

CARLTON GERRELL, MAYOR
KIM FOSTER, CITY MANAGER
FRED MCLEAN, ATTORNEY



JACKIE JONES, VICE-MAYOR
GAYLE GRIFFITH, COMMISSIONER
SAM THARPE, COMMISSIONER
JOHN ETHERIDGE, COMMISSIONER

**CITY OF PARIS, TENNESSEE
BOARD OF COMMISSIONERS REGULAR MEETING AGENDA**

**CITY HALL COURTROOM
August 12, 2021
5:00 P.M.**

PUBLIC HEARING

- 1.) Ordinance to Amend Ch. 11, Conditional Uses, of the Paris Municipal Code as it Relates to the Sale, Storage or Recapping of Tires**
- 2.) Ordinance to Amend Title 11 of the Paris Municipal Code Relating to As-Built Site Plan Requirements**
- 3.) Ordinance to Prohibit the Use of Tobacco / Vapor Products in City Owned Public Parks**

Call to Order: Carlton Gerrell, City Mayor

Roll Call: Traci Shannon, Finance Director

Pledge of Allegiance and Prayer

Approval of the Minutes of Previous Meetings: Regular Meeting – July 1, 2021

Board Will Hear Comments from Citizens

Board Will Hear Comments from the Commission

Service Resolutions and Proclamations: None

OLD BUSINESS

- 1.) **Ordinance to Amend Ch. 11, Conditional Uses, of the Paris Municipal Code as it Relates to the Sale, Storage or Recapping of Tires (Second Reading):** Jennifer Morris, Community Development Director
- 2.) **Ordinance to Amend Title 11 of the Paris Municipal Code Relating to As-Built Site Plan Requirements:** Kim Foster, City Manager
- 3.) **Ordinance to Prohibit the Use of Tobacco / Vapor Products:** Kim Foster, City Manager

NEW BUSINESS

- 1.) **Financial Update:** Traci Shannon, Finance Director
- 2.) **Appointments to Boards:** Carlton Gerrell, City Mayor
- 3.) **Ordinance to Enact 8-803 E (4) Regarding Grass Clippings (First Reading):** Kim Foster, City Manager
- 4.) **Request for Driveway Access Easement Approval:** Jennifer Morris, Community Development Director

Status of Various Projects

Updates from the City Manager

Adjournment

**OLD BUSINESS
AGENDA ITEM NO. 1**

**Ordinance to Amend Ch. 11, Conditional Uses, of the Paris Municipal Code as it
Relates to the Sale, Storage or Recapping of Tires (Second Reading)**

In the past, over many years, the City of Paris has struggled with the accumulation of tires in business, industrial and even residential settings. This accumulation is not only unsightly but a health hazard as well. In an effort to address any existing or future issues the Planning Commission was asked to look at the only requirements we currently have relating to tires in our Zoning Ordinance which is found under Conditional Uses. The Planning Commission reviewed this topic at its May and June meetings, along with recommendations from staff.

After consideration and discussion the Planning Commission is recommending the following ordinance be adopted. This ordinance will change 11-105 Table 1, 11-502. C., 11-602. B., 11-603. B., 11-604. B. and 11-907 of the Paris Municipal Code by expanding the "tire recapping" category to also include "sale and storage" of tires. Additionally, it will allow for the outside storage of tires but limit the number to 10.

Ordinance No. 1273

AN ORDINANCE

to Amend 11-105 Table 1, 11-502. C., 11-602. B., 11-603. B., 11-604. B.
and 11-907 of the Paris Municipal Code

SECTION 1. Be it ordained by the Board of Commissioners of the City of Paris, Tennessee as follows:

- A. That 11-105 Table 1 be amended by deleting the Uses Permitted categories "tire recapping" and "tire recapping or retreading" in **REPAIR SERVICES** section of Table 1 and creating the Uses Permitted category "Sale, Storage, or Recapping of Tires" in the **BUSINESS SERVICES** section of Table 1. (Ord. # 1273, 08 / 12 / 21).
- B. That 11-105 Table 1 be amended by allowing "Sale, Storage, or Recapping of Tires" as a Conditional Use in B-1 and as a Use Permitted by Right in M-1, M-2, and P-M. (Ord. # 1273, 08 / 12 / 21).
- C. That 11-502. C. be amended by adding "Sale, Storage, or Recapping of Tires" as a Conditional Use in B-1 Zones. (Ord. # 1273, 08 / 12 / 21).
- D. That 11-602. B., 11-603. B. and 11-604. B. be amended by allowing "Sale, Storage, or Recapping of Tires" as a Use Permitted by Right in M-1, M-2, and P-M Industrial Districts (Ord. # 1273, 08 / 12 / 21).
- E. That 11-907 of the Paris Municipal Code be deleted in its entirety and the following substituted therefore:

11-907. Sale, Storage, or Recapping of Tires.

- A. The sale or storage of new or used tires or the sale, storage, or recapping of tires should be compatible with other uses on the adjacent or surrounding properties.
- B. All applicable State and Federal Standards must be met.
- C. All operations shall be conducted entirely within an enclosed building.

- D. No more than ten (10) tires, at a time, new or used, shall be displayed for sale outside the building.
- E. Outside storage of any scrap rubber or waste materials shall not be permitted.
- F. Temporary storage of used tires that are held for disposal in the ordinary course of business is allowed so long as such storage is in the rear of the business premises in an area not visible to the public.

(Ord. # 1273, 08 / 12 / 21).

SECTION 2. All ordinances and parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 3. This ordinance shall take effect on and after final passage and adoption.

Passed and adopted June 10, 2021.

Passed and adopted August 12, 2021.

Mayor

Finance Director

OLD BUSINESS
AGENDA ITEM NO. 2
Ordinance to Amend Title 11 of the Paris Municipal Code Relating to As-Built Site Plan Requirements (Second Reading)

A site plan is created by a licensed engineer. This would include any improvements such as parking, existing or proposed utilities, drainage and any drainage features. Prior to the city accepting the improvements as constructed, it must be inspected, approved, disapproved or changes made prior to final acceptance.

In the past this was left to staff from the City, particularly with regard to the drainage features such as detention ponds, grades, etc. Staff may not have the expertise or equipment to offer good judgement on the final product.

The Planning Commission is recommending adding a requirement to the site plan process to require the developer to provide an as built approval from the designing engineer that would certify any drainage, grading or drainage features to insure that the work was completed according to the design.

Any costs related to this process would be the responsibility of the developer. The recommendation only includes drainage since that has always been an issue and continues to plague the City. An as-built drawing for the entire development would be costly for the developer, therefore, our only recommendation is for drainage, and anything related.

Ordinance No. 1274

AN ORDINANCE
to Enact 11-1105 of the Paris Municipal Code

SECTION 1. Be it ordained by the Board of Commissioners of the City of Paris, Tennessee that the following be enacted as 11-1105 of the Paris Municipal Code:

11-1105. As Built Site Plans.

- A. Intent. In order to ensure that Site Plans are followed in accordance with City Regulations and in compliance with the approved Site Plan, As Built Drawings containing the following information are required for all Site Plans approved pursuant to 11-1101 *et seq.*
- B. Contents of As Built Site Plan. The As Built Site Plan shall show the following storm drainage features:
1. Manholes/Catch Basins – Locations, types, sizes and rim/invert elevations.
 2. Storm Lines – Locations, lengths, slopes, sizes and materials (abandoned lines should also be shown).
 3. Public & Private Utility Easements – Locations and widths.
 4. Water Quality Facilities – (swale length/slope, infiltration galleries, etc.).
 5. Low Impact Development Facilities – (pervious pavement locations, rain garden details, etc.).
 6. Topographic information pertinent to the on-site drainage system, such as ditches, swales, lakes, canals, etc. that are deemed necessary by the City to verify the functional performance of the storm water system shall be noted.
 7. Retention/Detention Systems – Volume of storage provided, Storage elevation, Overflow elevation and location, Discharge control orifice size, Roof drain connections, Bypass area (Emergency overflow), etc.
 8. Stabilization/erosion control.
 9. All storm drainage retention/detention systems shall include the following statement: “The storm drainage retention/detention system has been constructed in conformance with the approved plans and is functioning as designed.”
- C. Construction Record Drawing Requirements.
1. Intent. The following Construction Record Drawing requirements are intended to provide a minimum guide to the surveyor, engineer of record, and construction supervisors and should be used along with good engineering practices as the type of project and situation warrants. These requirements should complement, but do not supersede any other City construction/plan requirements. The City of Paris requires construction record documentation before project closeout and acceptance. Developers, engineers and contractors need to be aware of these requirements in order to satisfy this documentation requirement.

Good on-site records must be maintained to ensure accuracy. Upon completion of the project, the Site Plans approved by the City of Paris are to be corrected to accurately reflect all as-built conditions and shall be submitted by the developer or the Tennessee Registered Professional Engineer that prepared them to: City of Paris, 100 North Caldwell, Paris, TN 38242.

2. As Built Site Plan Format. The As Built Site Plan will be both in the form of a 22 inch by 34 inch (22"x 34") printed copy and electronic clean set of plans, upon which the Contractor shall note any additions and deletions of work. The Contractor shall use red colored pencil to mark all work not shown on the original Site Plans and green colored pencil for deleting any work from the original Site Plans.

The Contractor shall also indicate all deviations in location and elevation of improvements as shown on the Site Plans. As Built Site Plans will be reviewed for accuracy and completeness by the reviewing engineer. If the as-built information is found deficient, it shall be corrected by the Contractor and resubmitted to the City for review and approval.

- D. As Built Site Plans required for all Site Plans. As Built Site Plans are required for all projects for which a Site Plan is approved pursuant to this chapter even if there are no deviations from the original approved Site Plan. (Ord. # 1274, 08 / 12 / 21).

SECTION 2. All ordinances and parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 3. This ordinance shall take effect on and after final passage and adoption.

Passed and adopted July 1, 2021.

Passed and adopted August 12, 2021.

Mayor

Finance Director

OLD BUSINESS
AGENDA ITEM NO. 3
Ordinance to Prohibit the Use of Tobacco / Vapor Products (Second Reading)

In the most recent legislative session T.C.A. 39-17-1551 (e) was amended to allow municipalities to prohibit by ordinance the use of tobacco and/or vapor products on the grounds of any public park, public playground, public greenway, or any public property that is accessible to use by youth that is owned or controlled by a municipality. We have had requests for several years to prohibit smoking and tobacco use at our parks. This new legislation now gives us the ability to adopt and enforce the following ordinance which is presented for your consideration.

Ordinance No. 1275

AN ORDINANCE
to Enact 10-201 of the Paris Municipal Code

SECTION 1. Be it ordained by the Board of Commissioners of the City of Paris, Tennessee that 10-201 of the Paris Municipal Code be enacted as follows:

10-201. **Prohibition of Use of Tobacco/Vapor Products.** Pursuant to the provisions of T.C.A. 39-17-1551 (e) the use of tobacco products or vapor products, or both, is prohibited on the grounds of any public park, public playground, public greenway, or any public property that is accessible to use by youth that is owned or controlled by the City of Paris. The City of Paris adopts, and incorporates by reference, the applicable provisions of T.C.A. 39-17-1551 (e) for the purposes of interpretation and enforcement of the provisions of this section. (Ord. # 1275, 08 / 12 / 21).

SECTION 2. All ordinances and parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 3. This ordinance shall take effect on and after final passage and adoption.

Passed and adopted July 1, 2021.

Passed and adopted August 12, 2021.

Mayor

Finance Director

**NEW BUSINESS
AGENDA ITEM NO.1
Financial Update**

Narrative to June 2021 Operating Statement

Our retail sales tax revenue reflected an increase of 5.9% for the month of May compared to May last year. Fiscal year-to-date we are up 12.9%.

General Fund revenues were ahead of expenditures for the month of June and for the fiscal year-to-date. We finished our fiscal year on a high note with FY21 expenditures below revenues and below budget. This has provided us with more to cushion our fund balance for the upcoming unpredictable sales tax year.

Sanitation and Landfill also ended ahead of FY2021.

Please remember the fiscal year-end numbers are unaudited and will change when our audit has been completed.

Other Business:

Personnel changes in June:

New Employees (1): One full-time (Dispatcher)

Resignation: None

We issued eight business licenses in June:

New Business (5): Eagle Creek Gunworks, Styles on Broadway Paris, Kehl Media Networks & Paris Production Studios, Gary Simmons of Paris, O'Maiden Home Care Cleaning Service

Add'l Location (1): Precision Erection Company

New Owner (1): X9 Nail & Spa

Ownership Type (1): Car Trends LLC

**CITY OF PARIS, TENNESSEE
RETAIL SALES TAX REVENUE**

	FY2017	FY2018	FY2019	FY2020	FY2021	% Incr(Decr)
JULY	\$748,999	\$791,918	\$787,901	\$802,267	\$898,979	12.05%
AUGUST	\$738,171	\$775,581	\$790,533	\$799,378	\$843,541	5.52%
SEPTEMBER	\$791,866	\$812,873	\$774,425	\$797,992	\$888,921	11.39%
OCTOBER	\$732,345	\$777,777	\$761,812	\$761,453	\$873,733	14.75%
NOVEMBER	\$770,351	\$821,637	\$809,116	\$807,105	\$874,641	8.37%
DECEMBER	\$999,663	\$927,868	\$960,027	\$957,286	\$1,097,412	14.64%
JANUARY	\$674,764	\$689,391	\$665,013	\$713,906	\$844,826	18.34%
FEBRUARY	\$684,426	\$697,202	\$704,313	\$727,380	\$719,938	-1.02%
MARCH	\$840,859	\$840,412	\$877,659	\$840,175	\$1,101,592	31.11%
APRIL	\$792,642	\$774,320	\$849,875	\$865,360	\$1,040,359	20.22%
MAY	\$796,500	\$840,600	\$863,697	\$949,140	\$1,005,346	5.92%
JUNE	\$871,656	\$849,365	\$873,145	\$966,861		
TOTAL	\$9,442,243	\$9,598,946	\$9,717,515	\$9,988,303	\$10,189,289	
Previous YTD % Increase/Decrease	2.52%	1.66%	1.24%	2.79%	12.95%	

MONTHLY OPERATING STATEMENT
June 2021

REVENUES	<u>Annual Budget</u>	<u>Current Month</u>	<u>Yr to Date</u>	<u>Percent Realized</u>
Property Taxes	1,469,000	3,916	1,516,422	103.23%
Local Option Sales Tax	5,375,000	509,184	5,432,660	101.07%
Wholesale Liquor / Beer	790,000	78,091	929,404	117.65%
Business Tax	360,000	117,145	460,914	128.03%
Fees & Licenses	162,500	815	164,237	101.07%
In Lieu Payments	876,250	89,817	811,091	92.56%
Grants	709,175	5,794	677,466	95.53%
State Shared taxes	1,516,000	152,021	1,672,274	110.31%
All Other	1,682,664	185,257	1,698,674	100.95%
Total General Fund Revenue	12,940,589	1,142,041	13,363,140	103.27%
Solid Waste Collection - BPU	1,225,000	105,096	1,254,588	102.42%
Solid Waste Disposal - Transfer	350,000	41,983	405,355	115.82%
Other Revenue	400	15	662	165.39%
Total Sanitation	1,575,400	147,094	1,660,605	105.41%
Gate Receipts - Brush & Debris	130,000	10,268	140,237	107.87%
County Share Operating Exp	35,000	0	6,198	17.71%
Gate Receipts - Tires	12,000	1,508	6,096	50.80%
Other Revenue	48,250	222	49,550	102.69%
Total Landfill	225,250	11,998	202,081	89.71%
Total Drug Fund	68,050	1,136	58,234	85.57%
TOTAL REVENUES	14,809,289	1,302,269	15,284,060	103.21%

EXPENDITURES	<u>Annual Budget</u>	<u>Current Month</u>	<u>Yr to Date</u>	<u>Percent Realized</u>
Grants & Donations	273,990	7,602	291,611	106.43%
General Administration	371,814	41,720	365,340	98.26%
Economic Development	124,265	15,816	129,384	104.12%
Elections	4,500	0	0	0.00%
Financial Administration	301,825	25,873	288,067	95.44%
City Hall Building	94,689	3,758	94,075	99.35%
Police Department	2,331,078	237,007	2,237,437	95.98%
Emergency Communications	709,475	80,281	667,993	94.15%
Fire Department	1,973,837	168,303	1,991,250	100.88%
Building Inspection	91,503	11,523	85,147	93.05%
Street Maintenance	1,598,399	130,896	1,483,384	92.80%
State Street Aid	600,000	7,123	606,446	101.07%
Storm Water Management	71,587	6,615	53,648	74.94%
Street Lighting	102,000	9,068	90,676	88.90%
City Garage	278,963	24,932	268,339	96.19%
Cemetery Maintenance	61,124	8,622	68,020	111.28%
Health & Animal Control	165,976	16,666	158,578	95.54%
Civic Center	544,296	57,362	475,432	87.35%
Parks & Recreation	997,394	144,260	959,843	96.24%
Library	166,487	0	166,487	100.00%
Community Development	1,203,100	36,674	1,187,488	98.70%
Debt Service	823,546	13,533	778,291	94.50%
General Fund Expenditures	12,889,848	1,047,633	12,446,935	96.56%
Sanitation Collection	873,671	80,312	843,403	96.54%
Contractual Services	630,000	59,602	617,306	97.99%
Total Sanitation	1,503,671	139,914	1,460,709	97.14%
Total Landfill	229,283	51,079	199,076	86.83%
Total Drug Fund	100,900	439	33,287	32.99%
TOTAL EXPENDITURES	14,723,702	1,239,066	14,140,008	96.04%

<u>REVENUES OVER / (UNDER) EXPENDITURES</u>	<u>Current Month</u>	<u>Yr to Date</u>
General Fund	94,408	916,205
Sanitation	7,180	199,896
Landfill	(39,082)	3,005
Drug Fund	697	24,946

**NEW BUSINESS
AGENDA ITEM NO. 2
Appointments of Boards**

<u>BOARD</u>	<u>CURRENT MEMBER</u>	<u>PROPOSED MEMBER</u>	<u>TERM EXPIRATION</u>	<u>NEW EXPIRATION</u>
Planning Commission / Board of Zoning Appeals 3 Year Term (Mayoral Appointment / Exception: Commission appoints one Commissioner)	Rachel Terrell	Rachel Terrell	August 6, 2021	August 6, 2024
Paris Housing Authority 5 Year Term (Mayoral Appointment)	Jack Veazey	Jack Veazey	July 7, 2021	July 7, 2026
Planning Commission / Board of Zoning Appeals 3 Year Term (Mayoral Appointment / Exception: Commission appoints one Commissioner)	Tara Wilson	Tara Wilson	August 6, 2021	August 6, 2024
Planning Commission / Board of Zoning Appeals 3 Year Term (Mayoral Appointment / Exception: Commission appoints one Commissioner)	Vickey Roberts	Vickey Roberts	August 6, 2021	August 6, 2024
Historic Zoning Board 5 Year Term (Mayor w/ Commission Approval)	George Todd	George Todd	August 8, 2021	August 8, 2026
Housing Board of Adjustments and Appeals 3 Year Term	OPEN	Tommy Crane	August 14, 2021	August 14, 2024

(City Commission Appointment)				
Housing Board of Adjustments and Appeals 3 Year Term (City Commission Appointment)	Bob Safin	Bob Safin	August 14, 2021	August 14, 2024

**NEW BUSINESS
AGENDA ITEM NO. 3
Ordinance to Enact 8-803 E (4) Regarding Grass Clippings (First Reading)**

In the past, as sort of a public service announcement, the City has requested on our social media that residents not blow grass onto the city streets. It is unsightly but more important it is extremely dangerous for motorcycles if they encounter this situation. Putting this out into the public has caused quite a stir and there has been a lot of conversation about the topic. It has also become one of those things about which the public is vocal and questions why the City doesn't do anything to keep it from happening.

The City does vaguely cover this scenario in Title 12, Chapter 2 "Miscellaneous Street and Sidewalk Provisions", but staff thought it appropriate to include something more specific in the location where nuisances are addressed. The City Attorney has prepared an ordinance for your review that would add language in Title 8, Chapter 8, "Junk, Weeds, Misc. Nuisances", of the Municipal Code. The ordinance would prohibit the discharge of any soil, sand, mud, gravel, dirt, grass clippings, weeds, leaves, limbs, or any other such mineral or vegetation waste. In addition to specifically addressing grass clippings, this expanded language could actually be of assistance in other scenarios as well. The following ordinance is presented for your consideration.

Ordinance No. 1276

AN ORDINANCE
to Enact 8-803 E (4) of the Paris Municipal Code

SECTION 1. Be it ordained by the Board of Commissioners of the City of Paris, Tennessee that 8-803 of the Paris Municipal Code be amended by enacting the following as 8-803 E (4):

8-803 E (4): No owner, tenant, or occupier of any real property located within the corporate limits of the City of Paris nor any agent, servant, or employee of such owner, tenant, or occupier shall place, throw, deposit, or discharge any soil, sand, mud, gravel, dirt, grass clippings, weeds, leaves, limbs, or any other such mineral or vegetation waste from said real property onto any of the streets, gutters, or storm drains within the corporate limits of the City of Paris. (Ord. # 1276, _____ / _____ / 21).

SECTION 2. All ordinances and parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 3. This ordinance shall take effect on and after final passage and adoption.

Passed and adopted August 12, 2021.

Passed and adopted _____.

Mayor

Finance Director

NEW BUSINESS
AGENDA ITEM NO. 4
Request for Driveway Access Easement Approval

Attorney William Looney's office, on behalf of their client, has submitted a request to the City for a driveway access easement for property located off the Greenwood Cemetery Road. Currently there is a property owned by William N. Reagor that is landlocked and accessed by a driveway on Greenwood Cemetery Road. The City of Paris owns the property where the driveway meets the street.

This request is for an easement for ingress and egress across an existing 20-foot-wide gravel driveway leaving from Greenwood Cemetery Drive southward across the property of the City of Paris. They are also obtaining an easement from Jeffrey and Samantha Barker where most of the driveway exists.

If agreeable to this request the City Commission should make a motion for the Mayor to sign the legal document granting easement for access.



EASEMENT

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, JEFFREY BARKER and wife, SERENA BARKER (hereinafter referred to as First Party), are the owners of certain real estate in the First (1st) Civil District of Henry County, Tennessee, described by Deed of record in Record Book _____, page _____, in the Register's Office of Henry County, Tennessee, same being shown on Tax Assessor's Map 96, Parcels 60.00 and 62.00; and,

WHEREAS, THE CITY OF PARIS, TENNESSEE (hereinafter referred to as Second Party) is the owner of certain adjacent real estate located in the First (1st) Civil District of Henry County, Tennessee, described by Deed of record in Deed Book 225, pages 629-632, in the Register's Office of Henry County, Tennessee, same being shown on Tax Assessor's Map 96, Parcel 63.02; and

WHEREAS, WILLIAM N., REAGOR, JR. (hereinafter referred to as Third Party) is the owner of certain adjacent real estate located in the First (1st) Civil District of Henry County, Tennessee, described by Deed of record in Record Book 484, pages 156-158, in the Register's Office of Henry County, Tennessee, same being shown on Tax Assessor's Map 96, Parcel 59.00; and

WHEREAS, First Party and Second Party has agreed to grant an easement for ingress and egress across a portion of the property for access to the adjoining property owned by Third Party and his heirs, assigns, and successors in title.

NOW THEREFORE, in consideration of One Dollar (\$1.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, First Party and Second Party does hereby grant and convey to Third Party, his heirs, assigns, and successors in title, an easement for ingress and egress across an existing 20-foot-wide gravel driveway leaving from Greenwood Cemetery Drive southward across the properties of the First Party and

WILLIAM T. LOONEY
ATTORNEY AT LAW
127 N. POPLAR STREET
PARIS, TN 38242
(731) 642-2903

Second Party to the home of the Third Party, said location being more fully shown on the **attached Exhibit "A"**. The Third Party further agrees that this will be the only portion of the properties owned by the First Party and Second Party herein that he will use as an easement for ingress and egress to his adjoining property. All other portions of Tax Map 96, Parcels 60.00, 62.00 and 63.02 are considered off-limits to the Third Party herein.

It is agreed by the parties hereto that no party shall obstruct said easement or interfere with the rights of ingress and egress herein granted. All upkeep and maintenance of said easement shall be the sole responsibility of the Third Party herein.

To have and to hold the easement rights herein granted to the Second Party, his heirs, assigns, and successors in title to the premises herein benefited, forever.

First Party and Second Party covenants that they are lawfully seized and possessed of the premises herein conveyed, that they have a good right to make this conveyance and that the premises are unencumbered. First Party and Second Party further covenants and agrees to bind, themselves, their heirs and assigns, to warrant and defend the easement rights herein granted against the lawful claims of all persons whomsoever.

WITNESS our hands this the _____ day of _____, 2021.

JEFFREY BARKER, First Party

SERENA BARKER, First Party

**WILLIAM N., REAGOR, JR.,
Third Party**

**CITY OF PARIS, TENNESSEE
Second Party**

By: CARLTON GERRELL, Mayor

WILLIAM T. LOONEY
ATTORNEY AT LAW
117 N. POPLAR STREET
PARIS, TN 38242
(731) 642-2903

**STATE OF TENNESSEE
COUNTY OF HENRY**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **JEFFREY BARKER and wife, SERENA BARKER**, the First Party herein, with whom I am personally acquainted, and acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS our hands this the ____ day of _____, 2021.

NOTARY PUBLIC
My commission expires _____

**STATE OF TENNESSEE
COUNTY OF HENRY**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **WILLIAM N. REAGOR, JR.**, the Third Party herein, with whom I am personally acquainted, and acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS our hands this the ____ day of _____, 2021.

NOTARY PUBLIC
My commission expires _____

**STATE OF TENNESSEE
COUNTY OF HENRY**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **CARLTON GERRELL**, who acknowledged himself to be the **Mayor of THE CITY OF PARIS, TENNESSEE**, the Second Party herein, who being authorized so to do, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, acknowledged that he executed the within instrument for the purposes therein contained by signing his name as Mayor of **THE CITY OF PARIS, TENNESSEE**.

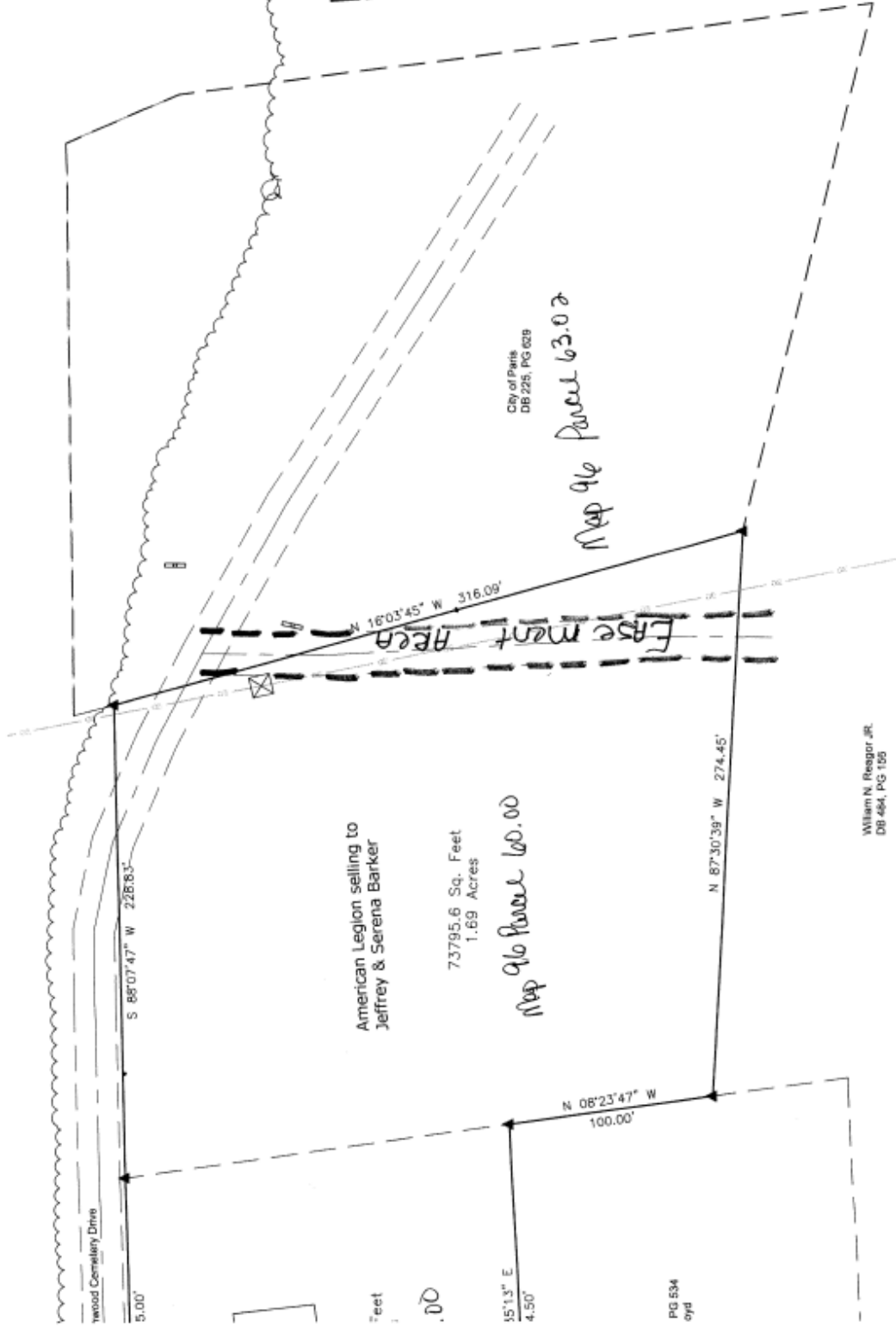
WITNESS our hands this the ____ day of _____, 2021.

NOTARY PUBLIC
My commission expires _____

**THIS INSTRUMENT PREPARED BY:
WILLIAM T. LOONEY, ATTORNEY
127 NORTH POPLAR STREET
PARIS, TENNESSEE 38242
731-642-2903
BPR #7690
File #1-12368**

WILLIAM T. LOONEY
ATTORNEY AT LAW
127 N. POPLAR STREET
PARIS, TN 38242
(731) 642-2903

EXHIBIT A



**STATUS OF VARIOUS PROJECTS
August 2021**

	PRIMARY STAFF	TARGET COMPLETION DATE(S)	
HOME Grant	Morris/Foster	2023	The Paris Housing Corp. met during July and approved the ranking of the applicants. Tim Belton is currently putting the top 8 applicants through the environmental process. Once that is complete, he will contact all applicants to let them know where their application ranked.
Back Alley Paris	Foster/Morris/ Ray(DPA)	June 2022 (if awarded)	Ms. Kathy Ray has completed and submitted an application for the 2021 round of ABC grant offered through the TN Arts Commission. The next project, if the grant is awarded, is planned to be a mural commemorating our upcoming bicentennial.
TA Grant for Sidewalks along Wilson & Patriot	Foster/Morris	Summer 2022	ROW certification package is under review by TDOT. The permit certification package has been submitted to TDOT. Final stamped construction drawings have been returned to TDOT for approval. DBE goal and final estimate are under review at TDOT. Specifications and advertisement have been approved by TDOT.
2018 STBG Project for Signalization & Safety Upgrades at 3 Intersections Downtown	Foster/Morris	Spring 2022	We are still waiting to receive final approval for the edited NEPA document resubmitted on 4/1/21. During the coordination process between TLM & TDOT's Wood St. paving project, TDOT construction stated that the corners cannot be made compliant, therefore they are not going to touch them at all. We have requested that TDOT provide us with a letter stating such so that we are not expected to comply with something they have determined they can't do. Meeting held with Signal Designer. Preliminary signal layout to be delivered to TLM by the end of July.
Rison St Bridge Replacement	Foster/Morris	Fall 2022	A2H has contracted with a consultant to complete the Wetlands/Ecology Study now required by TDOT. Once it has been completed it will be submitted to TDOT for their approval. Once it is approved it will be added to the NEPA document and resubmitted to TDOT. This requirement will add at least another 3 months to a process that has already taken over a year.
2019 Multimodal Access Grant for 4 Downtown Intersections	Foster/ Morris	Spring 2022	TDOT is still considering an abbreviated NEPA document instead of a full review, beyond this issue, this project is at just about the same point as the STBG portion of the project.

2020 TA Grant for Sidewalk Project along Fairgrounds & Royal Oak	Foster	Winter of 2023 (if awarded)	Grant application was submitted, award announcements will probably not come until summer of 2021.
Drainage Improvements	Foster/Morris/ Schrader	Ongoing	TLM has submitted an estimate of approximately \$20,750 to complete a small drainage study for the S. Crestwood drainage issue. The details of their estimate can be found on the following pages. My recommendation is that we instead use our ARP funds to commission a city-wide drainage study. Further information will be provided at the meeting.

Updates from the City Manager

- American Rescue Plan – After reviewing the “Interim Rule” issued by the US Treasury, I have become aware that storm water (drainage) projects are included as acceptable uses of the ARP funds. If a project would qualify as an acceptable project under the Clean Water Act then it will qualify for these funds. My thought process, at this point, is to recommend we spend some of our funds to commission a city-wide drainage study. That being said, I am still proceeding with caution as the Final Rule has not yet been issued. I am having conversations with TLM so that when we have a comfort level that this is, in fact, an acceptable use, we can hit the ground running.

Last week the State of Tennessee’s Financial Stimulus Accountability Group (FSAG) met and approved Phase One of the “Tennessee Resiliency Plan,” which identifies how almost \$2 billion of the \$4 billion in federal ARPA funds allocated to the State are to be utilized. Among other things, the FSAG discussed a program to be offered which will provide ARP technical assistance to local governments. This will include training, education, planning support and advisory review of the annual plans required under the ARPA rule.

- Police Officer Shortage – As of today, we are short 7 patrol officers in our P.D. Two are on light duty, one is on medical leave, one is on an extended National Guard deployment, one is at the Academy, one has been reassigned as a SRO and one submitted their resignation late last week. We have been taking applications for the position of police officer for a few weeks now but have not gotten very many applications. We will be moving forward through the hiring process beginning next week with the administration of the law enforcement test. The plan is to hire two new individuals if we end up with two good candidates. As a result of this shortage officers not assigned to patrol positions (Captains, CID, Asst. Chief, Chief) may have to cover some patrol shifts. It will also mean more overtime than

normal. Right now, morale in the department is good but that could change if the remaining officers become overworked. Chief Watson and Asst. Chief Reed are doing their best to make adjustments and make sure everything is covered.

- Paving / Roads – Following you will find the revised paving list for this year. As a reminder, about \$50,000 is reserved each year for misc. patching and repairs. The Harding Road project is not included because the HCSS will be reimbursing us for this project. Paving is scheduled to begin around the end of September, weather permitting.

On another note, Phillip has been able to locate some Clear Lane product in Louisville, KY available for purchase. Clear Lane is a product where salt has been treated with magnesium chloride. It takes less of this product to clear a road, it works in much colder temperatures, and it is much gentler on vehicles and our streets than plain salt. We have used it in the past but because it is in such high demand in the north, it is hard to find. Phillip feels very fortunate to have found some available product and will be sending several trucks to go pick this up.

2021 PAVING/MILLING										
STREET	COND.	L(FT)	W(FT)	L (MILES)	TONS	MILL	PAVE	CURB	SIDEWALK	STRIPE
hillside dr		1725	21	0.33	705		47757.00	no	no	no
greenhills		1175	22	0.23	503		34074.00	no	no	no
winding way(dakota-jacob)		1385	23	0.27	620		42000.00	no	no	no
brittney ln		585	21	0.11	240		16258.00	no	no	no
dakota ln		620	22	0.12	266		18020.00	no	no	no
jacob ln		375	24	0.08	175		11855.00	no	no	no
lone oak(royal oak-wood)		5545	31	1.05	5242	24700.00	226388.00	yes	yes	yes
N. brewer		1300	24	0.25	633	4511.00	19692.00	yes	yes	no
N poplar (RR to Guthrie)		2500	22	0.48	673		46336.00	no	no	yes
N poplar (Church to RR)		2236	28	0.42	695	9035.00	47850.00	yes	yes	yes
W blythe(jenkins-porter)		1200	25	0.23	717	3991.00	28230.00	yes	yes	yes
echo circle		1360	18	0.26	225		15490.00	no	no	no
norman dr(routon-harrison)		3015	21	0.58	580		39933.00	no	no	no
courtyard ct		400	27	0.08	84		5784.00	yes	no	no
south market st		410	28	0.08	220	1690.00	6197.00			
total		23831		4.57	11578	43927.00	605864.00			
striping				2.73			4500.00			
grand total							654291.00			
per mile dollars							143170.90			