason Police Department

Mayor Noeman, the Board, and the Finance Department suggest setting up a meeting to review the budget for wage increases. Alderman Harris made a motion to accept the Police Department Report, and the motion was 2nd by Alderman Catron: vote passed 5-0

Mayor Noeman is requesting that all Board Members have (2 minutes to speak) and recognize one another by their titles

CONSTITUENTS/CONCERNS: (2 minutes)

Mrs. Javanha Davis suggested charging fees for littering, and voiced concerns of cars and individuals fighting in her driveway in the late morning hours, leaving behind beer bottles and litter.

Mayor Noeman said that he would contact MTAS regarding a noise ordinance.

Mr. Sylvester Harvey is requesting that his sanitation canister be placed back where it belongs when dumping his garbage opposed to blocking the driveway. Ms. Lureatha Harris will contact Waste-Pro again regarding the issue which was previously reported.

Mr. Zach Brazelton had a concern about drinking the water. Mayor Noeman said reports are submitted to the state monthly regarding the water.

Mayor's Period:

ANNOUNCEMENTS:

CLOSING PRAYER: Alderman Rivers

MOTION TO ADJOURN: Vice Mayor Catron made a motion to adjourn the meeting, and the motion was 2nd by Alderman Chastain: vote passed 5-0 (Meeting adjourned at 8:40PM)

Eddie Noeman, Mayor

Date

Lureatha Harris, Town Recorder