

REGULAR MEETING OF DECEMBER 5, 2023 MINUTES

CALL TO ORDER

Be it remembered that the Mayor and Board of Aldermen of the City of Ocean Springs met in a Regular Meeting at City Hall at 6:00 p.m. on December 5, 2023. Mayor Holloway presided, and Aldermen Burgess, Authement, Wade, Cox, Papania, Blackman, and Impey were present. Also present were City Attorney Will Norman, Deputy City Clerk Vicky Hupe, Police Chief Ryan Lemaire, Fire Chief Derek McCoy, Building Official Darrell Stringfellow, Public Works Director Allan Ladnier, Human Resources & Risk Management Director Mindy McDowell, Planning & Grants Administrator Carolyn Martin, Parks & Recreation Director Stephen Glorioso, Project Manager Sarah Harris, and Admin & Community Relations Coordinator Ravin Nettles.

The Mayor called the meeting to order.

INVOCATION AND PLEDGE OF ALLEGIANCE

Chic Cody gave the invocation and Alderman Impey led the Pledge of Allegiance.

A motion was made by Alderman Impey, seconded by Alderman Wade, and unanimously carried to accept the agenda.

The Mayor read a statement explaining the new Urban Renewal Area that is proposed and some possible plans for the area.

PRESENTATION

a. Ocean Springs Mayor's Youth Council Update

The Mayor's Youth Council (MYC) President Parisay Barbar gave the Board an update on 2023 MYC projects and upcoming projects for 2024. She said they have chosen domestic violence awareness as their initiative and have donated to the Gulf Coast Center for Nonviolence.

The Mayor requested the Board go into Executive Session. A motion was made by Alderman Papania, seconded by Alderman Burgess, and unanimously carried to go into a closed session to determine the necessity of going into an executive session.

The Deputy City Clerk returned to the meeting and announced that a motion was made

by Alderman Impey, seconded by Alderman Papania, and unanimously carried to remain in executive session to discuss litigation regarding The Sands development.

A motion was made by Alderman Blackman, seconded by Alderman Burgess, and unanimously carried to come out of the executive session where the following action was taken:

A motion was made by Alderman Blackman, seconded by Alderman Papania, and unanimously carried to authorize the Mayor to sign the settlement agreement on behalf of the City with the Neighbors and The Sands, with the City's authorization not to be turned over until after all other parties have submitted their signatures to the agreement to the City.

PUBLIC HEARINGS

- a. Adopt Ordinance to Approve a Request for Zoning Change from the R-1A (Special Apartment Use District) to R-6 (Residential District), for 265 Front Beach Dr., Northwest corner of Front Beach Dr. and Martin Ave., PID# 61473000.000 – Applicant - The Sands at Front Beach, LLC. – Planning Commission recommends approval

A motion was made by Alderman Impey, seconded by Alderman Wade, and unanimously carried to open the Public Hearing.

The City Planner explained this is commonly known as The Sands property on Front Beach. He said that the Planning Commission recommends the rezoning of approximately 5.5 acres to the recently created R-6 zone for single family detached homes on smaller lots.

Robert Schwartz, the representative for The Sands, spoke in favor of the change in zoning, saying they have met the various requirements placed by the Planning Commission. He said the neighbors that previously had objections have formally withdrawn their objections.

Mark Garriga spoke in favor of the rezoning.

A motion was made by Alderman Wade, seconded by Alderman Authement, and unanimously carried to close the Public Hearing.

A motion was made by Alderman Authement and seconded by Alderman Impey to adopt Ordinance 2023-13 Rezoning property. The motion carried with a roll call vote as follows:

Aye: Alderman Burgess, Alderman Authement, Alderman Wade, Alderman Papania, Alderman Blackman, Alderman Impey, Alderman Cox

Nay: None

- b. Approve a Planned Unit Development Outline and Final Plan within the R-6 Residential District, for 265 Front Beach Dr., Northwest corner of Front Beach Dr. and Martin Ave., PID# 61473000.000 – Applicant - The Sands at Front Beach, LLC. – Planning Commission recommends Approval.

A motion was made by Alderman Cox, seconded by Alderman Wade, and unanimously carried to open the Public Hearing.

The City Planner explained that the proposed outline and final plan is up for approval with detailed information. He said it consists of 31 single-family detached dwellings and approval will allow the developer to begin construction. He said the Planning Commission recommended approval.

No public comment.

A motion was made by Alderman Cox, seconded by Alderman Blackman, and unanimously carried to close the Public Hearing.

A motion was made by Alderman Authement, seconded by Alderman Blackman, and unanimously carried to approve a Planned Unit Development Outline and Final Plan within the R-6 Residential District, for 265 Front Beach Drive, Northwest corner of Front Beach Drive and Martin Avenue, PID# 61473000.000.

AGENDA PUBLIC COMMENT

Agenda item 6-a - Elizabeth Feder-Hosey, Sharon Beckman, Steve Tillis, and Liz Elmore addressed the Board regarding the Urban Renewal Area.

OLD BUSINESS

- a. Adopt Resolution Designating Urban Renewal Area

A motion was made by Alderman Papania and seconded by Alderman Impey to adopt the Resolution Designating the Urban Renewal Area. The motion failed with a roll call vote as follows:

Aye: Alderman Burgess, Alderman Papania, Alderman Impey

Nay: Alderman Authement, Alderman Wade, Alderman Blackman, Alderman Cox

- b. Discuss setting the Public Hearing for the Urban Renewal Plan

A Public Hearing will not be scheduled since the Urban Renewal Area was not adopted.

NEW BUSINESS

- a. Adopt Ordinance – An Amendment to Section 15-18, Structures on East Beach and Front Beach, of the Ocean Springs Code of Ordinances

A motion was made by Alderman Papania and seconded by Alderman Authement to adopt Ordinance 2023-14 - An Amendment to Section 15-18, Structures on East Beach and Front Beach, of the Ocean Springs Code of Ordinances. The motion carried with a roll call vote as follows:

Aye: Alderman Burgess, Alderman Authement, Alderman Wade, Alderman Papania, Alderman Blackman, Alderman Impey, Alderman Cox

Nay: None

CONSENT AGENDA

A motion was made by Alderman Blackman, seconded by Alderman Impey, and unanimously carried to approve the consent agenda except item 8-o pulled by Alderman Authement.

Mayor:

- a. Authorize waiving the rental fee of The Mary C. O'Keefe Cultural Center for the Ocean Springs School District on January 11, 2024, for their teacher appreciation event; waive special event fees for barricades, trash cans, and light plants; to advertise the resources of the City
- b. Adopt Resolution to request assistance from Jackson County for a new commercial fence at John Gill Park

City Clerk:

- c. Authorize the Mayor to execute the Memorandum of Understanding (MOU) with the Jackson County Board of Supervisors for Recreational Services
- d. Accept the November Aged Receivables Report
- e. Approve Minutes: Recess Meeting November 21, 2023

Police Department:

- f. Authorize the purchase of two 2023 Ford Police Interceptor Utility Vehicles from Gray-Daniels Auto Family for a total of \$120,000.00 outfitted to be funded from seizure funds

Human Resources/Risk Management:

- g. Authorize revision to the Substance Abuse in the Workplace Policy regarding eligibility for rehire
- h. Authorize employment of Steve McMellon, Patrolman, Step 3, \$22.50 hourly rate; effective December 6, 2023; one-year probationary status, pending successful completion of all pre-employment requirements

- i. Authorize employment of Chung 'Kevin' Nguyen, Patrolman, Step 1, \$19.50 hourly rate; effective December 14, 2023; one-year probationary status, pending successful completion of all pre-employment requirements
- j. Accept resignation of Custodian Yahira Gibson, effective November 28, 2023; authorize to begin the process of filling the vacant position

Planning Commission:

- k. Approve a Residential Short-Term Rental Permit for 1204 Londonderry Lane, applicant Michelle Renee King – Planning Commission Recommends Approval
- l. Approve a Residential Short-Term Rental Permit for 139 Watersedge, applicant Aaron Goetsch – Planning Commission Recommends Approval

Project Manager:

- m. Authorize permission to execute Suncoast Infrastructure, Inc - Downtown Sewer Work Order - Change Order

Building Department:

- n. Accept Code Report through November 29, 2023
- o. Approve the Building Official's recommendations for the tree applications received through December 1, 2023

Alderman Authement recused himself from the vote. A motion was made by Alderman Impey and seconded by Alderman Blackman to approve the Building Official's recommendations for the tree applications received through December 1, 2023. The motion carried with a roll call vote as follows:

Aye: Alderman Burgess, Alderman Wade, Alderman Papania , Alderman Blackman, Alderman Impey, Alderman Cox

Nay: None

Abstain: Alderman Authement

DEPARTMENT REPORTS

- a. City Clerk: Approve payment: Docket of Claims, all expenditures are appropriate and authorized by law, and spread summary on the Minutes

A motion was made by Alderman Cox, seconded by Alderman Wade, and unanimously carried to approve the Docket of Claims finding that all expenditures are appropriate and authorized by law, and spread the summary on the minutes.

- b. City Clerk: Accept the Monthly Budget Report

A motion was made by Alderman Impey, seconded by Alderman Cox, and unanimously carried to accept the monthly budget report.

- c. City Clerk: Approve Budget Amendment - \$180,000.00 from General Fund ending cash balance to purchase three 2023 Ford Police Interceptor Utility Vehicles and outfit them for the state contract price

A motion was made by Alderman Cox, seconded by Alderman Wade, and unanimously carried to approve the Budget Amendment - \$180,000.00 from the General Fund ending cash balance to purchase three 2023 Ford Police Interceptor Utility Vehicles and outfit them for the state contract price.

- d. Building: Review Tree Appeal for 2824 Lawnwood Dr. tabled from November 21st meeting

Tabled due to applicant not at the meeting.

GENERAL PUBLIC COMMENT

James Lewis commended the Board regarding the Urban Renewal Area.

Katie Yow asked Alderman Impey if there is a solution for the flooding in the Parktown Subdivision. Alderman Impey replied that the ditches have been cleaned out regularly. Alderman Authement added that recently the City received approximately five inches of rain in a short time and many streets flooded.

Mark Garriga requested development slow down and the citizen tree committee be reinstated.

Rebecca Alston said she is concerned about the trees in the City and requested the citizen tree committee be formed.

YaYa Mohammed requested he be allowed to replace his bridges over the ditch in the back of his property. After discussion, it was determined that the property is CSX property, and the City has no authority.

MAYOR AND ALDERMEN'S FORUM

A motion was made by Alderman Blackman, seconded by Alderman Papania, and unanimously carried to approve \$1,000.00 of Ward 5 funds to Bienville Place HOA to assist in the replacement of lighting fixtures and authorize the increase in the Singing River Electric bill for the upgraded brighter lights for the safety and security of the neighborhood.

A motion was made by Alderman Impey, seconded by Alderman Blackman, and unanimously carried to authorize the Ocean Springs Paving List for 2024 for District 4 as presented by the Project Manager.

A motion was made by Alderman Impey, seconded by Alderman Blackman, and unanimously carried to authorize the Ocean Springs Paving List for 2024 for District 5 as presented by the Project Manager.

A motion was made by Alderman Cox, seconded by Alderman Wade, and unanimously carried to send a request to the State Legislature to amend the Code 43-35-31 Section 2 and change "shall have the power of eminent domain" to "may have the power of eminent domain".

The Admin & Community Relations Coordinator announced the Christmas Tree Lighting event at the Mary C on Thursday and the Christmas Parade Toy Drive on Sunday.

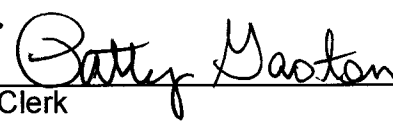
The Mayor announced Interim Police Chief Ryan Lemaire has been selected as the new Police Chief and Water Supervisor Gerald Groue has been selected as the new Assistant Director of Public Works.

EXECUTIVE SESSION

a. Personnel in the Parks & Recreation Department
Canceled. None.

RECESS UNTIL 6:00 P.M. on December 19, 2023

The meeting ended at 7:20 p.m.

	
Mayor	Clerk
<u>12-20-23</u>	<u>12-20-23</u>
Date	Date

