

**MINUTES OF THE FIRST REGULAR FEBRUARY 2011 MEETING OF THE
MAYOR AND BOARD OF ALDERMEN OF THE
CITY OF RIDGELAND, MISSISSIPPI
FEBRUARY 1, 2011
6:00 P.M.**

The Mayor called the first regular February 2011 meeting of the Mayor and Board of Aldermen to order. Present were Mayor Gene F. McGee, Alderman Gerald Steen, Alderman Ken Heard, Alderman Chuck Gautier, Alderman Kevin Holder, Alderman Brian Ramsey, Alderman Scott Jones, Alderman Wesley Hamlin, City Clerk David Overby, and City Attorney James Gabriel. The meeting opened with an invocation and the Pledge of Allegiance.

The first order of business was the matter of accepting the minutes from the January 4, 2011 and the January 18, 2011 meetings of the Mayor and Board of Aldermen. The minutes were accepted with no corrections.

CONSENT AGENDA

There next came for consideration the matter of the items set out on the Consent Agenda. Alderman Jones moved to approve the following Consent Agenda.

- (a) Final Plat/Greenwood Plantation Part III-Community Development, Public Works-Order attached hereto as Exhibit "A"
- (b) Consider Redesigned Image meeting Minimum Allowances for Trade Dressing in Northpark Overlay District (Popeye's)-Community Development-Order attached hereto as Exhibit "B"
- (c) General Obligation Bonds, Series 2011
 - i. Adopt Engagement Resolution
 - ii. Adopt Intent ResolutionOrder attached hereto as Exhibit "C"
- (d) Request Approval of Special Event Permit Application for Natchez Trace Century Ride (Ridgeland Recreation & Parks)-Police-Order attached hereto as Exhibit "D"
- (e) Request Approval of DEQ Requisition #12, Pay Request #10 for White Oak Creek Sewer Project-Public Works-Order attached hereto as Exhibit "E"
- (f) Request Approval of CDBG Requisition #20, Pay Request #7 for Western Water System Improvements, Phase I Water Mains-Public Works-Order attached hereto as Exhibit "F"
- (g) Request Approval of Change Order #5 for Western Water System Improvements, Phase I Water Mains (Blurton, Banks & Associates)-Public Works-Order attached hereto as Exhibit "G"
- (h) Request Authorization to Renew Roadside Maintenance Contract (Smith Lawns)-Public Works-Order attached hereto as Exhibit "H"
- (i) Request Authorization to Renew Highland Colony Parkway Landscape Maintenance Contract (Smith Lawns)-Public Works-Order attached hereto as Exhibit "I"
- (j) Budget Transfer/Replace Asphalt at Wolcott Quad with Sidewalks, Grass, Other Improvements-Parks-Order attached hereto as Exhibit "J"

The Motion was seconded by Alderman Steen and a vote was taken thereon as follows:

Alderman Steen	Aye
Alderman Heard	Aye
Alderman Gautier	Aye
Alderman Holder	Aye
Alderman Ramsey	Aye
Alderman Jones	Aye
Alderman Hamlin	Aye

The Mayor then declared the Motion carried.

PAYMENT OF CLAIMS

There next came for consideration the matter of payment of claims. Alderman Jones moved that claim numbers 90721-90958 with the exception of claim numbers 90804-90813 (Fuelman of MS) on claims docket dated January 27, 2011 be paid.

The Motion was seconded by Alderman Heard and a vote was taken thereon as follows:

Alderman Steen	Aye
Alderman Heard	Aye
Alderman Gautier	Aye
Alderman Holder	Aye
Alderman Ramsey	Aye
Alderman Jones	Aye
Alderman Hamlin	Aye

The Mayor then declared the Motion carried.

Alderman Steen recused himself and left the boardroom to avoid any perception of impropriety.

Alderman Ramsey moved that claim numbers 90804-90813 (Fuelman of MS) on claims docket dated January 27, 2011.

The Motion was seconded by Alderman Holder and a vote was taken thereon as follows:

Alderman Steen	Absent
Alderman Heard	Aye
Alderman Gautier	Aye
Alderman Holder	Aye
Alderman Ramsey	Aye
Alderman Jones	Aye
Alderman Hamlin	Aye

The Mayor then declared the Motion carried.

Alderman Steen returned to the meeting.

EXECUTIVE SESSION

Alderman Gautier moved that the meeting be closed to determine the necessity for an executive session.

The Motion was seconded by Alderman Ramsey and a vote was taken thereon as follows:

Alderman Steen	Aye
Alderman Heard	Aye
Alderman Gautier	Aye
Alderman Holder	Aye
Alderman Ramsey	Aye
Alderman Jones	Aye
Alderman Hamlin	Aye

The Mayor declared the Motion carried.

The meeting was closed and discussion followed regarding the necessity of going into executive session to discuss negotiation of real property and a matter of probable litigation.

Alderman Ramsey moved that the Mayor and Board of Aldermen go into executive session.

The Motion was seconded by Alderman Jones and a vote was taken thereon as follows:

Alderman Steen	Aye
Alderman Heard	Aye
Alderman Gautier	Aye
Alderman Holder	Aye
Alderman Ramsey	Aye
Alderman Jones	Aye
Alderman Hamlin	Aye

The Mayor declared the Motion carried.

The Mayor reopened the meeting and announced that, by unanimous vote, the Mayor and Board of Aldermen were going into executive session to discuss negotiation of real property and a matter of probable litigation.

The meeting was then closed and the Board went into executive session.

Woody Sample, the City's Acquisition Administrator, addressed the Mayor and Board regarding a request by Mr. Steve Terney, property owner, proposing revised compensation for the acquisition of a right of way, relocation of a light pole, and a temporary construction easement in Parcel 1 for the Lake Harbour Drive project. Mr. Terney's letter disclosed his compensable value of the land and included compensation, based on price quote, for the relocation of the parking lot light utilized by his long-term tenant. The owner's proposal of \$29,881.00 for revised compensation is \$6,731.00 above the appraisal-based compensation initially offered by the City. Copies of related documents are attached hereto as Exhibit "K".

After discussion, Alderman Steen moved to approve \$29,881.00 in just compensation to the property owner for further implementation of the Lake Harbour Drive project.

The Motion was seconded by Alderman Ramsey and a vote was taken thereon as follows:

Alderman Steen	Aye
Alderman Heard	Aye
Alderman Gautier	Aye
Alderman Holder	Aye
Alderman Ramsey	Aye
Alderman Jones	Aye
Alderman Hamlin	Aye

The Mayor declared the Motion carried.

Mr. Sample then provided the Mayor and Board an update regarding offers of compensation to property owners for easements across parcels 43, 45, 46, 47, and 50 of the White Oak Creek sewer project. Following notification of a decision by property owners to reject the revised offer, Mr. Sample recommended that the Board initiate legal action to secure the easements. Copies of related documents are attached hereto as Exhibit "L".

Alderman Gautier moved to approve Mr. Sample's recommendation to secure the easements through condemnation.

The Motion was seconded by Alderman Jones and a vote was taken thereon as follows:

Alderman Steen	Aye
Alderman Heard	Aye
Alderman Gautier	Aye
Alderman Holder	Aye

Alderman Ramsey	Aye
Alderman Jones	Aye
Alderman Hamlin	Aye

The Mayor declared the Motion carried.

Next, Mr. Sample presented information regarding just compensation for a permanent and temporary utility easement across Parcel 57, owned by Ms. Wilma Ammons, for White Oak Creek sewer project.

Alderman Steen moved to approve the City's offer of \$16,292.00 for the permanent and temporary utility easement and to provide a sewer connection for each manhole installed on Ms. Ammons' property. Copies of related documents are attached hereto as Exhibit "M".

The Motion was seconded by Alderman Holder and a vote was taken thereon as follows:

Alderman Steen	Aye
Alderman Heard	Aye
Alderman Gautier	Aye
Alderman Holder	Aye
Alderman Ramsey	Aye
Alderman Jones	Aye
Alderman Hamlin	Aye

The Mayor then declared the Motion carried.

Alderman Steen then moved that the Mayor and Board of Aldermen come out of executive session.

The Motion was seconded by Alderman Gautier and a vote was taken thereon as follows:

Alderman Steen	Aye
Alderman Heard	Aye
Alderman Gautier	Aye
Alderman Holder	Aye
Alderman Ramsey	Aye
Alderman Jones	Aye
Alderman Hamlin	Aye

The Mayor declared the Motion carried.

The meeting was reopened, whereupon, the Mayor informed the public of the action taken during executive session.

ADJOURNMENT

There being no further business before the Mayor and Board of Aldermen, the Mayor declared the first regular February 2011 meeting adjourned.