



City Commission Meeting Minutes

Tuesday, June 16, 2026 at 6:00 PM

The Tom Hardin Room – 100 Public Square, Mount Pleasant, TN

1. Call to Order

Mayor White calls the meeting to order.

2. Pledge of Allegiance / Invocation

Vice Mayor Willie Alderson leads the Pledge of Allegiance and Commissioner Loree Knowles leads the Invocation.

3. Roll Call

PRESENT

Mayor Bill White

Vice Mayor Willie Alderson

Commissioner Mike Davis

Commissioner Pam Johnston

Commissioner Loree Knowles

Mayor White states before he gets started, he would like to make a motion to suspend the rules and move item 11C-11H to after 6C and add a new item to new business for determination of Mount Pleasant certified tax rate to be heard between those items and a Public Hearing to consider exceeding the certified tax rate.

Commissioner Loree Knowles seconds the motion.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

4. Approval / Correction of Minutes from Prior Meetings

Mayor White asked for approval of the Study Session Minutes for May 14, 2026 and Regular Meeting Minutes for May 19, 2026.

Motion made by Commissioner Johnston, Seconded by Vice Mayor Alderson.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

A. STUDY SESSION - MAY 14, 2026

B. REGULAR MEETING - MAY 19, 2026

5. Awards/Presentations/Appointments

A. MAYOR'S APPOINTMENTS- BOARD OF ZONING APPEALS (3 APPOINTMENTS)

Mayor White states we have 3 BZA appointments with two of the spots that are already filled by current members Terry Brewer and Lisa Cole. Mr. White said they had contacted another appointee and hope to get an answer quickly.

Mayor White entertained a motion to approve the two spots already filled.

Commissioner Davis makes a motion, Seconded by Commissioner Johnston.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

6. Completion / Review of Unfinished Business from prior meeting

A. ORDINANCE 2026-1144 BUDGET AMENDMENT 2025-2026 (PUBLIC HEARING/FINAL READING)

Mayor White reads the agenda item as Ordinance 2026-1144 Budget Amendment 2025-2026 Public Hearing/Final Reading.

Kori Jones had nothing to add for this year's budget.

Shiphrah Cox goes over notes from the previous month for the Community Center project and the winter expenses.

Vice Mayor Alderson makes a motion, Seconded by Commissioner Johnston.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

B. PUBLIC HEARING TO CONSIDER EXCEEDING THE CERTIFIED TAX RATE

Mayor White reads the added agenda item for the determination of the certified tax rate. He states this was received from the county and the rate is \$1.2426.

Kori Jones speaks on this year being a reappraisal year for Maury County and when the property values are increased, the taxes also increase. To keep that from happening, the city is supposed to adopt the certified tax rate which is a tax mutual tax rate. One of the requirements is you have to determine and acknowledge the certified tax rate which can be done by a motion and a second. This is not the tax rate that is being approved for the budget, but it is only acknowledging that Maury County sent the number.

Commissioner Davis states he wished we could go to the tax rate of \$1.2426, but he knows there is no way to go there.

Mayor White makes a motion to approve this and Commissioner Johnston seconds the motion.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

Public Hearing to Consider Exceeding the Certified Tax Rate:

Mayor White reads the agenda item as the public hearing to consider exceeding the certified tax rate. He then said we are going to go through the non-profit items before we do the Public Hearing on the tax rate.

Robert Lacy comes up to speak on the exceeding of the tax rate. He asked why we are giving money to non-profits when we are raising the tax rate. He also does not understand why we give to Main Street to advertise for businesses.

No others chose to speak at the Public Hearing to consider exceeding the tax rate.

For more information, please refer to the audio/visual recording attached to the agenda.

C. ORDINANCE 2026-1145 BUDGET PRESENTATION 2026-2027 & TAX RATE (PUBLIC HEARING/FINAL READING)

Mayor White reads the agenda item as Ordinance 2026-1145 Budget Presentation 2026-2027 and Tax Rate- (Public Hearing/Final Reading).

Kori Jones lets everyone aware that the tax rate is part of the budget. If there are changes or questions about the tax rate or budget, you cannot do one and not the other. The items either have to be changed together or left the same.

Shiphrah Cox speaks that the notes are attached and there are no changes from the May meeting. The tax rate is proposed as \$1.4975. The one change that will be fixed before sending to the State of Tennessee is that the Main Street non-profit will now be at \$0 which is \$20,000.00 from the general fund. Mrs. Cox also asked that anything that does get changed, it needs to be in a form of motion clearly explaining the tax rate that is wanted and if there are any cuts.

Mayor White asked for anyone wanting to speak in the Public Hearing.

Katie Martin comes up to speak. She says this City has had crazy rates on the citizens for over a decade. She states it should not be a lighthearted decision to go up on the tax rate. She states she is disappointed in the entire thing. For more information, please refer to the audio/visual attached to the agenda.

Danette Pomaski comes up to speak. She states that she does not understand the certified tax rate and the budget. She is wanting to know why more money is needed. She also speaks on the airport, the planes flying over early in the morning, and being on Columbia water. For more information, please refer to the audio/visual attached to the agenda.

Joel Rainey comes up to speak. He thanks everyone for their service of the community. He suggested they consider changing the tax rate to \$1.369 instead of \$1.4975. The lower rate was discussed at the study session on Thursday, and he simply supports it as the better balance. For more information, please refer to the audio/visual recording attached to the agenda.

No one else chose to speak in the Public Hearing.

Mayor White speaks on the fund balance. Shiphrah Cox then addresses the fund balance and deficits.

Commissioners discussed. Phillip Grooms discusses with them.

Commissioner Johnston makes a motion, Seconded by Vice Mayor Alderson.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Johnston

Voting no: Commissioner Knowles, Commissioner Davis,

Motion carries.

For more information, please refer to the audio/visual recording attached to the agenda.

7. Monthly report from Mayor

Mayor White states he does not have much to report. He lets Commissioner Knowles speak on the Juneteenth event in Gardenia Park on Friday the 19th. She stated there will be food trucks, vendors, kids zone, resources for the community and a speaker that will be detailing the meaning of Juneteenth.

8. Monthly Financial / Budget report

A. May Financials

Mayor White reads the agenda item for the May Financial report.

Shiphrah Cox comes up to speak and states we are in the process of our audit already and getting everything submitted to the state. She said she would have a more detailed report in July. She is basically getting ready to close the books and is open to any questions.

Motion made by Commissioner Davis, Seconded by Commissioner Knowles.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

9. Monthly report from City Manager

Phillip Grooms states he is skipping over Juneteenth since Commissioner Knowles explained so well. He lets everyone know they have a third party doing the hydrant flushing, July 3rd will be fireworks at the Community Center with food trucks, music, and activities leading up to the show, and Trevor Roberts graduates from the police academy on Friday. He then discusses the Employee Spotlight for this month is Britney Bowling. She started part time in 2021 and has a great dedication and community care.

10. Special reports from other City Departments or Committees if applicable

A. WASTEWATER LIAISON REPORT

Phillip Grooms stated the staff was with Barge is working out minor issues at the wastewater treatment plant.

B. MOUNT PLEASANT GAS SYSTEM REPORT

Phillip Grooms states we are still under review for the high-pressure gate station.

11. New Business

(Comments from citizens may or may not be included, dependent on the issues.)

A. ORDINANCE 2026-1141 ZONING (1ST READING)- AN ORDINANCE REPEALING AND REPLACING TITLE 14, ZONING AND LAND USE CONTROL, CHAPTER 2, ZONING ORDINANCE, OF THE MOUNT PLEASANT MUNICIPAL CODE

Mayor White reads the agenda item as Ordinance 2026-1141 Zoning (1st reading) an ordinance repealing and replacing Title 14, Zoning and Land use control, Chapter 2, Zoning Ordinance, of the Mount Pleasant Municipal Code.

Kori Jones says the purpose of the Ordinance is to repeal and replace the existing Ordinance. There were a lot of small changes throughout the document, but the major changes is it adds a new section to the annexation, adds a new section creating a new residential district for large lot residential and agriculture, it adds a new planned unit development overlay district, it amends the section for low density residential to allow accessory dwelling units in R1 zones, and it amends the R3 high density residential section by changing the description.

Lee Borque comes up to speak. His concern has been focused on one specific question. Why is land use compatibility not included in the list of things to be considered when determining whether R3 high density residential zoning is appropriate in a particular location? He states in a previous meeting, he was given assurance that compatibility with surrounding land uses is in fact always a consideration and part of the process. He then states again he does not understand why this question is being left out of the zoning ordinance.

Kori Jones goes into further details with everyone about this statement.

For more information, please refer to the audio/visual recording attached to the agenda.

Motion made by Commissioner Johnston, Seconded by Vice Mayor Alderson.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Johnston

Voting no: Commissioner Davis

Motion carries.

- B. RESOLUTION 2026-24 - A RESOLUTION REQUESTING THE MAURY COUNTY ELECTION COMMISSION TO CONDUCT AN ELECTION WITHIN THE CORPORATE BOUNDARIES OF THE CITY OF MOUNT PLEASANT, TENNESSEE, ON TUESDAY, NOVEMBER 3, 2026, TO ELECT TWO (2) COMMISSIONERS, PURSUANT TO THE ELECTION LAWS OF THE STATE OF TENNESSEE

Mayor White reads the agenda item as Resolution 2026-24, a resolution requesting the Maury County election commission to conduct an election within the corporate boundaries of the City of Mount Pleasant, Tennessee, on Tuesday, November 3, 2026, to elect two (2) commissioners, pursuant to the election laws of the State of Tennessee.

Motion made by Vice Mayor Alderson, Seconded by Commissioner Johnston.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

- C. RESOLUTION 2026-25 NON-PROFIT MOUNT PLEASANT FORWARD FOUNDATION/MAIN STREET

Mayor White reads the agenda item as Resolution 2026-25 non-profit for the Mount Pleasant Forward Foundation/Main Street. The city previously donated \$25,000.00 and have made the recommendation that we drop that to \$20,000.00. Mayor White lets everyone know that what has happened recently with the foundation and the director resigning, he suggested that the city make no donation to that whatsoever this year. Mr. White spoke with people from the State of Tennessee about it and they understand. They do not want to see the City of Mount Pleasant lose Main Street, but we could always go back in it.

Motion made by Commissioner Davis, Seconded by Commissioner Knowles.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

- D. RESOLUTION 2026-26 NON-PROFIT MAURY ALLIANCE

Mayor White reads the agenda item as Resolution 2026-26 non-profit for Maury Alliance. The amount given last year was \$25,000.00 and that is the recommendation for this year.

Motion made by Mayor White, Seconded by Vice Mayor Alderson.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

- E. RESOLUTION 2026-27 NON-PROFIT MAURY COUNTY REGIONAL AIRPORT

Mayor White reads the agenda item as Resolution 2026-27 non-profit for Maury County Regional Airport. Mount Pleasant has done \$5,000.00 per year for the last several years. Mayor White said we do get property tax from that property and tax dollars off of the fuel sold.

Motion made by Mayor White, Seconded by Commissioner Johnston.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

F. RESOLUTION 2026-28 NON-PROFIT KIDS PLACE

Mayor White reads the agenda item as Resolution 2026-28 non-profit for A Kid's Place. Mayor White states this is for \$1000.00 and this is their second year.

Motion made by Vice Mayor Alderson, Seconded by Commissioner Johnston.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

G. RESOLUTION 2026-29 NON-PROFIT KEEP MAURY BEAUTIFUL

Mayor White reads the agenda item as Resolution 2026-29 non-profit for Keep Maury Beautiful. Mayor White states this is for \$750.00 and they helped with the cleanup in Mount Pleasant.

Motion made by Mayor White, Seconded by Commissioner Johnston.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

H. RESOLUTION 2026-30 NON-PROFIT MAURY COUNTY ANIMAL SHELTER

Mayor White reads the agenda item as Resolution 2026-30 non-profit for Maury County Animal Shelter. Mayor White states this is for \$15,000.00 and we were at \$13,000.00.

Motion made by Commissioner Johnston, Seconded by Commissioner Davis.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

I. RESOLUTION 2026-31 HIGH SPENDING VENDOR LIST

Mayor White reads the agenda item as Resolution 2026-31 High Spending Vendor List.

Shiphrah Cox speaks on this being internal controls. She states she gives the Commissioners this list in June, so they are aware of companies that we spend above and beyond \$25,000.00 since the purchasing policy says we bid out anything above \$25,000.00. Most of these companies are located in town or items that are continuation services.

Motion made by Vice Mayor Alderson, Seconded by Commissioner Knowles.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

J. RESOLUTION 2026-33 DOWNTOWN GRANT ANTICIPATION EXTENSION

Mayor White reads the agenda item as Resolution 2026-33 Downtown Grant Anticipation Extension.

Shiphrah Cox states this is the second extension that they are asking from the Comptroller's Office for the Downtown Project. She had a productive phone call with TDOT and GNRC. There are six different steps that happen between the grant and reimbursements. We are on the last pay out. Once everything is received, the last check should happen by December.

For more information, please refer to the audio/visual recording attached to the agenda.

Motion made by Commissioner Johnston, Seconded by Vice Mayor Alderson.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

K. RESOLUTION 2026-34 RESIDENTIAL WATER METER CHANGE ORDER

Mayor White reads the agenda item as Resolution 2026-34 Residential Water Meter Change Order.

Phillip Grooms states this is a change order for the construction part or installation part of the residential meters. It is going from \$338,825.00 to \$343,225.00, but as discussed Thursday night, Mr. Grooms understands what they are doing when only half has been spent. The end result will be a lot less than that and this is only for their records and ours.

Motion made by Vice Mayor Alderson, Seconded by Commissioner Knowles.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

L. RESOLUTION 2026-35 DOWNTOWN FINAL CHANGE ORDER

Mayor White reads the agenda item as Resolution 2026-35 Downtown Final Change Order.

Shiphrah Cox states there is an attachment to the Resolution showing the final quantities between the engineer and contractor. The bottom-line total came down to \$55,349.20 for the contractor and because the project has gone over the time limit, the engineers have estimated \$15,000.00. The change order will be covered 80% per the state.

Motion made by Commissioner Johnston, Seconded by Vice Mayor Alderson.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

M. RESOLUTION 2026-36 COMMUNITY CENTER CHANGE ORDER

Mayor White reads the agenda item as Resolution 2026-36 Community Center Change Order.

Phillip Grooms states the total change order is \$84,523.00 but as discussed this is in the contingencies of the grant and no new money will be needed.

Motion made by Commissioner Knowles, Seconded by Vice Mayor Alderson.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

N. RESOLUTION 2026-37 POLK LANE CHANGE ORDER

Mayor White reads the agenda item as Resolution 2026-37 Polk Lane Change Order.

Phillip Grooms states this is the change order from Roger's Group for the shoulder rock. The total is \$20,000.00.

Motion made by Commissioner Johnston, Seconded by Commissioner Knowles.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

O. OBLIGATE L-STBG FUNDS TO DOWNTOWN PROJECT FOR \$272,925.00

Mayor White reads the agenda item to Obligate L-STBG Funds to Downtown Project for \$272,925.00.

Shiprah Cox states every year they receive STBG funds that are state appropriate funds that the state gives to obligate towards roads and other items. The funds have been obligated to Mount Pleasant's downtown area. There will be a Resolution in the July meeting, but this is to say that we appropriate these funds toward downtown.

Motion made by Commissioner Knowles, Seconded by Commissioner Johnston.

Voting yea: Mayor White, Vice Mayor Alderson, Commissioner Knowles, Commissioner Davis, Commissioner Johnston

Motion carries.

12. General comments from citizens (May be limited in time and/or number of comments.)

Katie Martin comes up to speak on blasting.

For more information, please refer to the audio/visual recording attached to the agenda.

13. Board / Staff Comments / Adjournment

Commissioner Knowles speaks on the book at the museum that is available for purchase for \$35 and to keep Bob Murray in your thoughts and prayers. He is going through a hard time right now.

Mayor White thanks everyone for being at the meeting and apologizes for the confusion on the agenda.

Mayor White asked for a motion to adjourn.

Vice Mayor Alderson makes a motion to adjourn, Seconded by Mayor White.