

City of Trezevant Industrial Development Board

Minutes of the Industrial Development Board Meeting

(2nd meeting of new Board)

Regular Scheduled Monthly Meeting

Location: Trezevant Community Center

1. Meeting Called to Order/ Roll Call

Meeting called to order by Chairperson Rita Foster @ 1800.

Members Present:

Kyle Foster, Eddie Granger, Jimmy Kelly, Tim Pratt, Janet Dickson, Rita Foster, Terry Schall, Johnna Crouse

Members Absent:

Wes Gulley, Bobby McAlexander

Others Present:

City Attorney Charlie Trotter, Vice-Mayor Pam Joyner, City Recorder Virginia Knott, Phil Colwell, Lindsey from McKenzie Banner Newspaper

2. Reading and Approval of Minutes of Last Meeting:

Minutes of last meeting of IDB on 5/12/2026 were read by Secretary Johnna Crouse and Mr. Granger stated

everyone in favor say "Aye" and all board members agreed by stating Aye to approve meeting minutes.

3. Bills and Communications:

Eddie Granger stated the clinic has an outstanding pest control bill. Mr. Granger was asked about clinic information addressed at

last meeting , such as who is called for maintenance , Mr Granger was not fully aware he needed to obtain information , he states he will do this prior to next meeting as well as

find out about clinic insurance policies.

4. *Reports of Secretary and Treasurer:*

Rita Foster asked about the IDB's annual report ^{being} filed with the state of Tennessee, Terry Schall states they have 60 days to file and she will

with comptroller about how to file this paperwork. Johnna Crouse provided and updated IDB member list with phone numbers and emails .

5. *Reports of Committees: none*

6. *Unfinished Business:*

Rita Foster Chairperson called upon Mr. Trotter to speak on topic of IDB checking account. Mr. Trotter states he talked to Centennial Bank in Trezevant and Ginger Foster instructed

Mr. Trotter to have approved minutes from tonight's meeting along with 2 IDB board members appointed by board to sign checks , and same 2 appointed members are to accompany Mr. Trotter

to Bank to close old checking account and open new account. Mr. Trotter also instructed the board that it is good business for the CMFO of the town also be approved on the account and be the

overseer and able to sign checks along with at least 1 appointed board member , 2 signatures are needed on a check where money is being spent. Kyle Foster made a motion that Chairperson Rita Foster

and Treasurer Terry Schall and Gabrielle Davis CMFO be on the bank account and 2 of the 3 are needed to sign any checks to pay bills or make purchases pay fees etc. approved by the board. Jimmy Kelly

seconded motion and roll call vote passed unanimously in favor of motion as stated. It was also agreed upon and motion made by Tim Pratt seconded by Kyle Foster that when a bill needs to be paid and is

approved by vote at meeting, one of the above appointed would go to city hall obtain a check from Gabrielle Davis CMFO she and IDB appointed person would sign check and send off visa mail. The check

book will be kept at City Hall and not in the hands of any one IDB member, and all bank statements of the account would be sent to City Hall with Trezevant City Hall address being the address on the

new checking account. Roll call vote passed motion unanimously.

Janet Dickson spoke on website she proposed at the last City Board meeting, she states she is awaiting Gabrielle Davis CMFO to pay website fees to get started. Ms. Dickson also stated she has passed out

a City of Trezevant Community Directory Information Form to local Businesses to be able to provide their information for the website. It is free for local businesses to have their information on the site.

7. New Business:

Chairperson Rita Foster brought up goals of the IDB and wants everyone to be thinking of a mission statement for the IDB. She reports \$9061.40 in sales tax revenue in May. She read aloud the bylaws of

the previous IDB line by line and necessary changes made. see 7a.

Chairperson Rita Foster noted other local IDB 's have a vice Chairperson and wants to elect one. Johnna Crouse made motion to nominate Janet Dickson as Vice Chair , seconded by

Kyle Foster roll call vote passed motion unanimously and Janet Dickson will assume roll of Vice -Chairperson of IDB. Eddie Granger made motion to pass the new bylaws with revisions as seen

in 7a. seconded by Kyle Foster and roll call vote passed unanimously.

Phil Colwell spoke on still being interested in buying the property in town next to Pats restaurant . He feels he has been given the run around for 7 months and wishes to have

some sort of word on if he will be able to purchase the property. The property is still being re-zoned per the Zoning Board with the second reading to be at the next City Board meeting .

The IDB does not yet have the property to be able to sell to anyone . The property has been recently surveyed and awaits paperwork from the bank for city to obtain deed for the Hillsman

property making the property 1 piece of land . Tim Pratt made a motion to make recommendation to the City to sell the property to Mr. Colwell. Seconded by Johnna Crouse . Janet Dickson

argued that others should have opportunity to buy the land . Chairperson Foster explained to Dickson that the city has been trying to get a grocery store there for close to 10 years and Mr. Colwell is the only person

who has come forward with any interest. Rita Foster states the property is publicly known and was in the paper for 30 days a month or 2 ago, and any others such as the Nelsons when contacted

showed no interest in the property for residential or commercial use. Chairperson Foster will collaborate with MTAS as well as Mr. Trotter regarding some of the needed stipulations to be in contract

before any sale will take place. A picture of the building The building Mr. Colwell would like to build was passed around. Once Mr. Colwell's involvement explained and discussed at this time motion

made by Mr. Pratt was voted on via roll call and passed unanimously with Chairperson Rita Foster to work on recommendation to inform the City Board of the things the town wishes to be on the property

and the things Mr. Colwell agrees to bring to the town if he is able to buy the property once zoned commercial. All stipulations etc. that would need to go into the sale of property have not yet been

included in the preliminary proposal being made for the City Board at next City Board meeting .

The town seal and IDB seal was brought up and Mr. Eddie Granger volunteered to find out if the IDB had a seal in its possession and for now if needed IDB will use town seal located at

City Hall per Virginia.

7.a . Revisions to Bylaws :

Charter Of The Development of The Town OF Trezevant Tennessee, Number 1. was omitted.

#4., change name, Kathy Edwards removed and changed to Virginia Knott, City Recorder.

#6., Removed "all of whom shall be duly qualified electors and taxpayers of the town of Trezevant."

Article II- Officers, Section #5add CMFO to last sentence stating "all such orders and checks are to be countersigned by the Chairperson or Treasurer and CMFO."

Article III- Annual Meeting Section #1, change date to every year in May.

Section #2 Regular Meetings statement should read as follows: "Monthly meetings shall be regularly held on the fourth Thursday of each month at 6 pm at Trezevanr Community Centeras posted at City Hall. "

Section #4 Quorum In the second sentence change four to "majority of directors"

Trezevant Members : Kyle Foster, Eddie Granger, Jimmy Kelly, Tim Pratt, Janet Dickson, Rita Foster, Terry Schall, Johnna Crouse, Wes Gulley, Bobby McAlexander

8. Adjournment:

With no further business on the agenda a motion to adjourn was made by Terry Schall and seconded by Rita Foster

The meeting was officially adjourned at 7:40pm

Minutes prepared by : Johnna Crouse, Secretary

Minutes approved on: 7/8/26 by

Rita Foster