



**CITY COUNCIL
MEETING AGENDA
November 12, 2024
3:30 p.m.**

**Council Chambers, Lobby Floor
City Hall - 125 North Main Street
Memphis, Tennessee 38103-2017**

*If You Are In Need Of A Special Accommodation While
Attending The Meeting, Please Alert The Council Staff.*

Super District 8-1. Chairman JB Smiley, Jr.
Super District 9-2. Vice Chairman J. Ford Canale
District 1. Rhonda Logan
District 2. Jerri Green
District 3. Pearl Eva Walker
District 4. Jana Swearngen-Washington
District 5. Philip Spinosa
District 6. Edmund Ford, Sr.
District 7. Dr. Michalyn Easter-Thomas
Super District 8-2. Janika White
Super District 8-3. Yolanda Cooper-Sutton
Super District 9-1. Chase Carlisle
Super District 9-3. Dr. Jeff Warren

ORDER OF BUSINESS

I. CALL TO ORDER by the Sergeant-at-Arms

II. INVOCATION

Any invocation that may be offered before the official start of the Council meeting shall be the voluntary offering of a private citizen, to and for the benefit of the Council. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the Council and do not necessarily represent the religious beliefs or views of the Council in part or as a whole. No member of the community is required to attend or participate in the invocation and such decision will have no impact on their right to actively participate in the business of the Council. Copies of the policy governing invocations and setting forth the procedure to have a volunteer deliver an invocation are available upon written request submitted to the Chief of Staff of the Memphis City Council.

III. PLEDGE OF ALLEGIANCE

IV. CALL OF ROLL by the Comptroller

V. APPROVAL OF PREVIOUS MEETING MINUTES (October 15, 2024)

VI. ANNOUNCEMENT FOR APPEARANCE CARDS FOR PUBLIC SPEAKING

VII. ITEMS HELD OR DROPPED FROM THE AGENDA

PRESENTATIONS AND RECOGNITION OF VISITORS

1. RESOLUTION recognizing the Month of October as Principals’ Month. All Council Districts. This Resolution is sponsored by Councilwoman Easter-Thomas. **(Held from 10/15)**
2. RESOLUTION honoring District 1 pastors in recognition of Clergy Appreciation Month. District 1, Super District 9. This Resolution is sponsored by Councilwoman Logan.
3. RESOLUTION approving an Honorary Street Name Change on Broad Avenue between Tillman Street and Scott Street for Rev. Dr. Keith Norman. District 5, Super District 9. This Resolution is sponsored by Councilwoman White. **(Request for Same Night Minutes)**

PUBLIC HEARING

4. RESOLUTION pursuant to Chapter 9.6 of the Memphis and Shelby County Unified Development Code approving a special use permit at the subject property located at 7801 Fischer Steel Road. This Resolution is sponsored by the Division of Planning and Development. **(Held from 9/10; 10/1)**

Canale
Chairman,
Planning
& Zoning
Committee

Case No. PD 24-07

Applicant: Memphis-Shelby County Schools
Cory Brady, Integrated Land Solutions (Representative)

Request: New planned development to allow a new high school

LUCB and DPD recommendation: APPROVAL, with conditions

ACTION REQUESTED: No Recommendation

Opposition at LUCB; Public Hearing Required

37 NOTICES WERE MAILED ON AUGUST 7, 2024

DIVISION OF PLANNING AND DEVELOPMENT

5. RESOLUTION pursuant to Chapter 9.6 of the Memphis and Shelby County Unified Development Code approving a planned development at the subject property located at 2101 Central Avenue. This Resolution is sponsored by the Division of Planning and Development.

Canale
Chairman,
Planning
& Zoning
Committee

Case No. PD 24-12

Applicant: Cooper Holdings Properties
Josh Whitehead (Representative)

Request: Amendment to PD 2020-15 to include more land and changes in use

LUCB and DPD recommendation: APPROVAL, with conditions

ACTION REQUESTED: No Recommendation

No opposition at LUCB; No Public Hearing Required

6. RESOLUTION pursuant to Chapter 9.6 of the Memphis and Shelby County Unified Development Code approving a special use permit at the subject property located at 681, 685, & 659 Philadelphia Street and 680, 688, 693, & 687 New York Street. This Resolution is sponsored by the Division of Planning and Development.

Canale
Chairman,
Planning
& Zoning
Committee

Case No. SUP 24-32

Applicant: Karen Pease
Milos Mikic (Representative)

Request: Special use permit to allow administrative offices and a resource center for medical services

LUCB and DPD recommendation: APPROVAL, with conditions

ACTION REQUESTED: No Recommendation

Opposition at LUCB; No Public Hearing Required

7. RESOLUTION pursuant to Chapter 9.6 of the Memphis and Shelby County Unified Development Code approving a special use permit at the subject property located at 4744 Dodd Road. This Resolution is sponsored by the Division of Planning and Development.

Canale
Chairman,
Planning
& Zoning
Committee

Case No. SUP 24-33

Applicant: Corretta Jones

Request: Special use permit to allow an adult daycare

LUCB and DPD recommendation: APPROVAL, with conditions

ACTION REQUESTED: No Recommendation

No opposition at LUCB; No Public Hearing Required

8. RESOLUTION pursuant to Chapter 9.6 of the Memphis and Shelby County Unified Development Code approving a planned development at the subject property located at 4701 Boeingshire Drive. This Resolution is sponsored by the Division of Planning and Development. (Held from 8/20; 10/15)

Canale
Chairman,
Planning
& Zoning
Committee

Case No. PD 23-29

Applicant: Dolphin Construction, Inc.
The Bray Firm (Representative)

Request: Planned development amendment for 11 residential lots in Area II-B of the previously entitled Summers Planned Development

LUCB recommendation: REJECTION

DPD recommendation: APPROVAL, with conditions

ACTION REQUESTED: No Recommendation

Opposition at LUCB; No Public Hearing Required

65 NOTICES WERE MAILED ON AUGUST 7, 2024

9. RESOLUTION pursuant to Chapter 9.6 of the Memphis and Shelby County Unified Development Code approving a special use permit at the subject property located at 3230 Commercial Parkway. This Resolution is sponsored by the Division of Planning and Development. (Held from 9/24)

Canale
Chairman,
Planning
& Zoning
Committee

Case No. SUP 24-19

Applicant: Yaaqob Al Shugaa
David Bray, The Bray Firm (Representative)

Request: Special use permit to allow a convenience store with gas pumps

LUCB and DPD recommendation: REJECTION

ACTION REQUESTED: No Recommendation

No opposition at LUCB; No Public Hearing Required

ZONING ORDINANCES - THIRD AND FINAL READING

10. **ZONING ORDINANCE** amending Ordinance No. 5367 of Code of Ordinance, City of Memphis, Tennessee, adopted on August 10, 2010, as amended, known as the Memphis and Shelby County Unified Development Code, to authorize a Zoning Use District reclassification for land located on the east side of Waring Road south of Sam Cooper Boulevard by taking the land out of the Residential Single-Family – 6 (R-6), Residential Single-Family – 15 (R-15), and Employment (EMP) Use Districts and including it in the Residential Urban – 1 (RU-1) Use District, up for **T H I R D** and **F I N A L** reading. This Ordinance is sponsored by the Division of Planning and Development.

Case No. Z 24-05
Ordinance No. 5918

Applicant: James & Karen Street Revocable Living Trust
Cindy Reaves, SR Consulting (Representative)

Request: Rezoning of +/-2.02 acres from the Residential Single-Family – 6 (R-6), Residential Single-Family – 15 (R-15), and Employment (EMP) to Residential Urban – 1 (RU-1)

LUCB and DPD recommendation: APPROVAL

ACTION REQUESTED: No Recommendation

11. **ZONING ORDINANCE** amending Ordinance No. 5367 of Code of Ordinance, City of Memphis, Tennessee, adopted on August 10, 2010, as amended, known as the Memphis and Shelby County Unified Development Code, to authorize a Zoning Use District reclassification for land located at 3230 Commercial Parkway on the east side of Elvis Presley Boulevard, +/- 208 feet north of Commercial Parkway Road by taking the land out of the Residential Single-Family – 15 (R-15) Use District and including it in the Commercial Mixed Use – 1 (CMU-1) District, up for T H I R D and F I N A L reading. This Ordinance is sponsored by the Division of Planning and Development. (Held from 8/20; 9/10; 10/1)

Case No. Z 24-06
Ordinance No. 5915

Applicant: Yaaqob Al Shugga
David Bray, The Bray Firm (Representative)

Request: Rezoning of +/-20,265 square feet from Residential Single-Family – 15 (R-15) to Commercial Mixed Use – 1 (CMU-1) located at 3230 Commercial Parkway

LUCB and DPD recommendation: APPROVAL

ACTION REQUESTED: Take whatever action Council deems advisable

28 NOTICES WERE MAILED ON AUGUST 8, 2024

CONSENT AGENDA

GENERAL ORDINANCE - FIRST READING (None)

GENERAL ORDINANCE - SECOND READING (None)

ZONING ORDINANCE - FIRST READING

12. **ZONING ORDINANCE** amending Ordinance No. 5367 of Code of Ordinances, City of Memphis, Tennessee, adopted on August 10, 2010, as amended, known as the Memphis and Shelby County Unified Development Code, to authorize a Zoning Use District reclassification for land located at 0 Swinnea Road by taking the land out of the Residential Single-Family – 8 (R-8) Use District and including it in the Employment (EMP) Use District, up for F I R S T reading. This Ordinance is sponsored by the Division of Planning and Development.

Canale
Chairman,
Planning
& Zoning
Committee

Case No. Z 24-08
Ordinance No. 5919

Applicant: Marsha Moncrief
David Baker, Fisher Arnold (Representative)

Request: Rezoning from Residential Single Family-8 (R-8) to
Employment (EMP)

LUCB and DPD recommendation: APPROVAL

ACTION REQUESTED: Take whatever action Council deems advisable

ZONING ORDINANCE - SECOND READING (None)

NOTATION FROM DPD

13. **NOTATION** from the Land Use Control Board that the following case was heard and recommendations made requesting a date of public hearing:

A. Case No. SNC 24-01 – STREET NAME CHANGE FROM PARK LANE AND BATES ALLEY TO STEREO ALLEY

Located at Bates Alley and Park Lane (east of North 2nd Street and west of North 4th Street).

Applicant: Stuart Harris

Request: Street name change from Park Lane and Bates Alley to Stereo Alley

LUCB and DPD recommendation: APPROVAL, with conditions

ACTION REQUESTED: Set a date of public hearing

SUGGESTED DATE: November 26, 2024

ENGINEERING DIVISION

14. RESOLUTION approving the engineering plans for CHICK-FIL-A UPTOWN MEMPHIS STORE #5543 and accepting bond as security. **(Request for Same Night Minutes)**

Contract No. CR-5465

Resolution approves the engineering plans within the present limits of the City of Memphis, and located at 550 Uptown Street in Memphis, Tennessee. Cost of the required improvements to be borne by the Developer. Resolution also accepts the Performance Bond No. 016246474 in the amount of \$211,200.00 as project security.

ACTION REQUESTED: Adopt the Resolution

- 15. RESOLUTION approving the final plat for AJAX DISTRIBUTING-MEMPHIS, MURRAY FARMS PD PHASE 2 & APPLING/I-40 NORTHWEST PD and accepting bond as security. (Request for Same Night Minutes)

Contract No. CR-5466

Resolution approves the final plat within the present limits of the City of Memphis, and located at 7359 Murray Farms Road in Memphis, Tennessee. Cost of the required improvements to be borne by the Developer. Resolution also accepts the First Horizon Letter-of-Credit No. S243188 in the amount of \$115,100.00, in-lieu-of bond as project security.

ACTION REQUESTED: Adopt the Resolution

- 16. RESOLUTION accepting public improvements for RAINES ROAD PD AMENDED PHASE 4 PARCEL B [CR#5322] and releasing bond. (Request for Same Night Minutes)

(Contract No. CR-5322)

Resolution accepts public improvements for a development within the present limits of the City of Memphis, located approximately 1500 LF east of the Raines Road/Tchulahoma Road intersection on the north side of Raines Road in Memphis, Tennessee. Resolution also releases the Performance Bond No. 016224481 in the amount of \$125,600.00, held as project security.

ACTION REQUESTED: Adopt the Resolution

- 17. RESOLUTION approving Supplemental Agreement #2 for HARMONY AT MORNING GROVE – MORNING WOODS P.D. PHASE 4 [CR-5436]. (Request for Same Night Minutes)

(Contract No. CR-5436)

(Contract No. CR-5436AM)

ACTION REQUESTED: Adopt the Resolution

GENERAL ITEMS

- 18. RESOLUTION approving an Honorary Street Name Change on Ridgemont Avenue between New Allen Road and Egypt Central Road for Pastor Noah Alexander. District 1, Super District 9. This Resolution is sponsored by Councilwoman Logan. (Request for Same Night Minutes)

FISCAL CONSENT AGENDA

19. Resolution to accept grant funds in the amount of \$30,000.00 from the African American Mayor's Association for Economic Mobility Leadership Institute. All Council Districts. This Resolution is sponsored by the Executive Division. **(Request for Same Night Minutes)**
20. Resolution to accept grant funds in the amount of \$75,000.00 from International Paper to support Lit Meets Rec 24 Literacy Project. All Council Districts. This Resolution is sponsored by Memphis Parks. **(Request for Same Night Minutes)**
21. Resolution to accept grant funds from the Tennessee Department of Safety and Homeland Security in the amount of \$500,000.00 to provide for Salaries, Supplies, and Travel. All Council Districts. This Resolution is sponsored by Police Services. **(Request for Same Night Minutes)**

MLGW FISCAL CONSENT

Chair: Philip Spinosa, Vice Chair: Pearl Eva Walker

22. Resolution approving Change No. 4 to Contract No. 12103, Workers' Compensation Stop Loss Brokering with Willis of Tennessee, Inc. to ratify and renew the current contract in the funded amount of \$385,008.00.
23. Resolution approving the sale of Division-owned property located at 2424 Summer Avenue to Townsend Development, LLC, for the price of \$417,750.00. (Request for Same Night Minutes)
24. Resolution awarding purchase order to Elgin Power Solutions, Inc. for a mobile circuit breaker trailer in the amount of \$846,965.00.
25. Resolution approving the first, one-year option to renew purchase order number 7017581 to GE Grid Solutions, LLC., formerly Alstrom Grid, LLC. for instrument transformers with additional funding of \$605,000.00.
26. Resolution approving Change No. 4 to Contract No. 12191, Professional Engineering Services for Gas Engineering and Operations with Mid-South Engineering Consultants, LLC to renew the current contract in the funded amount of \$50,000.00.
27. Resolution approving Change No. 3 to Contract No. 12263 (formerly Purchasing Requisition No. 5053974), Panaya Software As A Service (SAAS) with Panaya, Incorporated to ratify and renew the current contract in the funded amount of \$259,000.00.
28. Resolution approving Change No. 1 to Contract No. 12297, VMWare 3-Year Enterprise License Agreement with Thomas Gallaway Corporation dba Technogent to renew the current contract in the funded amount of \$4,199,800.02.
29. Resolution awarding Contract No. 12498, Enterprise SAN Switch Upgrade to Logicalis, Inc. in the funded amount of \$4,360,227.45.
30. Resolution awarding Contract No. 12501, Enterprise Synergy Frames and Gen11 Compute Modules to Logicalis, Inc. in the funded amount of \$1,209,750.19.
31. Resolution awarding purchase order for solid soft-drawn wire to Automotive Tool Group in the amount of \$212,000.00.
32. Resolution awarding a sixty-month purchase order to Howard Industries, Inc. for single-phase pole-type distribution transformers in the amount of \$38,351,489.11.
33. Resolution awarding a sixty-month purchase order to Howard Industries, Inc. for three-phase pad-mounted distribution transformers in the amount of \$52,922,120.09.

34. Resolution awarding a sixty-month purchase order to Howard Industries, Inc. for two-phase pad-mounted distribution transformers in the amount of \$230,849.82.
35. Resolution awarding a sixty-month purchase order to Howard Industries, Inc. for single-phase pad-mounted distribution transformers in the amount of \$39,586,351.66.
36. Resolution awarding purchase order to Howard Industries, Inc. for transformers CL-3000KVA in the amount of \$433,245.00.
37. Resolution approving the ratification of Purchase Order Number 7060367 to Chuck Hutton Chevrolet Co. for half-ton pickup trucks in the amount of \$160,249.76.
38. Resolution approving a four-month extension of purchase order number 7049838 with Staples Contract and Commercial / Guy Brown LLC via Sourcewell's local government agency and service cooperative Contract No. 012320-SCC for office supplies and toners with additional funding of \$200,000.00.
39. Resolution approving payment of an invoice from Tennessee Department of Transportation (TDOT) for the Summer Avenue Improvement Project (SP97.09) in the amount of \$73,800.00 to relocate MLGW fiber optic electric distribution utilities. **(Request for Same Night Minutes)**
40. Resolution approving payment of an invoice from Tennessee Department of Transportation (TDOT) for the Summer Avenue Improvement Project (SP97.09) in the amount of \$809,005.00 to relocate MLGW gas distribution utilities. **(Request for Same Night Minutes)**
41. Resolution approving payment of an invoice from Tennessee Department of Transportation (TDOT) for the Summer Avenue Improvement Project (SP97.09) in the amount of \$2,179,574.16 to relocate MLGW electric distribution utilities. **(Request for Same Night Minutes)**
42. Resolution approving payment of an invoice from Tennessee Department of Transportation (TDOT) for the Summer Avenue Improvement Project (SP97.09) in the amount of \$4,740,825.60 to relocate MLGW water distribution utilities. **(Request for Same Night Minutes)**
43. Resolution approving an annual salary in the amount of \$165,859.20 for a candidate for the position of Director of Customer Care. **(Request for Same Night Minutes)**

REGULAR AGENDA

APPOINTMENTS (None)

GENERAL ORDINANCES -THIRD AND FINAL READING (None)

CITY COUNCIL-EXTRAORDINARY COUNCIL RESOLUTIONS (None)

ENGINEERING DIVISION (None)

EXECUTIVE DIVISION (None)

FINANCE & ADMINISTRATION (None)

DIVISION OF FIRE SERVICES (None)

DIVISION OF GENERAL SERVICES (None)

DIVISION OF HOUSING AND COMMUNITY DEVELOPMENT (None)

DIVISION OF HUMAN RESOURCES (None)

INFORMATION TECHNOLOGY (None)

LAW DIVISION (None)

LIBRARY SERVICES (None)

MLGW DIVISION (None)

MEMPHIS PARKS (None)

DIVISION OF POLICE SERVICES (None)

DIVISION OF PUBLIC SERVICES (None)

DIVISION OF PUBLIC WORKS (None)

DIVISION OF SOLID WASTE (None)

GENERAL ITEMS (None)

APPEARANCE CARDS FOR PUBLIC SPEAKING

ADJOURNMENT