



**AGENDA**  
**HENRY COUNTY COMMISSION**  
**Monday, September 16, 2024**  
**5:00 P.M.**  
**CHANCERY COURTROOM**

1. Call to order and opening of the Commission.
2. Invocation.
3. Pledge to the Flag of the United States of America.
4. Roll call.
5. Citizen's forum.
6. Commissioner's forum.
7. Update from Buildings & Grounds Committee Chairman Marty Visser.
8. Loyal Patriot presentation to John Penn Ridgeway
9. **BUSINESS:**
  - a. Approval of Consent Agenda and action thereon by the Commission.
  - b. Consideration of a resolution to approve the amendment of the number of members on the Henry County Planning Commission. **RESOLUTION #1-9-24**
  - c. Consideration of a resolution making certain appointments to various boards and committees and action thereon by the Commission. **RESOLUTION #2-9-24**

- d. Consideration of a resolution to authorize the sale of a delinquent tax property at a reduced price and action thereon by the Commission. **RESOLUTION #3-9-24**
- e. Consideration of a resolution to authorize the sale of a delinquent tax property at a reduced price and action thereon by the Commission. **RESOLUTION #4-9-24**
- f. Consideration of a resolution to approve the Corporate Surety Bond for District 1 for Henry County Constable. **RESOLUTION #5-9-24**
- g. Consideration of a resolution to approve a lease agreement between Henry County Government and TEC. **RESOLUTION #6-9-24**
- h. Consideration of a resolution authorizing mayor to sign interlocal agreement with Northwest TN Workforce. **RESOLUTION #7-9-24**
- i. Consideration of a resolution to approve a Capital Outlay Note in the amount of \$700,635 and action thereon by the Commission. **RESOLUTION #8-9-24**
- j. Consideration of a resolution to approve the transfer of property for the Henry County Health Department by warranty deed and interlocal agreement. **RESOLUTION #9-9-24**
- k. Consideration of a resolution to authorize the sale of surplus property by the Henry County Sheriff's Department and action thereon by the Commission. **RESOLUTION #10-9-24**

10. Announcements and Updates.

- **TCCA Annual Regional Meeting** - Obion County White Squirrel Winery on Thursday, September 19, 2024. Plans are to leave the courthouse at 4:00PM & drive the Veteran's Office van.
- **TCSA Fall Conference** – Oct 23-25, 2024 in Murfreesboro
- **Update from Mayor Geiger**
  - (a) County Reference Documents: Personnel Handbook, Planning Commission Subdivision Regs, and Court Fee Schedules
  - (b) 4-way Stop at Hwy 69 North & Hwy 218
  - (c) Reviewing all committees and boards
  - (d) Discussion of how commission packets are distributed

11. Adjournment.



# **CONSENT AGENDA**

## **September 16, 2024**

### **ITEMS TO BE APPROVED:**

1. Minutes of the meeting of August 19, 2024
2. Notary Public designations
3. Various quarterly reports
4. Henry County Medical Center Statement of Cash Flow
5. Trustee's month end report
6. Report from TEMA regarding National Preparedness Month
7. Copy of Tennessee Comptroller's letter acknowledging receipt of a certified copy of the fiscal year 2025 budget.

## **RESOLUTION NO. 1-9-24**

### **A RESOLUTION TO AMEND THE NUMBER OF COMMITTEE MEMBERS TO (10) MEMBERS FOR THE PLANNING COMMISSION FOR HENRY COUNTY**

**WHEREAS**, *Tennessee Code Annotated* (T.C.A.) Section 13-4-101,

Creation of Planning Commission states:

**(a)**

**(1)** The chief legislative body of any municipality, whether designated board of aldermen, board of commissioners or by other title, may create and establish a municipal planning commission. Such planning commission shall consist of not less than five (5) members and not more than ten (10) members, the number of members within the limits to be determined by the chief legislative body. One (1) of the members shall be the mayor of the municipality or a person designated by the mayor and one (1) of the members shall be a member of the chief legislative body of the municipality selected by that body. All other members shall be appointed by such mayor, except as otherwise provided in subsection (b).

**(b)** All appointive members of the municipal planning commission created pursuant to subsection (a) in any municipality incorporated pursuant to title 6, chapter 18, having a population of not less than one thousand six hundred twenty-five (1,625) nor more than one thousand six hundred thirty-five (1,635) which lies within a county having a population of not less than thirty-four thousand four hundred (34,400) nor more than thirty-four thousand five hundred (34,500), both according to the 1970 federal census or any subsequent federal census, or in any municipality having a population of not less than twenty-three thousand nine hundred (23,900) nor more than twenty-four thousand (24,000), according to the 2000 federal census or any subsequent federal census, shall be appointed only by the chief legislative body of the municipality, and likewise any vacancy in an appointive membership shall be

filled for the unexpired term only by the chief legislative body of the municipality, which shall also have the authority to remove any appointive member at its pleasure.

**WHEREAS**, the duties of a municipal planning commission is to advise the governing body on a variety of planning and land development proposals, such as rezonings, ordinance amendments, and land development; and

**WHEREAS**, the Henry County Commission realizes the need, especially in today’s current environment of increased planning and land development transactions of a viable and efficient Planning Commission; and

**WHEREAS**, the County Commission finds it to be in the best interests of Henry County to amend the Planning Commission membership from seven (7) members to ten (10) members.

**NOW THEREFORE BE IT RESOLVED** by the County Commission of Henry County, meeting this 16<sup>th</sup> day of September, 2024, that:

**SECTION 1.** Pursuant to the provisions of T.C.A. § 13-4-101, the County Commission of Henry County does hereby amend the Planning Commission to be a ten (10) member commission to better serve the needs of the Henry County citizens.

**SECTION 2.** Meetings of the Planning Commission shall be subject to the open meetings provisions of T.C.A. Title 8, Chapter 44.

**BE IT FINALLY RESOLVED** that a true copy of this Resolution be spread upon the Commission record of this date.

**PASSED** \_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN  
HENRY COUNTY COMMISSION**

\_\_\_\_\_  
**DONNA CRAIG  
COUNTY CLERK**

**APPROVED** \_\_\_\_\_

\_\_\_\_\_  
**RANDY GEIGER  
HENRY COUNTY MAYOR**

## RESOLUTION NO. 2-9-24

### A RESOLUTION OF THE HENRY COUNTY, TENNESSEE BOARD OF COMMISSIONERS TO APPOINT CERTAIN CITIZENS AND COMMISSIONERS TO VARIOUS BOARDS, COMMITTEES, AND POSITIONS

**WHEREAS**, certain vacancies now exist on various boards, committees, and commissions, and in various positions of Henry County, Tennessee; and

**WHEREAS**, it is the duty and responsibility of the Board of Commissioners of Henry County, Tennessee to appoint certain qualified citizens and Henry County Commissioners to fill said vacancies; and

**WHEREAS**, the Board of Commissioners has examined and evaluated the qualifications of certain citizens and County Commissioners for appointment to said boards, committees, commissions, and positions.

**NOW, THEREFORE BE IT RESOLVED** by the Board of Commissioners of Henry County, Tennessee, assembled in regular session on this 16<sup>th</sup> day of September, 2024, a majority or more of said Commissioner's concurring, that:

**SECTION 1:** The following be and hereby is appointed to the Adult Oriented Establishment Board to fill the co-terminus term of Rita Gean.

- a. Gatlin Primrose

**SECTION 2:** The following be and hereby is appointed to the Agriculture Committee to fill the unexpired two-year term of Rita Gean which expires January, 2025.

- a. Gatlin Primrose

**SECTION 3:** The following be and hereby is appointed to the Animal Control Committee to fill the co-terminus term of Rita Gean.

- a. Gatlin Primrose

**SECTION 4:** The following be and hereby is appointed to the Buildings & Grounds Committee to fill the unexpired one-year term of Rita Gean which expires January, 2025.

- a. Gatlin Primrose

**SECTION 5:** The following be and hereby is appointed as Chairman of the Commission for a one-year term which expires September, 2025.

- a. \_\_\_\_\_

**SECTION 6:** The following be and hereby is appointed as Vice-Chairman of the Commission for a one-year term which expires September, 2025

- a. Monte Starks

**SECTION 7:** The following be and hereby is appointed to the Delinquent Tax Committee to fill the unexpired one-year term of Ricky Wade which expires January, 2025.

- a. David Flowers

**SECTION 8:** The following be and hereby is appointed to the Fire Protection Study Committee to fill the unexpired one-year term of Ricky Wade which expires January, 2025.

- b. David Flowers

**SECTION 9:** The following be and hereby is appointed to the Board of Health for a one-year term which expires September, 2025.

- a. Randy Geiger – County Mayor

**SECTION 10:** The following be and hereby is appointed to the Health Insurance Committee to fill the unexpired one-year term of Rita Gean which expires January, 2025.

- a. Gatlin Primrose

**SECTION 11:** The following be and hereby is appointed to the Henry-Carroll County Railway Authority to fill the unexpired one-year term of John Penn Ridgeway which expires January, 2025.

- b. Randy Geiger

**SECTION 12:** The following be and hereby is appointed to the Industrial Relations Committee to fill the co-terminus term of John Penn Ridgeway.

- a. Randy Geiger

**SECTION 13:** The following be and hereby is appointed to the Investment Committee to fill the unexpired one-year term of John Penn Ridgeway which expires January, 2025.

- a. Randy Geiger

**SECTION 14:** The following be and hereby is appointed to the Legislative Committee to fill the unexpired one-year term of Ricky Wade which expires January, 2025.

- a. David Flowers

**SECTION 15:** The following be and hereby is appointed to the Liability Insurance Committee to fill the co-terminus term of Rita Gean.

- a. Gatlin Primrose

**SECTION 16:** The following be and hereby is appointed to the Non-Profit Study Committee to fill the co-terminus term of Rita Gean.

- a. Gatlin Primrose

**SECTION 17:** The following be and hereby is appointed to the Planning Commission to fill four-year terms as follows:

- a. Bethany Edwards – unexpired term of Tara Wilson – January 2027
- b. Richie Chilcutt – unexpired term of Mark Johnson – January 2027
- c. Albert Wade – unexpired term of Terry Wimberley – January 2028
- d. Mason Peale – term to expire January 2028
- e. Matt McCrory – term to expire January 2028
- f. Patrick Smith – term to expire January 2028

**SECTION 18:** The following be and hereby is appointed to the Public Records Commission to fill unexpired one-year terms which expire January 2025.

- a. Randy Geiger – unexpired term of John Penn Ridgeway
- b. David Flowers – unexpired term of Ricky Wade

**SECTION 19:** The following be and hereby is appointed to the Tourism Committee for a one-year term which expires September 2025.

- a. Monte Starks

**SECTION 20:** The following be and hereby is appointed to the Vacant Property Review Committee to fill the co-terminus term of Ricky Wade.

- a. David Flowers

**SECTION 21:** The following be and hereby is appointed to the Veterans Service Committee to fill a one-year term which expires September, 2025.

- b. Randy Geiger

**SECTION 22:** The following be and hereby is appointed to the Work Release Committee to fill the unexpired one-year term of Ricky Wade which expires January, 2025.

- a. David Flowers

**BE IT FURTHER RESOLVED** that any and all acts previously passed by this Board of County Commissioners which are in conflict with this Resolution be and hereby are rescinded, repealed, and are of no effect whatsoever.



**BE IT FURTHER RESOLVED** that this Resolution shall take effect upon its passage by this Board of County Commissioners and approval by the County Executive, the public welfare requiring it.

**BE IT FINALLY RESOLVED** that a true copy of this Resolution be spread upon the Commission record of this date.

**PASSED** \_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN**  
**HENRY COUNTY COMMISSION**

\_\_\_\_\_  
**DONNA CRAIG**  
**COUNTY CLERK**

**APPROVED** \_\_\_\_\_

\_\_\_\_\_  
**RANDY GEIGER**  
**HENRY COUNTY MAYOR**

**RESOLUTION NO. 3-9-24**

**A RESOLUTION OF THE HENRY COUNTY, TENNESSEE, BOARD OF COMMISSIONERS TO AUTHORIZE THE SALE OF DELINQUENT TAX PROPERTIES AT A REDUCED PRICE**

**WHEREAS**, Henry County acquires ownership of parcels which were the subject of the annual delinquent tax collection suits when no other bidder bids on a parcel at the Delinquent Tax Sale; and

**WHEREAS**, Tennessee law allows the Delinquent Tax Committee and County Mayor to place a fair resale price on each parcel of land purchased by the County at a delinquent tax sale, and said committee may authorize the sale of any tract of land upon such terms as will secure the highest and best sale price; and

**WHEREAS**, Tennessee law requires that no parcel of land purchased by the County at a delinquent tax sale shall be resold for an amount less than the total amount of the taxes, penalty, cost and interest accrued against such parcel, unless the legislative body determines that it is impossible to sell the parcel of land for such amount and grants permission to offer the land for sale at some amount to be fixed by such legislative body; and

**WHEREAS**, it appears that the delinquent tax parcels described below are impossible to sell for an amount equal to the total amount of the taxes, penalty, cost and interest accrued against such parcels;

**612 N. Brewer St, Group D, Control Map 095P, Parcel 7.00. Offer by Chelsea Mangrum for \$500.00 plus closing costs.**

**510 N. Brewer St, Group D, Control Map 095P, Parcel 15.00. Offer by Chelsea Mangrum for \$500.00 plus closing costs.**

**517 N. Brewer St, Group E, Control Map 095P, Parcel 47.00. Offer by Chelsea Mangrum for \$500.00 plus closing costs.**

**N. Brewer St, Group E, Control Map 095P, Parcel 49.00. Offer by Chelsea Mangrum for \$500.00 plus closing costs.**

**N. Brewer St, Group E, Control Map 095P, Parcel 55.01. Offer by Chelsea Mangrum for \$500.00 plus closing costs.**

**WHEREAS**, it is in the interest of the citizens of Henry County that said delinquent tax parcels be resold, if possible, not only for purposes of generating revenue through the sale, but also for purposes of eliminating Henry County's liability and maintenance costs associated with said parcels and also so that the parcels are put back to taxable use; and

**WHEREAS**, the individual named above has made offers for quitclaim deeds to said delinquent tax parcels;

**WHEREAS**, after investigation of said delinquent tax parcels, the Delinquent Tax Committee recommends that the County Mayor be authorized to accept the minimum offers as listed above, subject to publication of the offers and the opportunity for any other interested party to raise to the offers as prescribed by law; and

**WHEREAS**, the Delinquent Tax Committee and County Mayor have approved the terms and conditions of sale recommended by the Henry County Attorney pertaining to the offers for quitclaim deeds to the delinquent tax parcels described above;

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Henry County, Tennessee, assembled in regular session on this the 16th day of September, 2024, a majority or more of the membership concurring that the delinquent tax parcels cannot be sold for the accumulated total of taxes, interest, penalties and costs against them; therefore, pursuant to TENN. CODE ANN. §67-5-2507, the County Mayor is authorized to accept offers for quitclaim deeds to said parcels in consideration of minimum offers subject to publication of the offers and the opportunity for any other interested party to raise to the offers as prescribed by law.

**BE IT FINALLY RESOLVED** that a true copy of this Resolution be spread upon the Commission record of this date.

**PASSED** \_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN  
HENRY COUNTY COMMISSION**

\_\_\_\_\_  
**DONNA CRAIG  
COUNTY CLERK**

**APPROVED** \_\_\_\_\_

\_\_\_\_\_  
**RANDY GEIGER  
HENRY COUNTY MAYOR**

## **RESOLUTION NO. 4-9-24**

### **A RESOLUTION OF THE HENRY COUNTY, TENNESSEE, BOARD OF COMMISSIONERS TO AUTHORIZE THE SALE OF DELINQUENT TAX PROPERTIES AT A REDUCED PRICE**

**WHEREAS**, Henry County acquires ownership of parcels which were the subject of the annual delinquent tax collection suits when no other bidder bids on a parcel at the Delinquent Tax Sale; and

**WHEREAS**, Tennessee law allows the Delinquent Tax Committee and County Mayor to place a fair resale price on each parcel of land purchased by the County at a delinquent tax sale, and said committee may authorize the sale of any tract of land upon such terms as will secure the highest and best sale price; and

**WHEREAS**, Tennessee law requires that no parcel of land purchased by the County at a delinquent tax sale shall be resold for an amount less than the total amount of the taxes, penalty, cost and interest accrued against such parcel, unless the legislative body determines that it is impossible to sell the parcel of land for such amount and grants permission to offer the land for sale at some amount to be fixed by such legislative body; and

**WHEREAS**, it appears that the delinquent tax parcel described below is impossible to sell for an amount equal to the total amount of the taxes, penalty, cost and interest accrued against such parcel;

**Catfish Road-Cobanna Subdivision, Group C, Control Map 023B,  
Parcel 021.00. Offer by William Cody Barker for \$500.00 plus closing costs.**

**WHEREAS**, it is in the interest of the citizens of Henry County that said delinquent tax parcel be resold, if possible, not only for purposes of generating revenue through the sale, but also for purposes of eliminating Henry County's liability and maintenance costs associated with said parcel and also so that the parcel is put back to taxable use; and

**WHEREAS**, the individual named above has made an offer for quitclaim deed to said delinquent tax parcel;

**WHEREAS**, after investigation of said delinquent tax parcel, the Delinquent Tax Committee recommends that the County Mayor be authorized to accept the minimum offer as listed above, subject to publication of the offer and the opportunity for any other interested party to raise to the offer as prescribed by law; and

**WHEREAS**, the Delinquent Tax Committee and County Mayor have approved the terms and conditions of sale recommended by the Henry County Attorney pertaining to the offer for a quitclaim deed to the delinquent tax parcel described above;

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Henry County, Tennessee, assembled in regular session on this the 16th day of September, 2024, a majority or more of the membership concurring that the delinquent tax parcel cannot be sold for the accumulated total of taxes, interest, penalties and costs against it; therefore, pursuant to TENN. CODE ANN. §67-5-2507, the County Mayor is authorized to accept an offer for a quitclaim deed to said parcel in consideration of a minimum offer subject to publication of the offer and the opportunity for any other interested party to raise to the offer as prescribed by law.

**BE IT FINALLY RESOLVED** that a true copy of this Resolution be spread upon the Commission record of this date.

**PASSED** \_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN  
HENRY COUNTY COMMISSION**

\_\_\_\_\_  
**DONNA CRAIG  
COUNTY CLERK**

**APPROVED** \_\_\_\_\_

\_\_\_\_\_  
**RANDY GEIGER  
HENRY COUNTY MAYOR**

**RESOLUTION NO. 5-9-24**

**A RESOLUTION OF THE HENRY COUNTY, TENNESSEE BOARD OF COMMISSIONERS TO APPROVE THE CORPORATE SURETY BOND FOR HENRY COUNTY CONSTABLE FOR DISTRICT 1**

**WHEREAS**, the following was duly elected as a Henry County Constable to a four-year term of office beginning August 13, 2024 through August 13, 2028; and

District 1 – Chad Farthing

**WHEREAS**, the law of the State of Tennessee requires that each one named herein shall be bonded for the faithful performance of his or her duty.

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Henry County, Tennessee, assembled in regular session on this 16<sup>th</sup> day of September, 2024, a majority or more of the members concurring, that:

SECTION 1. The official corporate surety bond for Chad Farthing, Henry County District 1 Constable, for the sum of Ten Thousand Dollars and No Cents (\$10,000.00) provided by State Farm Fire and Casualty Company be and hereby is approved; and

**BE IT FURTHER RESOLVED** that the Henry County Constable named herein above shall be bound under the Corporate Surety Bond for Henry County provided by State Farm Fire and Casualty Company.

**BE IT FINALLY RESOLVED** that a true copy of this Resolution be spread upon the Commission record of this date.

**PASSED** \_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN  
HENRY COUNTY COMMISSION**

\_\_\_\_\_  
**DONNA CRAIG  
COUNTY CLERK**

**APPROVED** \_\_\_\_\_

\_\_\_\_\_  
**RANDY GEIGER  
HENRY COUNTY MAYOR**



**RESOLUTON NO. 6-9-24**

**A RESOLUTION OF THE HENRY COUNTY, TENNESSEE BOARD OF COMMISSIONERS TO AUTHORIZE LEASE AGREEMENTS BETWEEN HENRY COUNTY GOVERNMENT AND TEC BUSINESS**

**WHEREAS**, Henry County finds it is essential and in the best interest of the citizens of Henry County to approve lease agreements between Henry County Government and TEC Business of Erin, Tennessee for the upgrading of internet services at the Henry County courthouse; and

**WHEREAS**, it is necessary for the Board of Commissioners of Henry County, Tennessee to approve a lease agreement when the agreement is on a 60-month basis.

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Henry County, Tennessee, assembled in regular session on this 16<sup>th</sup> day of September 2024, a majority or more of the membership concurring, does hereby authorize the lease agreements described in the attached documents between Henry County Government and TEC Business of Erin, Tennessee.

**BE IT FINALLY RESOLVED** that a true copy of this Resolution be spread upon the Commission record of this date.

**PASSED** \_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN  
HENRY COUNTY COMMISSION**

\_\_\_\_\_  
**DONNA CRAIG  
COUNTY CLERK**

**APPROVED** \_\_\_\_\_

\_\_\_\_\_  
**RANDY GEIGER  
HENRY COUNTY MAYOR**

**RESOLUTION NO. 7-9-24**

**A RESOLUTION OF THE HENRY COUNTY, TENNESSEE BOARD OF COMMISSIONERS ADOPTING AN INTERLOCAL AGREEMENT BETWEEN THE LOCAL WORKFORCE DEVELOPMENT AREA (LWDA) AND THE COUNTY OF HENRY ESTABLISHING A LOCAL ELECTED OFFICIALS CONSORTIUM**

**WHEREAS**, the County of Henry has had an agreement and been a member of the Northwest Tennessee Local Workforce Development Area Consortium; and

**WHEREAS**, it is desirable that County of Henry continue to support this consortium and be included in a regional workforce development program to avail its citizens of the benefits of the Workforce Innovation and Opportunity Act (WIOA); and

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Henry County, Tennessee, assembled in regular session on this 16<sup>th</sup> day of September, 2024, a majority or more of the members concurring, that upon adoption of this Resolution the Henry County Commission grants authority for to the Henry County Mayor to sign the agreement to continue involvement with this entity named above.

**BE IT FINALLY RESOLVED** that a true copy of this Resolution be spread upon the Commission record of this date.

**PASSED** \_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN  
HENRY COUNTY COMMISSION**

\_\_\_\_\_  
**DONNA CRAIG  
COUNTY CLERK**

**APPROVED** \_\_\_\_\_

\_\_\_\_\_  
**RANDY GEIGER  
HENRY COUNTY MAYOR**

## **RESOLUTION NO. 8-9-24**

### **A RESOLUTION OF THE HENRY COUNTY, TENNESSEE BOARD OF COMMISSIONERS TO AUTHORIZE THE ISSUANCE, SALE, AND PAYMENT OF CAPITAL OUTLAY NOTES NOT TO EXCEED \$700,635**

**WHEREAS**, the Governing Body of Henry County, Tennessee (the Local Government) has determined that it is necessary and desirable to provide funds for the following public works project (the “Project”): Capital Outlay Note 2024-2025 Fiscal Year (See Attachment A).

**WHEREAS**, the Governing Body has determined that the Project will promote or provide a traditional governmental activity or otherwise fulfill a public purpose; and

**WHEREAS**, under the provisions of Parts I, IV, and VI of Title 9, Chapter 21, Tennessee Code Annotated (the “Act”), local governments in Tennessee are authorized to finance the cost of this Project through the issuance and sale of interest-bearing capital outlay notes upon the approval of the State Director of Local Finance; and

**WHEREAS**, the Governing Body finds that it is advantageous to the Local Government to authorize the issuance of capital outlay notes to finance the cost of the Project;

**NOW THEREFORE, BE IT RESOLVED**, by the Governing Body of Henry County, Tennessee, as follows:

Section 1. That, for the purpose of providing funds to finance the cost of the Project in and for the Local Government, the Chief Executive Officer of the Local Government is hereby authorized in accordance with the terms of this resolution to issue and sell interest-bearing capital outlay notes in a principal amount not to exceed seven-hundred thousand and six hundred thirty five dollars (\$700,635) (the “Notes”) at either a competitive public sale or at a private negotiated sale upon approval of the State Director of Local Finance pursuant to the terms, provisions, and conditions permitted by law. The Notes shall be designated “2025 Capital Outlay Notes, Series 2025a”, shall be numbered serially from 1 upwards; shall be dated as of the date of issuance; shall be in denomination (s) as agreed upon with the purchaser; shall be sold at not less than 99% of par value and accrued interest; and shall bear interest at a rate or rates not to exceed 8.5 percent (8.5%) per annum, and in no event shall the rate exceed the legal limit provided by law.

Section 2. That, the Notes shall mature not later than one (1) year after the date of issuance and that the Notes and any extension or renewal notes shall not exceed the

reasonably expected economic life of the Project, which is hereby certified by the Governing Body to be at least See Attachment year. The existing balance of said note will be retired prior to the end of the 2024-2025 fiscal year.

Section 3. That, the Notes shall be subject to redemption at the option of the Local Government, in whole or in part, at any time, at the principal amount and accrued interest to the date of redemption, without a premium, or, if sold at par, with or without a premium of not exceeding one percent (1%) of the principal amount.

Section 4. That, the Notes shall be direct general obligations of the Local Government, for which the punctual payment of the principal and interest on the notes, the full faith and credit of the Local Government is irrevocably pledged and the Local Government hereby pledges its taxing power as to all taxable property in the Local Government for the purpose of providing funds for the payment of principal of and interest on the Notes. The Governing Body of the Local Government hereby authorizes the levy and collection of a special tax on all taxable property of the Local government over and above all other taxes authorized by the Local government to create a sinking fund to retire the Notes with interest as they mature in an amount necessary for that purpose.

If applicable, the Notes shall be further secured by Not Applicable.

(If the revenues generated by Project are to be applied as additional security for the Notes, describe such revenues here.)

Section 5. That, the Notes shall be executed in the name of the Local Government and bear the manual signature of the chief executive officer of the Local Government and the manual signature of the County Clerk with the Local Government seal affixed thereon; and shall be payable as to principal and interest at the office of the County Mayor of the Local Government or the paying agent duly appointed by the Local Government. Proceeds of the Notes shall be deposited with the County Trustee of the Local Government and shall be paid out for the purpose of financing the Project pursuant to this Resolution and as required by law.

Section 6. That, the Notes will be issued in fully registered form and that at all times during which any Notes remain outstanding and unpaid, the Local Government or its agent shall keep or cause to be kept at its office a note register, if held by an agent of the Local Government, shall at all times be open for inspection by the Local Government or any duly authorized officer of the Local Government. Each Note shall have the qualities and incidents of a negotiable instrument and shall be transferable only upon the note register kept by the Local Government or its agent, by the registered owner of the Note in person or by the registered owner's attorney duly authorized in writing, upon presentation and surrender to the Local Government or its agent together

with a written instrument of transfer satisfactory to the Local Government duly executed by the registered owner of the registered owner's duly authorized attorney. Upon the transfer of any such Note, the Local Government shall issue in the name of the transferee a new registered note or notes of the same aggregate principal amount and maturity as the surrendered Notes. The Local Government shall not be obligated to make any such Note transfer during the fifteen (15) days next preceding an interest payment date of the Notes or, in the case of any redemption of the Notes, during the forty-five (45) days next preceding the date of redemption.

Section 7. That, the Notes shall be in substantially the form authorized by the State Director of Local Finance and shall recite that the Notes are issued pursuant to Title 9, Chapter 21, Tennessee Code Annotated.

Section 8. That, the Notes shall be sold only after the receipt of the written approval of the State Director of Local Finance for the sale of the Notes.

Section 9. That, upon the opinion of bond counsel, the Notes may be designated as qualified tax-exempt obligations for the purpose of Section 265(b) (3) of the Internal Revenue Code of 1986.

Section 10. That, after the sale of the Notes, and for each year that any of the notes are outstanding, the Local Government shall prepare an annual budget in a form consistent with accepted governmental standards and as approved by the State Director of Local Finance (the "Director".) The budget shall be kept balanced during the life of the notes. The annual budget shall be submitted to the Director immediately upon its adoption; however, it shall not become the official budget for the fiscal year until such budget is approved by the Director in accordance with Title 9, Chapter 21, Tennessee Code Annotated (the "Statutes".) If the Director determines that the budget does not comply with the Statutes, the Governing Body shall adjust its estimates or make additional tax levies sufficient to comply with the Statutes, or as directed by the Director.

Section 11. That, if any of the Notes shall remain unpaid at the end of one (1) year from the issue date, then the unpaid Notes shall be renewed or extended as permitted by law, or retired from the funds of the Local Government or be converted into bonds pursuant to Chapter 11 of Title 9 of the Tennessee Code Annotated, or any other law, or be otherwise liquidated as approval by the State Director of Local Finance.

Section 12. That, all orders or resolutions in conflict with this Resolution are hereby repealed insofar as such conflict exists and this Resolution shall become effective immediately upon its passage.

Duly passed and approved this 16<sup>th</sup> day of September, 2024.

**PASSED**\_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN  
HENRY COUNTY COMMISSION**

\_\_\_\_\_  
**DONNA CRAIG  
COUNTY CLERK**

**APPROVED**\_\_\_\_\_

\_\_\_\_\_  
**RANDY GEIGER  
HENRY COUNTY MAYOR**

**ATTACHMENT “A”**

**CAPITAL PROJECTS**

<u>General Admin</u>		<u>Estimated Life</u>
Airport	\$ 25,000	5 yrs.
Building Improvements	\$479,000	Various
Motor Vehicles	\$171,228	5 yrs.
Other Capital Outlay	\$ 25,407	5 yrs.
Total	\$700,635	

**RESOLUTION NO. 9-9-24**

**A RESOLUTION OF THE HENRY COUNTY BOARD OF COMMISSIONERS  
TO AUTHORIZE/ACCEPT CONVEYANCE OF LAND FROM THE HENRY  
COUNTY HOSPITAL DISTRICT AND ENTER INTO ASSOCIATED  
INTERLOCAL AGREEMENT**

**WHEREAS**, the Henry County Hospital District d/b/a Henry County Medical Center (“HCMC”) has offered to convey certain land known as Lot No. 9 of Van Dyck Subdivision, Section III as shown on plat of record in Plat Cabinet B, Slide 98, in the Register’s Office of Henry County, Tennessee (the “Land”) to the Government of Henry County, Tennessee (“Henry County”) for purposes of construction of a County Health Department or Emergency Medical Services facility; and

**WHEREAS**, the Henry County Board of Commissioners (the “Commission”) has determined it to be in the best interest of the citizens and residents of Henry County, Tennessee, to authorize and accept this conveyance of the Land; and

**WHEREAS**, HCMC and Henry County agree that the construction of such County Health Department or Emergency Medical Services facility on the Land shall be completed prior to October 1, 2029 (and any extension which may be mutually agreed on) and if the Land is not used for such purpose within such time frame to convey it back to HCMC;

**NOW, THEREFORE**, be it resolved by the Commission meeting in its regular session on September 16, 2024, a majority of Commissioners concurring, as follows:

**RESOLVED** that the Henry County Mayor is authorized and directed to execute the Warranty Deed attached as *Exhibit A* on behalf of Henry County for the purposes therein contained, provided that said instrument is also entered into by HCMC; and

**RESOLVED** that the Henry County Mayor is authorized and directed to execute the Interlocal attached as *Exhibit B* on behalf of Henry County for the purposes therein contained, provided that said instrument is also entered into by the other parties to it; and

**RESOLVED** that the Health Department to be constructed by Henry County shall be located on the Land; and

**BE IT FINALLY RESOLVED** that a true copy of this resolution be spread upon the minutes of the Commission.

**PASSED** \_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN  
HENRY COUNTY COMMISSION**

\_\_\_\_\_  
**DONNA CRAIG  
COUNTY CLERK**

**APPROVED** \_\_\_\_\_

\_\_\_\_\_  
**RANDY GEIGER  
HENRY COUNTY MAYOR**

## **Exhibit A**

THIS INSTRUMENT PREPARED BY:  
GREER, GREER & WHITFIELD, ATTORNEYS,  
PLLC

P. O. BOX 385, PARIS, TENNESSEE 38242

### **WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS that **HENRY COUNTY GENERAL HOSPITAL DISTRICT DOING BUSINESS AS HENRY COUNTY MEDICAL CENTER** has bargained and sold and by these presents does hereby transfer and convey to the **GOVERNMENT OF HENRY COUNTY, TENNESSEE**, its successors and assigns, certain real estate located in the First (1<sup>st</sup>) Civil District of Henry County, Tennessee. The consideration for this transfer is ZERO AND NO/100 (\$0.00) DOLLARS, the receipt of which is hereby acknowledged. The land is assessed at **Map 106, Parcel 28 (portion)**, and described as follows:

Lot No. 9 of Van Dyck Subdivision, Section III as shown on plat of record in Plat Cabinet B, Slide 98, in the Register's Office of Henry County, Tennessee. The land is more particularly described on ***Exhibit A***.

This being a portion of the same real estate conveyed to Henry County General Hospital District, doing business as Henry County Medical Center by General Warranty Deed of OND Partnership, a Tennessee General Partnership, dated July 3, 2002, of record in Record Book 79, page 391, in the Register's Office of Henry County, Tennessee.

Subject to any roadways or public utility easements.

Subject to a Sewer Easement granted to the City of Paris of record in Deed Book 59, Page 361, and shown on Plat for Van Dyck Subdivision ROHCT. Subject to setback lines according to Plat of Van Dyck Subdivision of record in Plat Cabinet B, Slide 98, ROHCT.

**THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING RESTRICTIVE COVENANTS, WHICH RESTRICTIONS SHALL BE COVENANTS RUNNING WITH THE LAND:**

That the premises hereby conveyed shall never be used, directly or indirectly, for the provision of ophthalmic services, optometric services, the sale or supplies related to ophthalmic care of optometric care, or in any other manner related to the practice of ophthalmic medicine or optometric medicine.

That the premises hereby conveyed shall only be used exclusively by Henry County, Tennessee for the purpose of constructing and operating a County Health Department or an EMS operation; provided that this restriction expires October 1, 2049.

**This document was prepared without the benefit of an updated survey and the preparer makes no certification as to the accuracy of the boundaries or amount of acreage.**



TO HAVE AND TO HOLD the aforesaid real estate unto the said Grantee, its successors and assigns, forever.

The Grantor covenants with the said Grantee that it is lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered.

The Grantor further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to said real estate to the Grantee herein against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be signed by its duly authorized member this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

**HENRY COUNTY GENERAL HOSPITAL DISTRICT  
d/b/a HENRY COUNTY MEDICAL CENTER  
BY:**

\_\_\_\_\_  
JOHN TUCKER, CEO

BY:

\_\_\_\_\_  
BRUCE REED, CHAIR, BOARD OF TRUSTEES

The Henry County Mayor joins in this conveyance for purposes of approving and accepting it as authorized by resolution of the Henry County, Commission.

**HENRY COUNTY, TENNESSEE  
BY:**

\_\_\_\_\_  
RANDY GEIGER, HENRY COUNTY MAYOR

STATE OF TENNESSEE  
COUNTY OF HENRY

Before me, a Notary Public, of the State and County of aforesaid, personally appeared JOHN TUCKER with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be **Chief Executive Officer** (or other officer authorized to execute the instrument) of the HENRY COUNTY GENERAL HOSPITAL DISTRICT d/b/a HENRY COUNTY MEDICAL CENTER, the within bargainer, a public hospital district organized under the laws of the State of Tennessee, and that he as such **Chief Executive Officer**, being authorized so to do, executed the forgoing instrument for the purposes therein contained, by signing the name of the hospital district by himself as **Chief Executive Officer**.

WITNESS my hand and official seal of office this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

STATE OF TENNESSEE  
COUNTY OF HENRY

Before me, a Notary Public, of the State and County of aforesaid, personally appeared BRUCE REED with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be **Chairman of the Board of Trustees** (or other officer authorized to execute the instrument) of the HENRY COUNTY GENERAL HOSPITAL DISTRICT d/b/a HENRY COUNTY MEDICAL CENTER, the within bargainer, a public hospital district organized under the laws of the State of Tennessee, and that he as such **Chairman of the Board of Trustees**, being authorized so to do, executed the forgoing instrument for the purposes therein contained, by signing the name of the hospital district by himself as **Chairman of the Board of Trustees**.

WITNESS my hand and official seal of office this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

STATE OF TENNESSEE  
COUNTY OF HENRY

Before me, a Notary Public, of the State and County of aforesaid, personally appeared RANDY GEIGER with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be **County Mayor** (or other officer authorized to execute the instrument) of the Government of HENRY COUNTY, TENNESSEE, the within bargainer, a county government organized under the laws of the State of Tennessee, and that he as such **County Mayor**, being authorized so to do, executed the forgoing instrument for the purposes therein contained, by signing the name of the county government by himself as **County Mayor**.

WITNESS my hand and official seal of office this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_  
Notary Public (or County Clerk)

My Commission Expires: \_\_\_\_\_

**(Tax exempt pursuant to Tenn. Code Ann. § 67-4-409(f)(1). No affidavit of consideration required.)**

Name/Address of Owner:

Henry County Government, c/o Henry County Mayor, 101 W. Washington St, Paris, TN 38242

## **Exhibit B**

### **INTERLOCAL AGREEMENT BETWEEN HENRY COUNTY GOVERNMENT, HENRY COUNTY HOSPITAL DISTRICT, AND WEST TENNESSEE HEALTHCARE HENRY COUNTY RE LOT NO. 9 OF VAN DYCK SUBDIVISION, SECTION III**

**WHEREAS**, the Henry County Hospital District d/b/a Henry County Medical Center (“HCMC”) has agreed to convey certain land known as Lot No. 9 of Van Dyck Subdivision, Section III as shown on plat of record in Plat Cabinet B, Slide 98, in the Register’s Office of Henry County, Tennessee (the “Land”) to the Government of Henry County, Tennessee (“Henry County”) for purposes of construction of a County Health Department or Emergency Medical Services facility; and

**WHEREAS**, Henry County has agreed that the construction of such County Health Department or Emergency Medical Services facility on the Land shall be completed prior to October 1, 2029 (and any extension which may be mutually agreed on) and if the Land is not used for such purpose within such time frame to convey it back to HCMC; and

**WHEREAS**, HCMC and West Tennessee Healthcare Henry County (“WTHHC”) entered into an Operations Transfer Agreement dated July 31, 2024 (“OTA”), which contemplates HCMC’s transfer of hospital and healthcare operations to WTHHC and HCMC’s lease of real property to WTHHC effective October 1, 2024; and

**WHEREAS**, pursuant to a Lease Agreement (“Lease”) to be entered into effective October 1, 2024 between WTHHC and HCMC, as required by the OTA, the Land is subject to certain rights and restrictions; and

**WHEREAS**, the parties as governmental entities organized under the laws of the State of Tennessee are authorized to enter into interlocal agreements.

**NOW, THEREFORE**, the parties agree as follows:

1. HCMC will convey the Land to Henry County by general warranty deed that includes the restrictions on use agreed to in the Lease, specifically that the Land shall only be used exclusively by Henry County for the purpose of constructing and operating a County Health Department or an EMS operation with such restriction to expire October 1, 2049.

2. Henry County will construct a County Health Department or Emergency Medical Services facility or facilities on the Land with construction to be completed and a Certificate of Occupancy issued prior to October 1, 2029. Henry County shall solely own the Land and improvements constructed thereon to the exclusion of HCMC.

3. Henry County and HCMC may (but are not required to) enter into extension agreement(s) to allow for up to one additional year to complete construction of said facility if construction was commenced prior to but not completed by October 1, 2029.

4. If Henry County fails to complete construction of said facility and receive a Certificate of Occupancy by said deadline (and any mutually agreed upon extensions), Henry County shall convey the Land back to HCMC by general warranty deed, and the Land will become part of the leased property under the Parcel Reversion provision of the Lease. The parties agree that the restriction referenced in #1 above will not be applicable if the Land is reconveyed to HCMC and becomes a part of the Leased Property under the Lease.

**IN WITNESS WHEREOF**, the undersigned duly authorized representatives of HCMC and Henry County execute this agreement on this the 16<sup>th</sup> day of September, 2024.

**\HENRY COUNTY GENERAL HOSPITAL DISTRICT**

**d/b/a HENRY COUNTY MEDICAL CENTER**

**BY:**

**BY:**

---

**JOHN TUCKER, CEO**

---

**BRUCE REED, CHAIR, BOARD OF TRUSTEES**

**HENRY COUNTY, TENNESSEE**

**BY:**

---

**RANDY GEIGER, HENRY COUNTY MAYOR**

**RESOLUTION NO. 10-9-24**

**A RESOLUTION OF THE BOARD OF COMMISSIONERS OF HENRY COUNTY, TENNESSEE TO AUTHORIZE THE SALE OF CERTAIN SURPLUS PROPERTY THROUGH AUCTION OR BID**

**WHEREAS**, the Henry County Sheriff's Department has declared certain property to be surplus and of no value to the County; and

**WHEREAS**, the Henry County Sheriff's Department declares all of the property on the attached list to be surplus property; and

**WHEREAS**, the Board of Commissioners deems it appropriate and beneficial to the public interest to grant authorization for sale by auction or by bid of such property by the Sheriff's Department.

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Commissioners of Henry County, Tennessee, assembled in regular session on this 16<sup>th</sup> day of September, 2024, a majority or more of the membership concurring, that the attached list of items be declared surplus property and does authorize the sale of such property by auction or by bid.

**BE IT FINALLY RESOLVED** that a true copy of this Resolution be spread upon the Commission record of this date.

**PASSED** \_\_\_\_\_

\_\_\_\_\_  
**CHAIRMAN  
HENRY COUNTY COMMISSION**

\_\_\_\_\_  
**DONNA CRAIG  
COUNTY CLERK**

**APPROVED**\_\_\_\_\_

\_\_\_\_\_  
**RANDY GEIGER**  
**COUNTY MAYOR**

## Henry County Sheriff's Surplus Property-2024

### SURPLUS

1. 2002 Ford Crown Vic – VIN #2FAFP74W12X102639
2. 2007 Dodge Durango – VIN #1DHB38P77F563913
3. 2006 Ford Crown Vic – VIN #2FAHP71W36118053
4. 2008 Ford Crown Vic – VIN #2FAHP71V28X171661
5. 2011 Ford Crown Vic – VIN #2FABP7BV9BX132108
6. 2009 Ford Crown Vic – VIN #2FAHP71V99X134804
7. 2011 Ford Crown Vic – VIN #2FABP7BV0BX138427
8. 2014 Polaris Ranger – VIN #4XAWH9EA9EB203531
9. 2013 Harley Davidson – VIN #1HD1FMM17DB648084
10. 2013 Harley Davidson – VIN #1HD1FMM16DB654765
11. Set of 4 chrome rims, Helo brand, 18in with BF Goodrich Advantage T/A 245/55/18
12. Roll of 15 ½ gauge barbed wire
13. Duralast brake pads in box DG1904
14. Duralast brake rotor in box 75045DG (4)
15. Duralast brake rotor in box 72112DG (2)
16. Truck bed box, Ultima brand
17. Troy-bilt rear tine tiller 21D-65M1011
18. Snapper rear tine tiller
19. Cub Cadet push mower SC100HW