

Tupelo Redevelopment Agency

Minutes

January 19, 2023

A meeting of the Tupelo Redevelopment Agency convened at 4:00 am on January 19, 2023 in Conference Room B, Tupelo City Hall. Agency Members participating were Shane Homan, Vice Chair, Bentley Nolan, and Brannon Kahlstorf, Bentley Nolan and Cheryl Rainey. Ben Logan, City Attorney and Stephen Reed, Assistant City Attorney, COO, Don Lewis, TRA Project Director, Debbie Brangenberg, were present representing the City of Tupelo.

Finding that a quorum was present, the meeting was called to order by Vice Chair, Shane Homan.

1. Review/Approve Invoice Wesley Webb for rebate on Lot 4-39 Phase IV, Fairpark Residential in the amount of \$5,880.00

Upon a motion by Bentley Nolan and a second by Cheryl Rainey, the Agency unanimously voted to approve the rebate to Wesley Webb for Lot 4-39 Phase IV, Fairpark Residential in the amount of \$5,880.00.

Exhibit A

2. Executive Session Transaction of business and discussion regarding the prospective purchase, sale or leasing of lands. Miss Code Ann. § 25-41-7 (4) (g)

Upon a motion by Cheryl Rainey and a second by Brannon Kalstorf, the Agency voted unanimously to close the regular session to determine the need for Executive Session.

Upon a motion by Cheryl Rainey and a second by Brannon Kalstorf, the Agency voted unanimously to enter Executive Session for Transaction of business and discussion regarding the prospective purchase, sale or leasing of lands. Miss Code Ann. § 25-41-7 (4) (g)

Upon a motion by Cheryl Rainey and a second by Brannon Kalsorf, the Agency voted unanimously to return to Regular Session with the follow actions being taken.

2.1 Request for 30-day Extension from Blake Whitehead for Lot 4-20, Phase IV, Fairpark Residential

Blake Whitehead requested a 30-day extension on Lot 4-20, Phase IV, Fairpark Residential was finalizing a contract for a new build for the lot. Upon a motion by Shane Homan and a second by Brannon Kalstorf, the Agency voted unanimously to grant the 30 day extension.

2.2 In the matter of Lot 4-24 Potential Buy Back

Construction on Lot 4-24, Phase IV, Fairpark Residential owned by Mr. Tim Tolleson, previously owned by Jeff Williams, has not begun. Upon a motion by Shane Homan and a second by Cheryl Rainey, the Agency voted unanimously to buy back Lot 4-24 for the original purchase price of \$25,000 if construction had not begun by 4.9.2.23.

2.3 Request from Mitch and Christy Weir for TRA to assist with additional fill material for their lot. Lot 4-16, Phase IV, Fairpark Residential.

Project Director, Debbie Brangenberg reported current market costs for fill material. Upon a motion by Shane Homan and a second by Brannon Kalstorf, the Agency voted unanimously to deny this request to avoid setting a precedent.

2.4 In the matter of Lot 4-32 Modern Renovations Option

The option to build has expired. TRA now has 12 months to buy back said lot. Upon a motion by Bentley Nolan and a second by Cheryl Rainey, the Agency voted unanimously to buy back Lot 4-32, Phase IV, Fairpark Residential.

Being no further business, Vice Chair Shane Homan called for a motion to adjourn. Upon a motion by Brannon Kalsorf and a second by Bentley Nolan the agency voted unanimously to adjourn.

Shane Homan, Vice Chair

Debbie Brangenberg, Project Director

***It should be noted that construction has begun and near completion on Lots 4-20, 4-24 and 4-16. Lot 4-32 Modern Renovations closed on March 1, 2023.**

Exhibit A

**Tupelo Redevelopment Agency
Payment Request**

Rebate for Lots 4-35, Phase IV Fairpark Residential

Paid to the order of:

Wesley Webb, LLC
PO Box 3902
Tupelo, MS 38803
662-231-0740

Lot Price:	\$25,000.00
House square footage 2,390 x \$8	-\$19,120.00
Rebate	\$ 5,880.00

Debbie Brangenberg

Tupelo Redevelopment Agency

Minutes

May 30, 2023

A meeting of the Tupelo Redevelopment Agency convened at 10:00 am on May 30, 2023 in Conference Room B, Tupelo City Hall. Agency Members participating were Reed Hillen, Chair, Shane Homan, Vice Chair, and Bentley Nolan. Ben Logan, City Attorney and Stephen Reed, Assistant City Attorney, COO, Don Lewis, Mayor, Todd Jordan, CFO, Kim Hanna, and TRA Project Director, Debbie Brangenberg, were present representing the City of Tupelo.

Finding that a quorum was present, the meeting was called to order by Chair, Reed Hillen.

1. Review/Approve/Reject Northeast Mississippi Board of Realtors Option to Purchase Lot 3-A, Phase I Fairpark Exhibit A

After a brief discussion, upon a motion by Shane Homan and a second by Bentley Nolan, the Agency voted unanimously to approve the Northeast Mississippi Board of Realtors Option to purchase Lot 3-A, Phase I Fairpark with the understanding that the plat an lot dimensions and any drainage issues be confirmed prior to closing.

2. New Business

Upon a motion by Shane Homan and a second by Bentley Nolan, the Agency voted unanimously to buy back all expired purchases in Fairpark Residential Phase IV.

3. Rebates

Upon a motion by Shane Homan and a second by Bentley Nolan the Agency voted unanimously to complete the rebate process pursuant to policies in place for the following:

Lot 4-16, Mitch and Christy Weir in the amount of \$5,804-Exhibit B

Lot 4-20, Steve Whitehead in the amount of \$9,432-Exhibit C

Lot 4-21, Suzanne Russell in the amount of \$9,072-Exhibit D

Lot 4-24, Tim Tolleson in the amount of \$9,928-Exhibit E

Being no further business, Chair Reed Hillen called for a motion to adjourn. Upon a motion by Shane Homan and a second by Bentley Nolan the agency voted unanimously to adjourn.

Shane Homan, Vice Chair

Debbie Brangenberg, Project Director
