

**REGULAR MEETING  
SEPTEMBER 26, 2006**

A Regular Meeting of the Mayor and Board of Aldermen of the City of Natchez, Mississippi, was held in the City Council Chamber at 6:00 p.m. on Tuesday, September 26, 2006. Mayor Phillip C. West presided at the meeting, which was opened with prayer by Reverend Charles Bartley of Bonner AME Church.

MAYOR & BOARD PRESENT	ELECTED OFFICIALS ABSENT	CITY OFFICIALS & DEPARTMENT HEADS
<b>Phillip C. West</b> Mayor  <b>Joyce Arceneaux-Mathis</b> Alderman, Ward 1  <b>J. "Ricky" Gray, Jr.</b> Alderman, Ward 2  <b>Bob Pollard</b> Alderman, Ward 3  <b>David Massey</b> Alderman, Ward 5  <b>Jake Middleton</b> Alderman, Ward 6	<b>Theodore West</b> Alderman, Ward 4	Donnie Holloway, City Clerk Everett Sanders, City Attorney Darlene D. Williams, Dep. City Clerk Sabrena Bartley, Senior Citizen Director Brett Brinegar, Grants Coordinator Paul Dawes, Inspection Department Billie Joe Frazier, Police Department Rick Freeman, Traffic Department Patricia Gibson, Personnel Director David Gardner, Engineer/Superintendent Temple Hendricks, Mayors Secretary Walter Huston, Planning Department Paul Johnson, Fire Chief Darlene F. Jones, Comm Dev. Director Willie B. Jones, Code Enforcement Off. Anita Smith, Code Enforcement Officer Eric Smith, Public Works Administrator Ralph Tedder, Recreation Director Walter Tipton, Convention Center Wilbert Whitley, Recreation Dept. Natchez Democrat Bruce Video

**MINUTES APPROVED**

A motion was made by Alderman Massey to dispense with the reading of the minutes of the regular meeting of September 12, 2006 and approve as submitted. The motion was seconded by Alderman Middleton. The motion carried unanimously.

A motion was made by Alderman Massey to dispense with the reading of the minutes of the Budget Hearing of September 14, 2006 and approve as submitted. The motion was seconded by Alderman Pollard. The motion carried unanimously.

A motion was made by Alderman Pollard to dispense with the reading of the minutes of the

recessed meeting of September 18, 2006 and approve as submitted. The motion was seconded by Alderman Massey. The motion carried unanimously.

## **BID RECOMMENDATIONS**

Mayor West requested comments from David Gardner, Water Superintendent/City Engineer regarding the bids received on September 12, 2006 for materials and services.

Mr. Gardner said on September 12, 2006 bids were received for various city services and materials for Public Works and Water Works. He said the bids were analyzed and he would like to make a recommendation to the board to accept the low bidder on all materials and services.

Mr. Gardner said the bids were tabulated and a copy submitted as part of the minutes.

Mayor West requested comments.

**A motion was made by Alderman Massey and seconded by Alderman Pollard to accept the low and best bids on all materials and services for the City of Natchez Public Works & Nat Water Works Departments for a six (6) month period beginning October 1, 2006 and ending March 31, 2007. The motion carried unanimously.**

ATTACHMENT

## **VISITORS WELCOMED**

Mayor West welcomed all visitors to the meeting.

## **UNFINISHED BUSINESS**

None

## **DEPARTMENT HEAD REPORTS**

### **INSPECTION DEPARTMENT, Paul Dawes, Building Official**

Mr. Dawes presented the Inspection Department monthly report for August, 2006.

ATTACHMENT

### **RECREATION DEPARTMENT, Ralph Tedder, Director**

Mr. Tedder presented the following request approved by the Natchez Recreation Council for the Rate Increases for the Duncan Park Golf Course, effective October 1, 2006.

Current Rates

Proposed Rates

	(Week Day Rates)	Twilight 9 hole rate	(Week Day Rates)	Twilight 9 hole
<b>rate</b>				
ADULT.....	\$ 13.00		\$ 9.00	\$ 14.00
		\$ 10.00		
SENIORS..(62+).....	\$ 10.00		\$ 7.00	\$ 11.00
	\$ 8.00			
JUNIORS (18 & Under).....	\$ 4.00	\$ 3.00	\$ 4.00	\$ 3.00
		Twilight 9 hole rate	(Week End /Holiday Rates)	Twilight 9 hole
<b>rate</b>				
ADULT.....	\$ 16.00	\$ 10.00	\$ 17.00	\$
11.00				
JUNIOR .....	\$ 7.00	\$ 4.00	\$ 7.00	\$
4.00				

**CART FEES :** (Must Have A Valid Drivers License To Operate Golf Cart.)

	<u>Current Rates</u>		<u>Proposed Rates</u>	
	18-HOLES	9-HOLES	18-HOLES	9-
<b>HOLES</b>				
Rider	\$11.00 / Rider	\$ 7.00 / Rider	\$12.00 / Rider	\$ 8.00 /

	<u>Current Rates</u>		<u>Proposed Rates</u>	
<b>Fall Season 3 month Membership</b>				
(Oct - Dec)	Adult .....	\$ 175		\$ 200
	Senior (62+).....	\$ 125		\$ 150
	Junior (18 & under).....	\$ 25		\$ 25
<b>Winter Season 3 month Membership</b>				
(Jan - Mar)	Adult .....	\$ 175		\$ 200
	Senior (62+).....	\$ 125		\$ 150
	Junior (18 & under).....	\$ 25		\$ 25
<b>Spring Season 3 month Membership</b>				
(Apr - June)	Adult .....	\$ 175		\$ 200
	Senior (62+).....	\$ 125		\$ 150
	Junior (18 & under).....	\$ 25		\$ 25
<b>Summer Season 3 month Membership</b>				
(July - Sept)	Adult .....	\$ 175		\$ 200
	Senior (62+).....	\$ 125		\$ 150
	Junior (18 & under).....	\$ 25		\$ 25

	<u>Current Rates</u>	<u>Proposed Rates</u>
<b>RANGE BALLS.....</b>	\$ 3.00 / bag	\$ 4.00/ bag

**Specials Update**

Replace the Monday - Thursday 1/2 price green fees before noon special and the 1/2 price Tuesday Ladies Day Special; with a new **Tuesday Only 1/2 Price Green Fees before Noon Special for both Men and Women**, effective October 1, 2006.

TO: The Mayor and Board of Aldermen  
FROM: Ralph Tedder, Recreation Department Director, Natchez Recreation Council  
RE: Request Approval of the Natchez Recreation Council's Rate Increases for the Duncan Park Golf Course effective October 1, 2006.  
DATE: August 29, 2006

At the September 26, 2006 Mayor and Board of Aldermen Meeting, we will be asking for approval of the *Natchez Recreation Council's* **Rate Increases for the Duncan Park Golf Course** effective October 1, 2006. The increase will be for a **\$ 1.00** increase on green fees, a **\$ 1.00** increase on Cart Rentals, and a **\$ 1.00** increase on Range Balls. Membership Rates will be increased **\$ 25 / three month quarter**. No increase is being accessed to Youth Rates.

### **Revision of Specials**

Replace the Monday - Thursday 1/2 price green fees before noon special and the 1/2 price Tuesday Ladies Day Special; with a new **Tuesday Only 1/2 Price Green Fees before Noon Special for both Men and Women**, effective October 1, 2006.

The 06/07 Duncan Park Golf Revenues are projected to be **\$ 524,000.**

The 06/07 Duncan Park Golf Expenses are projected to be **\$ 554,000.**

**Negative \$ 30,000 deficit**

The 05/06 Duncan Park Golf Revenues **\$ 457,581.**

The 05/06 Duncan Park Golf Expenses **\$ 509,967.**

**Negative \$ 52,386 deficit**

Mr. Tedder said the purpose of the Rate Increase is to produce \$ 30,000 of Golf Course Revenue, so that the golf course will not have to be subsidized with \$ 30,000 of Interfund Transfers. Mr. Tedder requested approval of the fee increase.

Mayor West requested comments.

**A motion was made by Alderman Middleton and seconded by Alderman Pollard to approve the rate increases for the Duncan Park Golf Course effective October 1, 2006 as presented. The motion carried unanimously.**

### **FIRE DEPARTMENT, Paul Johnson, Fire Chief**

Chief Johnson announced that the annual Natchez Fire Fighters Association Benefit will be held on

Saturday, October 14, 2006. Chief Johnson said this year the menu will be fried fish instead of Bar-B-Que. He said the proceeds from the event will benefit former firefighter, Mike Weathersby who was diagnosed with cancer. Chief Johnson said the Board of Aldermen and the community have always supported this benefit and he is looking forward to the event. He said tickets are available from any firefighter and the cost is \$6.00.

## **CITY OFFICIALS' REPORTS (ALDERMEN)**

### **ALDERMAN MIDDLETON**

**NO REPORT**

### **ALDERMAN MASSEY**

**NO REPORT**

### **ALDERMAN POLLARD**

**NO REPORT**

### **ALDERMAN GRAY**

Alderman Gray requested comments from Mr. Dawes regarding the Grant Street property that is abandoned and electrical service is being provided via an extension cord from the adjacent property. Alderman Gray said there are several properties in Ward 2 that should be addressed by the Building Official.

Mr. Dawes said he will address the complaint.

Alderman Gray asked Mr. Dawes to also check #6 Laird Street for similar concerns, abandoned and opened structures. Alderman Gray said he attended the West Stiers Lane Neighborhood Association meeting and they provided him with a list of concerns that should be addressed in regard to grass violations and abandoned properties. Alderman Gray said he will give the information to the appropriate department.

Mayor West asked that Mr. Huston make a note of the properties Alderman Gray submitted complaints on.

Alderman Gray said he contacted Mr. Dawes about a structure being built on Hampton Court. He said the trees were cut down and dirt moved and now there is no activity of a house being built. Alderman Gray said the grass is now overgrown and he asked the Code Enforcement Officer to research the situation and contact the property owner regarding the grass violation.

Alderman Gray said he received calls regarding the dips and bumps along Martin L. King Jr. Street between Gayosa Street and George F. West Blvd. He said the bad spots in the street are causing damage to vehicles and may cause serious accidents because the drivers are trying to dodge the spots.

Alderman Gray said he had thirty (30) photographs of sites with grass violations that he discussed with the Code Enforcement Officer. Alderman Gray requested clarification from the City Attorney regarding the procedures for violations and why the process should take such a long time.

Alderman Massey requested permission to address the concern.

Mayor West recognized Alderman Massey.

Alderman Massey said he discussed the situation regarding procedures with Mr. Ivey and the process should be streamlined. Alderman Massey said he was told that in order to have a lot cut the property owner has to be notified by certified mail and given ten (10) days to respond, if the lot is not cut the case goes to municipal court for an affidavit for an additional thirty (30) days which usually adds up to approximately 45 days or more. He said within the time frame of the summer the lot may be cut once or twice. Alderman Massey said the process should be reviewed.

Mayor West asked Attorney Sanders to provide a report at the next scheduled meeting regarding the proper procedures for addressing violations of grass, abandoned houses and vehicles.

Alderman Gray said there were several orders approved by the board to be cut by Public Works and they have not been cut.

Mr. Smith said he did not receive the last work orders from the Planning Department, therefore they could not be added to the list.

Alderman Gray asked Mr. Huston to provide Mr. Smith with a copy of the approved orders to be added to the list to be cut.

Alderman Gray requested a speed bump to be placed on Daisy Street. He noted that the micro seal on Wilson Lane has cracked down the center of the street and should be reviewed by the Public Works Department or Engineering.

Alderman Gray said the residents of West Stiers Lane contacted him about the location of the speed bump that was installed. He said it was installed in a very dangerous place and should be relocated. Alderman Gray asked Mr. Smith to review the area and contact him with the findings.

Alderman Gray requested an update on the guard rail to be placed at 278 West Stiers Lane.

Mr. Smith said the materials were ordered and the guard rail will be installed as authorized.

Alderman Gray said the West Stiers Lane Neighborhood Association is concerned with the abandoned houses and the grass situation throughout the area. He said there is a Blight Ordinance in place and the Inspection Department and Planning Department should review the areas and contact the property owners to have something done to the property.

Alderman Gray requested an update on the Russell property from Mr. Smith, Public Works.

Mr. Smith said the department is aware of the situation.

Alderman Gray requested an update from Mr. Gardner regarding the approved work order changes to the Minor Street Project.

Mr. Gardner said he was waiting on the Surety Company to provide the necessary paperwork. He said the contractors have been authorized to complete the request, the holdup is the paperwork.

Alderman Gray asked if Camo Construction was paid in full for the Minor Street Project. He asked that the final payments are held until the project is complete.

Mr. Gardner said the construction company was not paid in full.

Alderman Gray recommended that if a company is working on one project for the city it should not be allowed to bid on a second project until they have completed the first project.

Alderman Gray thanked his constituents for their support and read a bible verse.

#### **ALDERWOMAN ARCENEUX-MATHIS**

Alderwoman Arceneux-Mathis said she was nervous about the CDBG Grant for Zoa Street. She asked if the check was received in the amount \$200,000.

Mayor West said the city did not receive a check.

Alderwoman Arceneux-Mathis said she contacted the Administrator, Mr. James Curtis Smith who had to reorganize the budget. Alderwoman Arceneux-Mathis said she received correspondence from Mr. Smith stating that the information was submitted to the Mississippi Development Authority for review. Alderwoman Arceneux-Mathis said the City of Natchez should receive a check prior to the next scheduled meeting so the work can be started.

Mayor West said he was not sure there would be a check, but he was familiar with the correspondence. He said there should be a letter indicating approval of the grant.

Ms. Brinigar said a check would not be issued in the amount of \$200,000, she noted that the contractor would be reimbursed for the work once it is in place.

Alderwoman Arceneux-Mathis said she did not want the end of the fiscal year to come and all information was not provided to the administrator for the grant.

#### **CITY CLERK'S REPORT, DONNIE HOLLOWAY**

Mr. Holloway requested authorization to reinvest the Service Debt Fund from a Money Market Account into a Federal Home Loan Bank with a yield of 5.38 percent.

Mayor West requested comments.

**A motion was made by Alderman Massey and seconded by Alderman Middleton to authorize the City Clerk to reinvest the Service Debt Fund from a Money Market Account to a Federal Home Loan Bank in the yield of 5.38 percent. The motion carried unanimously.**

#### **CITY ATTORNEY'S REPORT, EVERETT SANDERS**

**NO REPORT**

#### **MAYOR'S REPORT**

Mayor West asked the board to adopt the proclamation in support of October being designated Racial Reconciliation Month by Mission Mississippi. Mayor West read the proclamation.

**A motion was made by Alderman Gray and seconded by Alderwoman Arceneaux-Mathis to adopt the proclamation and designate October as Racial Reconciliation Month. The motion carried unanimously.**

#### **ATTACHMENT**

Mayor West requested comments on the reappointment of Duncan Morgan to the Natchez Housing Authority Board for an additional term.

Alderman Massey asked if Mr. Morgan was contacted and if he wanted to continue to serve.

Mayor West said he received a letter from Mr. Morgan asking to be reappointed.

**A motion was made by Alderman Massey and seconded by Alderwoman Arceneaux-Mathis to reappoint Duncan Morgan to the Natchez Housing Authority Board. The motion carried unanimously.**

Mayor West said he will be in Washington, D.C. on October 1 - 4, 2006 to attend an Entergy Conference at the request of officials from Rentech Corporation.

Mayor West announced that the Board of Aldermen authorized him to offer the Planning Director's position to the individual selected. Mayor West said the name would not be mentioned until the candidate is contacted.



Mayor West said the city is looking for an organization or group to assist with the coordination of the 2006 Christmas Parade activities. He said the Downtown Development Association asked the city to consider someone else being the major sponsor of the event. Mayor West asked that the interested organizations contact his office.

Mayor West requested a motion to authorize Attorney Sanders to explore the possibilities of the City of Natchez bringing legal action against the group of individuals currently holding up the progress of the condominium development project.

**A motion was made by Alderman Pollard and seconded by Alderman Massey to authorize City Attorney Sanders to explore the options of bringing legal action against the group of individuals who are currently holding up progress on the condominium development. The motion carried with Alderman Pollard, Alderman Massey, Alderman Gray, and Alderman Middleton voting in favor. Alderwoman Arceneaux-Mathis voted against the motion.**

Mayor West thanked all for attending the meeting. He said there will not be a work session held on October 5, 2006. The work session will be rescheduled at the next regular meeting.

Mayor West recognized his oldest son Kareem West who was present visiting from Augusta, Georgia.

## **NEW BUSINESS**

**NONE**

## **ADJOURNMENT**

**A motion was made by Alderman Pollard and seconded by Alderman Massey to adjourn the Regular Meeting of September 26, 2006. The motion carried unanimously.**

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**PHILLIP C. WEST, MAYOR**

**ATTEST:**

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**DONNIE HOLLOWAY, CITY CLERK**