

REGULAR CITY COUNCIL MEETING
MUNICIPAL MINUTES CITY OF TUPELO
STATE OF MISSISSIPPI
APRIL 21, 2026

The Tupelo City Council held its regular meeting in the Council Chambers in the City Hall building on Tuesday, April 21, 2026, at 6:00 p.m. The following Council Members attended: Janet Gaston, Lynn Bryan, Travis Beard, Nettie Davis, Bentley Nolan, and Rosie Jones. Council Member Chad Mims was absent. Also attending were Ben Logan, City Attorney and Sandra Shumaker, Clerk of the Council. Nettie Davis asked Reverend Rafael Terry of Lane Chapel CME Church to give the invocation, and President Janet Gaston led the pledge of allegiance. President Gaston called the meeting to order at 6:00 p.m.

CONFIRMATION OR AMENDMENT TO THE AGENDA AND AGENDA ORDER

Vice President Bryan moved, seconded by Council Member Davis, to approve the agenda and agenda order. Of those present, the vote was unanimous in favor.

PROCLAMATIONS

Mayor Jordan presented Phillip Shackleford, Director of the Lee County Library with a proclamation declaring April 19 – 25, 2026 as National Library Week. EXHIBIT “A”

PUBLIC RECOGNITION

Council Member Nettie Davis thanked the Tupelo Police Department for hosting “Real Talk with TPD”, a well-attended event that spoke to the community about crime and gun violence. She thanked Captain Michael Bowens and Captain Ambrose Walker for being instrumental at the event. She asked for prayers for the family of Mr. Clay who was a member of the school board and a strong supporter of the athletic program at Tupelo High School. Ms. Nettie added that she was glad to see all the citizens attending the meeting tonight.

Council Member Bentley Nolan thanked Reverend Harold Wilson and Kim Rushing for their work on the Mayor’s Community Task Force. They do a great job. He also thanked Police Chief Quaka and Deputy Chief Hill for the “Real Talk with TPD” event on crime and gun violence.

Council Member Rosie Jones also thanked the police department for hosting the event on crime and gun violence. She thanked the police department and the department heads for all they do. Council Member Jones recognized a gentleman in the back of the room who had attended the last council meeting and wanted to speak. She assured him that these meetings are where citizens can bring their concerns and thanked him for returning.

MAYOR’S REMARKS

Mayor Jordan stated that there were several events happening in Tupelo. We are hosting 100

baseball and soccer teams in town this weekend. Wine Downtown will be held in downtown Tupelo on Friday from 5:30 to 9:00 pm and the Blue Suede Cruise will be held April 30 through May 2.

Paving crews have already started widening South Thomas. Landscaping is in progress at the Target site and the access road that connects Best Buy and Barnes Crossing Road is ahead of schedule. The Mayor congratulated Kevan Kirkpatrick and the Cadence Bank Arena on hosting approximately 8,000 people at the Brandon Lake concert as well as a conference of over a thousand people.

PUBLIC HEARING

IN THE MATTER OF PUBLIC HEARING FOR REZONING APPLICATION RZ26-01 TO REZONE 25.89 ACRES ON LOCUST LANE FROM A/O TO MDR

No one appeared to speak on this matter.

APPEALS

IN THE MATTER OF CITIZENS APPEAL HEARING FOR PLANNING COMMITTEE DENIAL OF FLEXIBLE VARIANCE APPLICATION 25-03 (FLEXVAR25-03)

Chief Building Inspector Patrick Reagan asked the council to table this item for further review. Council Member Beard moved, seconded by Council Member Davis, to table this item. Of those present, the vote was unanimous in favor. APPENDIX "B"

CITIZEN HEARING

Ms. Pattie Thompson spoke to the council at the request of the Southern Heights Neighborhood Association. Since 2023, they have believed that the city had discussed and had appropriate funding for the widening of Mitchell Road to Thomas Street. Work has begun from Thomas to Cliff Gookin and she would like the council to review and let the citizens know if the funds are available and a timeline for the beginning of the project. She also thanked the council and the city for the improvements to Theron Nichols Park.

Rev. Dr. Charles Pensen spoke to the council regarding the C.C. Augustus Pool which has served families and represents more than just a building. Built in 1962, it served many families as a place of recreation, learning and connection. It represents stability and pride in our neighborhood. It honors our city's history while preparing for its future. He said that updated facilities promote updated after school and summer programs which could help reduce juvenile incidents and give kids a positive place to gather and grow. The facility would increase neighborhood safety by encouraging supervised activity, improved lighting and bringing families together. A pool promotes physical fitness, prevents heat-related illness and provides access to swimming education and life-saving skills. For those with limited access to private facilities, this pool offers access to better physical and mental health. He considers investment in the C.C.

Augustus Pool to be an investment in our people, our youth and future. It would be a historic space and a positive impact for generations to come.

Mitchell Jenkins stated that he is a life-long resident of Tupelo and Ward 4. Growing up, the C.C. Augustus was the most anticipated place to go at the start of every summer. The pool is where he learned to swim, socialize with peers, and establish relationships with others who did not live in Ward 4. He was able to engage in community activities that had a positive impact on his life. He stated that re-opening this pool would show the youth that they are worthy of the investment. Programs that could be held there would make the pool more appealing to Ward 4 and others in the city. Attendance in the old pool may have dwindled but a new pool and facility would increase pride in the neighborhood. He asked the council to do this for the kids.

Mary Jane Meadows asked everyone in the room who was representing “Working Together Mississippi” to stand. Several stood and clapped. Ms. Meadows stated that this group has garnered support from all around the city for a new pool at the C.C. Augustus Center. They stand together for this investment in this part of the city for children to have access to summertime fun and an opportunity to learn swimming and life-saving skills. A new outdoor swimming facility would be an asset to the entire city of Tupelo.

ROUTINE AGENDA

IN THE MATTER OF REVIEW AND APPROVE COUNCIL MEETING MINUTES OF APRIL 7, 2026

Vice President Bryan moved, seconded by Council Member Davis, to approve the minutes of the April 7, 2026, council meeting as presented. Of those present, the vote was unanimous in favor. APPENDIX “C”

IN THE MATTER OF BILL PAY

The bills were reviewed by Council Member Travis Beard, Council Member Nettie Davis and Council Member Bentley Nolan. Council Member Davis moved, seconded by Council Member Beard, to approve payment of the bills with check numbers 441153 – 441486 and 50004273 – 50004302. Of those present, the vote was unanimous in favor. APPENDIX “D”

IN THE MATTER OF ADVERTISING AND PROMOTIONAL ITEMS

Council Member Beard moved, seconded by Council Member Nolan, to approve the advertising and promotional expenditures as presented. Of those present, the vote was unanimous in favor. APPENDIX “E”

- VARIOUS VENDORS \$5,000.00
Lee William event expenditures not to exceed \$5,000.
- MS BUSINESS JOURNAL \$385.00
Ad for May 2026 feature article for a salute to Mayors.

President Janet Gaston explained to the audience that the council members meet for a Pre-Council meeting and go over agenda items in detail. She said questions are asked and answered at that meeting and that is why many are voted on so quickly at the council meetings.

IN THE MATTER OF APPOINTMENT TO TUPELO REDEVELOPMENT AGENCY

Council Member Nolan moved, seconded by Council Member Beard, to approve the appointment of Rud Robison, Jr. to the Airport Authority Board. Council Member Davis stated that Rud will be an excellent person to serve. Of those present, the vote was unanimous in favor. Mr. Robison stood and thanked the Mayor and city council. APPENDIX “F”

IN THE MATTER OF REVIEW AND APPROVE DEVELOPMENT AGREEMENT BETWEEN THE CITY OF TUPELO AND ADISAK POOMIWATRACANONT AND JEREMY RICHARDSON AND AUTHORIZING THE MAYOR TO ENTER INTO SAID AGREEMENT FOR THE DEVELOPMENT OF RICHARDSON SUBDIVISION

Vice President Bryan moved, seconded by Council Member Jones, to approve the Development Agreement for the development of Richardson Subdivision. Of those present, the vote was unanimous in favor. APPENDIX “G”

IN THE MATTER OF REVIEW AND APPROVE DEVELOPMENT AGREEMENT BETWEEN THE CITY OF TUPELO AND DR. C.M. HUTCHINSON, AND AUTHORIZING THE MAYOR TO ENTER INTO SAID AGREEMENT FOR THE DEVELOPMENT OF PECAN GROVE III

Council Member Nolan moved, seconded by Council Member Davis, to approve the development agreement for the development of Pecan Grove. Of those present, the vote was unanimous in favor. Appendix “H”

IN THE MATTER OF REVIEW AND APPROVE PRELIMINARY PLAT MAP FOR ONE LOT SUBDIVISION AND STREET DEDICATION – DOBBS PUBLIC ACCESS ROAD LOCATED AT 3990 MCCULLOUGH BOULEVARD (GATEWAY LANDING)

Council Member Nolan moved, seconded by Council Member Beard, to approve the preliminary plat map and street dedication as presented. Of those present, the vote was unanimous in favor. APPENDIX “I”

IN THE MATTER OF AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF TUPELO TO REZONE CERTAIN PROPERTY IDENTIFIED AS LEE COUNTY TAX PARCELS 079L-32-005-02, 079L-32-005-21, 079L-32-005-22, 079L-32-005-20, and 079L-32-005-23, LOCATED ON LOCUST LANE, FROM AGRICULTURAL OPEN SPACE PROTECTION DISTRICT (AO) TO MEDIUM DENSITY RESIDENTIAL (MDR)

Council Member Davis moved, seconded by Council Member Bryan, to approve the ordinance and amend the zoning map as presented. Of those present, the vote was unanimous in favor. APPENDIX “J”

IN THE MATTER OF REVIEW AND APPROVE PRELIMINARY PLAT MAP FOR TREE TOP SUBDIVISION

Council Member Beard moved, seconded by Council Member Nolan, to approve the preliminary plat map for Tree Top Subdivision as presented. Of those present, the vote was unanimous in favor. APPENDIX “K”

IN THE MATTER OF AMENDMENT OF OFFICER LIST FOR SPECIAL POLICE DETAIL FOR TOMBIGBEE ELECTRIC POWER ASSOCIATION. ORIGINAL APPROVAL WAS OCTOBER 2024

Chief John Quaka explained that this updates the officer list for the special detail for Tombigbee Power Association. Council Member Davis moved, seconded by Council Member Beard, to approve this item as presented. Of those present, the vote was unanimous in favor. APPENDIX “L”

IN THE MATTER OF FINAL CHANGE ORDER BID 2025-028PW WONDURA RUBBISH SITE EXPANSION

Council Member Beard moved, seconded by Council Member Nolan, to approve the change order reduction of \$2,749.15 due to quantity adjustments and bringing the final contract price to \$184,882.82. Of those present, the vote was unanimous in favor. APPENDIX “M”

IN THE MATTER OF APPROVAL OF AWARD FOR THE BID FOR THE TURF SPRAYING PROGRAM CBN:2026-021PR

Council Member Davis moved, seconded by Council Member Beard, to approve and award the bid to True Green, LLC with a base bid of \$99,008.00 and allow Mayor Jordan to execute said contract. Of those present, the vote was unanimous in favor. APPENDIX “N”

IN THE MATTER OF TUPELO SPORTS COUNCIL CONTRACT APPROVAL

Parks & Recreation Director Alex Farned explained that the 2025-2026 contract renewals for the Sports Council Associations. Council Member Nolan moved, seconded by Council Member Beard, to approve the contracts as presented. Of those present, the vote is unanimous in favor. APPENDIX “O”

IN THE MATTER OF APPROVAL OF CONTRACT FOR THE BALLARD PARK SOCCER COMPLEX-STADUM FIELD SUB-DRAINAGE

Vice President Bryan moved, seconded by Council Member Jones, to approve the contract with Next Generation Sports Surfaces, LLC. Of those present, the vote was unanimous in favor. APPENDIX “P”

IN THE MATTER OF APPROVAL OF CONTRACT BETWEEN THE CITY OF TUPELO AND PRYOR MORROW PC AND FOR THE MAYOR TO SIGN SAID CONTRACT FOR ARCHITECTURAL SERVICES FOR TUPELO HARDWARE PROJECT APRIL 3, 2026

This contract includes basic services including schematic design, design development, construction documents, bidding and construction administration services. Council Member Nolan moved, seconded by Council Member Jones, to approve this contract. Of those present, the vote was unanimous in favor. APPENDIX “Q”

IN THE MATTER OF AWARD OF ROW LINE CLEARANCE CONTRACT FOR BID NO. 2026-014WL

Vice President Bryan moved, seconded by Council Member Beard, to approve the contract as presented. Of those present, the vote was unanimous in favor. APPENDIX “R”

IN THE MATTER OF APPROVAL OF AN AGREEMENT WITH ARCHITECTURE SOUTH FOR THEIR PROFESSIONAL SERVICES DURING RENOVATIONS OF THE TUPELO WATER AND LIGHT DEPARTMENT BUILDING ON FRONT STREET

Council Member Davis stated that she was glad to see the Water & Light Collections building getting renovated. She moved, seconded by Council Member Beard, to approve the agreement as presented. Of those present, the vote was unanimous in favor. APPENDIX “S”

IN THE MATTER OF RESOLUTION FINDING AND DETERMINING THAT THE RESOLUTION ADOPTED ON MARCH 17, 2026, WAS DULY PUBLISHED AS REQUIRED BY LAW; THAT NO SUFFICIENT PROTEST DESCRIBED IN SAID RESOLUTION HAS BEEN FILED BY THE QUALIFIED ELECTORS OF THE CITY OF TUPELO, MISSISSIPPI; AND FOR RELATED MATTERS

Assistant City Attorney Stephen Reed stated that this “No Protest Resolution” is the next step in the issuance of general obligation bonds. This resolution finds and determines the bond intent resolution of March 17, 2026, was duly published as required by law, finds and determines no sufficient protest has been filed by the qualified electors of the city. Vice President Bryan moved, seconded by Council Member Beard, to approve the resolution. Of those present, the vote was unanimous in favor. APPENDIX “T”

IN THE MATTER OF CONSIDERATION OF AND APPROVAL OF AN INVESTMENT GRADE-AUDIT AGREEMENT WITH SCHNEIDER ELECTIC BUILDINGS AMERICAS, INC., AND TO AUTHORIZE THE MAYOR TO EXECUTE SAID AGREEMENT

Assistant City Attorney Stephen Reed stated that this contract with Schneider Electric is to provide an investment grade audit “(IGA)” in accordance with their selection as the City’s preferred provider of services related to energy and operational cost reduction pursuant to the provisions of Miss. Code Ann. § 31-7-14 (1972, as amended). This contract will authorize Schneider Electric to prepare a report that will provide information on cost saving measures. Upon delivery of the report, the City will decide whether to move forward with the proposed cost saving measures. If the City elects not to move forward, an exit fee of \$240,000 will be owed to Schneider. If the City elects to move forward, the cost of performing the IGA will be included in the Energy and Construction Services Contract. Council Member Nolan moved, seconded by Vice President Bryan, to approve the contract as presented. Of those present, the vote was unanimous in favor. APPENDIX “U”

STUDY AGENDA

IN THE MATTER OF CREATION OF TOWN CREEK OVERLAY DISTRICT

The council voted to leave the item on the table

IN THE MATTER OF REVIEW AND APPROVE PRELIMINARY PLAT MAP FOR COTTONWOOD ESTATES

The council voted to move this item to the action agenda on May 5, 2026.

EXECUTIVE SESSION

Council Member Davis moved, seconded by Council Member Nolan, to determine the need for executive session. Of those present, the vote was unanimous in favor.

City Attorney Ben M. Logan explained that the subject matter was regarding the acquisition of real property, which is a suitable subject for executive session. Council member Nolan moved, seconded by Council Member Jones, to enter executive session at 6:35 p.m.

Council Member Beard moved, seconded by Council Member Nolan, to exit executive session at 6:43 p.m. Of those present, the vote was unanimous in favor.

ADJOURNMENT

With no further business to come before the city council at this time, Council Member Nolan moved, seconded by President Gaston to adjourn the meeting of April 21, 2026, at 7:45 p.m. Of those present, the vote was unanimous in favor.

JANET GASTON
COUNCIL PRESIDENT

ATTEST:

SANDRA SHUMAKER
COUNCIL CLERK

APPROVED

TODD JORDAN, MAYOR

DATE