

UNOFFICIAL MINUTES OF THE JEFFERSON COUNTY BOARD OF COMMISSIONERS

**Disclaimer-This document represents the "unofficial" minutes of the Jefferson County Board of Commissioners. At this point it is a working document and does not become official until the Board approves the minutes at a subsequent meeting. It is to be used for informational purposes only.*

The Jefferson County Board of Commissioners convened in a special work session on Monday October 13th at 11:00 a.m. to discuss the petition of Lakewood Hills to become a third class city. Present were Commissioners, Richard Malm, Lynn Luck, Wayne Ledbetter, Josh Ney, County Counselor and County Clerk, Linda M Buttron. Others present were Delia Heston, Register of Deeds; Carole Hendrix representing the Fairview Township Board; John Bryant, Lakewood Hills Board of Directors; Sheriff Jeff Herrig, Shoeb Uddin, Engineer, Jim Cain-resident, Melissa Hatfield Lakewood Hills Board member and Angela McCrory, resident.

Josh stated that the purpose of the work session is to set a date for a hearing and to discuss the process for the County Commissioners in considering the petition. He reviewed the statutory requirements for consideration of the petition. Delia Heston, Register of Deeds asked the Board to take into consideration if the current subdivision would be annexed into the city or will the plat of subdivision be changed? John indicated that the current plat of subdivision would become the boundaries of the new city. The Commissioners asked how the current bond debt for the sewer project would be handled if the district became a city. John indicated that staff from USDA Rural Development said that the city could absorb the debt of the improvement district. John also said that it is his understanding that the special assessments currently imposed for Sewer and Road Improvements can remain as special assessments if they were to become a city. However special assessments used for general fund expenses would have to be assessed as "Advalorem" taxes which would most likely require an increase in the mill levy. Carole Hendrix representing Fairview Township and Fire District #6 asked that the group come to the November 10th township board meeting to discuss fire protection if a city is formed. Sheriff Jeff Herrig stated that he would not leave Lakewood Hills "high and dry" but would treat the city as they do the City of Ozawkie with regard to law enforcement services. Wayne asked about the motivation to go through the process when it appears that no real change in services would occur. John stated that the driving force behind the request is to find debt relief for the four (4) bonds they have for sewer improvements and to strengthen their position to receive CDBG grants for road improvements. When they were turned down twice for a CDBG Grant, USDA Rural Development staff and Congresswoman Lynn Jenkins suggested they become a third class city to strengthen their score for obtaining the grant. Jim Cain addressed his concerns regarding how the projects would be funded as time goes on. The district wants to improve 5.5 miles of road. The district has 750 lots with 139 homes. Wayne reviewed the statutory factors that need to be considered for a decision. The Board asked that they have a meeting of residents and provide them information about costs and impacts of becoming a city and that they retain legal counsel to help them through the process. Lynn asked if they plan to annex property adjoining the subdivision. John stated that annexing

property was not a consideration. The Board set November 19th at 7:00 p.m. in the Jefferson County Courthouse Courtroom for a public hearing on the issue.

The Jefferson County Board of Commissioners convened in regular session on Monday October 13th at 1:00 p.m. Present were Commissioners, Richard Malm, Lynn Luck, Wayne Ledbetter, Josh Ney, County Counselor and County Clerk, Linda M Buttron.

Vouchers were reviewed and approved by the Counselor and the Board. Lynn moved that the minutes of October 6 be approved as presented. Wayne seconded. All voted in favor of the motion.

Bill Noll, Public Works Administrator met with the Board. The Board signed a right of way permit for a utility company. Bill reported that he met with David Taylor regarding a property swap between his property and the County. David requested that the county pay for ½ of the survey and ½ of the fencing in the swap. The Board agreed that the request was agreeable. Bill reported that a culvert replacement on 118th street is scheduled for next week.

Mike Baxter, Emergency Management Director met with the Board. Mike discussed Resolution 2012-010 with regard to authorization of red lights and sirens for emergency vehicles in the County. Mike stated that he was made aware that there are individuals in the County with lights and sirens on their vehicles without the required permits from the Commissioners. Mike asked about enforcing the resolution. The Board discussed the issue and stated that law enforcement would need to enforce the resolution. Wayne suggested drafting a letter to the fire chiefs reminding them of the requirements for permitting. Josh will draft a letter for the Board to send. Mike asked that the Board consider amending the application process to require that an applicant must have taken a defensive driving or emergency vehicle operating class within twelve (12) months of their application. Richard also discussed requiring a document showing that a mechanic is certified to inspect the vehicles. Mike suggested that the applicant be required to provide proof of insurance every six months (or as insurance premiums are paid) to ensure that the extra coverage required for a permit is continued throughout the life of the permit. Richard moved that the changes be approved as recommended. Lynn seconded. All voted in favor of the motion.

Wayne asked Linda about the open enrollment process for the 2015 employee benefit year. Linda stated that the process conducted by Benefits Direct went smoothly and all but one enrollment is completed.

Josh discussed the 2015 tax sale and presented a resolution to the Board for consideration. The Board discussed procedures for this and future tax sales. Richard moved that Resolution 2014-021 directing the initiation and prosecution of the 2015 tax foreclosure sale be approved. Wayne seconded. All voted in favor of the motion.

Sam Henderson, Planning & Zoning met with the Board to present zoning cases to the Board for consideration.

DP2014/01 to consider a development plan amendment to CU2013/01 to allow for additional commercial uses and signage at the request of the David P. Taylor Trust. Lynn moved that the request be approved with the following conditions; signage shall conform to commercial regulations but be limited to 1000 square feet of signage and allow portable signs within those limitations. Commercial events without a special events permit shall be limited to 150 or fewer guests. Wayne seconded. All voted in favor of the motion.

DP2014/02 to consider a development plan amendment to CU2013/05 to allow for additional commercial uses as the request of Eugene Dick. Wayne moved that DP2014/02 be approved with the conditions proposed by the Planning Commission. Conditions being; limit used tires stored at the site to fewer than 500 at any time per State regulation, used tires shall be stored within a fence or building so that they are not visible, and used tires shall be picked up on a monthly basis at the minimum. Lynn seconded. All voted in favor of the motion.

PR2014/12 and Z2014/02 to consider a final plat of the Thompson's Corner Subdivision and Rezoning of Lots 1 and 2 to the "SR" Suburban Residential district at the request of Patrick Thompson. Patrick was present for the discussion. Lynn moved that the requests PR2014/12 and Z2014/02 be approved as presented. Wayne seconded. All voted in favor of the motion.

PR2014/13 to consider a final plat of the Cottonwood Acres Subdivision at the request of Jonathan Coblentz. Jonathan was present for the discussion. Richard moved that PR2014/13 be approved as presented. Lynn seconded. All voted in favor of the motion.

Josh discussed requests to vacate a utility easement in Lake Ridge Estates and to vacate an alley in the unincorporated town of Dunavant. Richard moved that the board accept the petition of Crista Burk to vacate an alley in Dunavant and set the hearing for Nov 10 at 1:30. Wayne seconded. All voted in favor of the motion. Wayne moved that the petition of Chad Wells to vacate a public utility easement in Lake Ridge Estates be accepted and the hearing set for November 10 at 1:45 p.m. Richard seconded. All voted in favor of the motion.

There being no further business to come before the Board they adjourned to meet in regular session on October 20, 2014.