



RICK BELL
Mayor

CITY OF LEBANON

Office of the Mayor
200 North Castle Heights Avenue
Lebanon, Tennessee 37087
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615-443-2839

Tonya Jones
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PUBLIC HEARING

AGENDA – March 3, 2026 – 5:55 P.M.

TOWN MEETING HALL, ADMINISTRATION BUILDING
200 North Castle Heights Avenue, Lebanon, Tennessee

1. Request by Dewey Lineberry for Future Land Use Plan amendment approval for about 10.82 acres at unaddressed properties on Central Pike (Tax Map 101 Parcels 26.01 & 26.06) from RPO to IL in the UGB (**Planning Commission recommended denial by a vote of 8-0 at their February 9, 2026 Special-Called meeting**). (Reference Ordinance No. 26-7353).
2. Request by Steve Moor for Future Land Use Plan amendment approval for about 17.78 acres at 478 and unaddressed W Old Laguardo Road (Tax Map 48 Parcel 58.07 & Map 55 Parcel 35.01) from FLH2 to FLH16 in the UGB (**Planning Commission recommended denial by a vote of 9-0 at their February 9, 2026 Special-Called meeting**). (Reference Ordinance No. 26-7354).
3. Request by Suncrest Real Estate & Land for Future Land Use Plan amendment approval for about 7.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 122) from FLH 4 & FLH8 to DXU & FLH8 in Ward 3 (**Planning Commission recommended approval by a vote of 7-1 at their February 9, 2026 Special-Called meeting**). (Reference Ordinance No. 26-7356).
4. Request by Suncrest Real Estate & Land for South Hartmann Overlay amendment approval for about 7.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 122) from AS-SFD & WU-SFAD to WU-SFAD & WU-TCMx/TCR in Ward 3 (**Planning Commission recommended approval by a vote of 7-1 at their February 9, 2026 Special-Called meeting**). (Reference Ordinance No. 26-7357).
5. Request by Suncrest Real Estate & Land for rezoning approval for about 7.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 122) from RPO to Barton Village North SE Hybrid Specific Plan in the South Hartmann Overlay in Ward 3 (**Planning Commission recommended approval by a vote of 7-1 at their February 9, 2026 Special-Called meeting**). (Reference Ordinance No. 26-7358).
6. Request by Mid Tenn Powersports, LLC for SP amendment approval for about 5.47 acres at 6050 Leeville Pike (Tax Map 79 Parcel 51.15) zoned Leeville Pike Commercial Specific Plan in Ward 4 (**Planning Commission recommended approval by a vote of 9-0 at their February 9, 2026 Special-Called meeting**). (Reference Ordinance No. 26-7359).

7. Request by Elizabeth Johnson for Plan of Services for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) near Ward 1 (**Planning Commission recommended approval by a vote of 9-0 at their February 9, 2026 Special-Called meeting**). (Reference Resolution No. 26-2818).
8. Request by Elizabeth Johnson for Annexation approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to be added to Ward 1 (**Planning Commission recommended approval by a vote of 9-0 at their February 9, 2026 Special-Called meeting**). (Reference Resolution No. 26-2819).
9. Request by Elizabeth Johnson for Zoning approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to RD9 in Ward 1 (**Planning Commission recommended approval by a vote of 9-0 at their February 9, 2026 Special-Called meeting**). (Reference Ordinance No. 26-7360).



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REGULAR CALLED CITY COUNCIL MEETING **AGENDA – March 3, 2026 - 6:00 P.M.**

TOWN MEETING HALL, ADMINISTRATION BUILDING
200 North Castle Heights Avenue, Lebanon, Tennessee

1. **CALL TO ORDER**
2. **INVOCATION**
3. **PLEDGE TO FLAG**
4. **ROLL CALL**
5. **APPROVAL OF MINUTES:**
February 12, 2026 – Work Session Meeting
February 17, 2026 – Regular Called City Council Meeting
6. **COMMUNICATION FROM CITIZENS**
7. **COMMUNICATION FROM MAYOR**
8. **REPORTS FROM COMMITTEES / ALDERMEN / OFFICERS**
9. **CONSENT BUSINESS:**
 1. **Ordinance No. 26-7361**, second reading, to approve a budget amendment for the Street Department to purchase road salt, by Lee Clark, Public Works Director.
 2. **Ordinance No. 26-7362**, second reading, to authorize budget amendments for the Hazardous Duty Supplement Benefit, by Sylvia Reichle, HR Director and Lindsey Wolfenbarger, Finance Director.
 3. **Ordinance No. 26-7363**, second reading, to approve the updated Utility Billing and Other Customer Related Policies and Fees, by Harley Jones, CS Manager and Lindsey Wolfenbarger, Finance Director.
 4. **Ordinance No. 26-7364**, second reading, to approve bids and award contract for the 2026 Street Paving Project and to approve the related budget amendment, Project CL26001, by Jake Pruitte, Capital Projects Manager and Kristen Rice, Executive Director of Engineering & Planning.

5. **Ordinance No. 26-7365**, second reading, to approve bids and award contract for the 2026 Street Striping Project and to approve the related budget amendment, Project CL26002, by Jake Pruitte, Capital Projects Manager and Kristen Rice, Executive Director of Engineering & Planning.
6. **Ordinance No. 26-7366**, second reading, to waive general fund fees for Wilson County's new building at the James E. Ward Ag Center located at 945 East Baddour Parkway, by Mattie Neely, Engineering Director of Development and Kristen Rice, Executive Director of Engineering & Planning.
7. **Ordinance No. 26-7367**, second reading, to authorize an upgrade for the telephone and radio recording system for Central Dispatch and to approve the related budget amendment, by Jason Baird, Fire Chief.

10. OLD BUSINESS:

1. **Ordinance No. 26-7369**, second reading, to approve the reclassification of an existing part-time position to full-time for the Accounting Department and authorize the related budget amendments, by Lindsey Wolfenbarger, Finance Director.

11. NEW BUSINESS:

1. **Ordinance No. 26-7353**, first reading, to amend the Future Land Use Plan of the City of Lebanon, Tennessee, by changing unaddressed properties on Central Pike (Tax Map 101 Parcels 26.01 & 26.06) from RPO – RPO-Rural Preservation/Open Space to IL – Light Industrial in the UGB (Request by Dewey Lineberry) (**Planning Commission recommended denial by a vote of 8-0 at their February 9, 2026 Special-Called meeting**).
2. **Ordinance No. 26-7354**, first reading, amend the Future Land Use Plan of the City of Lebanon, Tennessee, by changing 478 and unaddressed W Old Laguardo Road (Tax Map 48 Parcel 58.07 & Map 55 Parcel 35.01) from FLH2 – Residential 2 Units per acre to FLH16 Residential 16 units per acre in the UGB (Request by Steve Moor) (**Planning Commission recommended denial by a vote of 9-0 at their February 9, 2026 Special-Called meeting**).
3. **Ordinance No. 26-7356**, first reading, to amend the Future Land Use Plan of the City of Lebanon, Tennessee, by changing 541 Barton's Creek Road (Tax Map 81 Parcel 122) from FLH4 – Residential 4 units per acre & FLH8 – Residential 8 units per acre to DXU – Downtown Mixed Use & FLH8 – Residential 8 units per acre in Ward 3 (Request by Suncrest Real Estate & Land) (**Planning Commission recommended approval by a vote of 7-1 at their February 9, 2026 Special-Called meeting**).

4. **Ordinance No. 26-7357**, first reading, to amend the South Hartmann Gateway Overlay for about 7.92 acres at 541 Barton's Creek Road (Tax Map 81 Parcel 122) from AS-SFD & WU-SFAD to WU-SFAD & WU-TCMx/TCR in Ward 3 (Request by Suncrest Real Estate & Land) (Planning Commission recommended approval by a vote of 7-1 at their February 9, 2026 Special-Called meeting).
5. **Ordinance No. 26-7358**, first reading, to amend the Official Zoning Atlas of the City of Lebanon, Tennessee, by changing 541 Bartons Creek Road from RPO – Rural Preservation/Open Space to Barton Village North SE Hybrid Specific Plan in Ward 3 (Request by Suncrest Real Estate & Land) (Planning Commission recommended approval by a vote of 7-1 at their February 9, 2026 Special-Called meeting).
6. **Ordinance No. 26-7359**, first reading, to amend the Official Zoning Atlas of the City of Lebanon, Tennessee, by amending regulations with the Leeville Pike Commercial Specific Plan for about 5.47 acres at 6050 Leeville Pike in Ward 4 (Request by Mid Tenn Powersports, LLC) (Planning Commission recommended approval by a vote of 9-0 at their February 9, 2026 Special-Called meeting).
7. **Resolution No. 26-2818**, first reading, adopting a Plan of Services for the Annexation at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to be added to Ward 1 (Request by Elizabeth Johnson) (Planning Commission recommended approval by a vote of 9-0 at their February 9, 2026 Special-Called meeting).
8. **Resolution No. 26-2819**, first reading, annexing property at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to be added to Ward 1 (Request by Elizabeth Johnson) (Planning Commission recommended approval by a vote of 9-0 at their February 9, 2026 Special-Called meeting).
9. **Ordinance No. 26-7360**, first reading, to amend the Official Zoning Atlas of the City of Lebanon, Tennessee, by requesting Zoning approval of about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to RD9 in Ward 1 (Request by Elizabeth Johnson) (Planning Commission recommended approval by a vote of 9-0 at their February 9, 2026 Special-Called meeting).
10. **Ordinance No. 26-7368**, first reading, to approve a contract with Witt Sign Co. and related budget amendment for the replacement of the pylon sign at the Jimmy Floyd Center, by Alex Major, Jimmy Floyd Center Director.
11. **Ordinance No. 26-7370**, first reading, to authorize the purchase of a portion of Tax Map 103, Parcel 30.01, Walnut Grove Road, Deed Book 2286, Page 639, by Kristen Rice, Executive Director of Engineering & Planning and Jake Pruitte, Capital Projects Manager.

12. **Ordinance No. 26-7371**, first reading, to approve granting a perpetual Right-of-Way easement to Middle Tennessee Electric to serve new city construction at 355 West Baddour Parkway, by Kristen Rice, Executive Director of Engineering & Planning and Jake Pruitte, Capital Projects Manager.
13. **Ordinance No. 26-7372**, first reading, to approve bids and award contract for the Equalization Basin and Pump Station, Project No. CL 23102, and to approve the related budget amendment, by Regina Santana, Utilities Director.
14. **Ordinance No. 26-7373**, first reading, to amend Titles 11 and 12 of the Lebanon Municipal Code to delete Section 11-401(4)(f) and to revise Titles in Section 12-104, by Andy Wright, City Attorney.
15. **Ordinance No. 26-7374**, first reading, to authorize budget amendments for the Police Department, by Mike Justice, Police Chief.
16. **Resolution No. 26-2823**, authorizing the issuance of not to exceed eighteen million five hundred thousand and no/100 dollars (\$18,500,000) General Obligations Bonds of the City of Lebanon, Tennessee, by Lindsey Wolfenbarger, Finance Director.
17. **Resolution No. 26-2824**, authorizing the issuance of General Obligation Bonds of the City of Lebanon, Tennessee in the aggregate principal amount of not to exceed \$18,500,000, in one or more series; making provision for the issuance, sale and payment of said bonds , establishing the terms therefrom; and providing for the levy of taxes for the payment of principal of, premium, if any, and interest on the bonds, by Lindsey Wolfenbarger, Finance Director.
18. **Resolution No. 26-2825**, to authorize application for and acceptance of funds obtained through the Bureau of Justice Assistance Grant Program, by Mike Justice, Police Chief.
19. **Resolution No. 26-2826**, to authorize advertising for proposals for engineering design services for Lebanon Sports Complex Phase II, by Kristen Rice, Executive Director of Engineering & Planning and Jake Pruitte, Capital Projects Manager.

12. ADJOURNMENT

WORK SESSION

February 12, 2026

Council members present: Councilors Joey W. Carmack, Chris Crowell, Tick Bryan, and Phil Morehead. Also present at the meeting were: William Porter, Parks & Rec Director; Dusty Jones, Asst. Parks & Rec Director; Ronie McPeak, Parks & Rec Program Director; Andy Wright, City Attorney; Lindsey Wolfenbarger, Finance Director; Kristen Rice, Executive Director Engineering and Planning; Jake Pruitte; Capital Projects Manager; Lee Clark, General Services Admin; Sarah Haston, Economic Development; Kristen Ragsdale, Council Secretary.

Also present: Sports Complex Committee members: Rick Smith, Caleb Thorne, James Herron, Wayne Oakley, Chris Turner, Chuck Whitlock, and Jeni Lind Brinkman.

Present on Zoom: Councilor Camille Burdine and Taylor McCullough, Perfect Game.

Absent: Councilor Geri Ashley; Regina Santana, Utilities Director; Chief Mike Justice, Lebanon Police Dept.; Chief Jason Baird, Lebanon Fire Dept.; Tonya Jones, Executive Administrative Assistant.

Mayor Bell opened the meeting at 5:00 p.m.

The mayor began by stating that the plan was always once Phase 1 was up and going, then we would start on Phase 2. He then thanked the Sports Complex Committee for all of their hard work and thanked City Council for their support. He announced that Taylor McCollough was joining via Zoom and was with a travel ball organization who would be interested in using the facility. Mayor Bell stated that first and foremost the facility was for our local people, but that we would need the travel ball opportunities for economic development such as hotels, food, gas, etc. He reminded everyone that this phase would be in conjunction with Baird Park which had been here for over 70 years. He announced that everyone would see drawings tonight which were lines on paper that represented the vision for Phase 2 and reminded everyone that this would be a long process and this was just the first of many meetings that would be held preparing for the build. Mayor Bell also informed everyone that there were three acres of land adjacent to Sports Complex property that the city needs to purchase. This land would be used for much-needed second road access. He asked that the city be allowed to design Phase 2, then turned it over to William Porter.

William Porter reminded everyone that the last fields built in Lebanon were in 2001 when there were around 600 kids playing spring ball and 75-100 playing fall ball. Now, in 2026 there will be 1500 or so playing spring ball and approximately 1000 playing fall ball. The numbers will continue to grow as the number of people in Lebanon grows. There is a need for more fields to accommodate the youth in our city. Today, youth have two options; they play rec league or travel. Rec is for anyone in the community, regardless of skill level. It is low cost and they will play about 12 games a season. Travel ball is more competitive. The kids will play in organized tournaments, travel to other cities and states, could play up to 80 games per season, and will spend money on hotels, food, activities, etc. everywhere they play. Porter introduced Taylor McCollough with Perfect Game to explain who Perfect Game was and what they could bring to Lebanon.

Taylor McCollough began by telling everyone he was the Vice President of Operations for Perfect Game and had been with them for 23 years. Perfect Game is a growing company who works with communities like Lebanon. They were formed to highlight and help elite high school players for college drafting but expanded to a youth division (14 and younger) in 2019. Perfect Game has a full-time staff at every event they sponsor to coordinate the entire event. In 2026, they will have 80,000 youth teams and 30,000 high school teams and will hold over 10,000 events in 41 states. PG uses social media to reach people and showcase the cities where their events are held. There are several pillars of revenue generating products and services for the hosting cities. Taylor noted that some of their older, more established facilities were located in Florida, Georgia, and Alabama. He said there was a new, smaller one located 30 minutes outside of Chicago and this was a 9-field complex that had 16 dates year one and are signing a second-year contract with 26 dates on the schedule. Another complex is opening in Ontario, CA with eight fields and will have 25 dates beginning this fall.

Perfect Game's typical schedule is as follows: Spring weekends only for travel ball and weeknights the fields are used for local ball. In the summer, PG will host multiple 4-5-day tournaments and in the fall, they will use fields Friday - Sunday for travel ball. Most of the players and families do not like downtown areas due to high cost of hotels, lack of parking, and traffic. They prefer to stay in cheaper hotels with better parking options and the ability to visit downtown (Nashville, in our case). Lebanon's projected complex is perfect for Perfect Game and would model Hoover Alabama's complex as this would be ideal for this location. Taylor notes it is a practical model, but having four big fields is not negotiable. It is a requirement for PG events. Having a quad of youth fields would open up a softball opportunity and the four big fields could be converted to soccer fields for overflow if needed for soccer tournaments.

Taylor asked, "What can Perfect Game bring to Lebanon?" They would have a conservative approach and our location is #1 because of the vicinity to Nashville where people would want to visit/take their families for vacation opportunities. PG would push about 1,500 teams through Lebanon and most of these teams would be more than 75 miles which means hotel stays, restaurants, supplies, etc. This would equate to approximately 17,000 hotel room nights and 90,000 visitors.

William Porter told City Councilors that he would plan a trip to Hoover so anyone interested could see where it is, what it's like. He said that nothing was there when the facility was built and now they have restaurants, shopping, and other stores that have been built so the area looks totally different.

Councilor Burdine stated to Mayor Bell that he mentioned Phase 2 being first and foremost for our local kids. She asked if we partnered with Perfect Game where that left our season.

Porter replied that our rec leagues would use the fields Monday - Thursday and by the time the PG summer tournament time arrived, the local spring rec league would be over until fall began. When fall rec league begins, PG will only use fields on the weekends.

Taylor added that Perfect Game creates their tournament schedules a year in advance. They would work with Parks & Rec to ensure they don't interfere with local needs.

Porter stated that with Phase 2, the City of Lebanon would have a total of 21 baseball and softball complexes with six big fields. Local teams could use Baird Park fields on weekends for practices. He added that if PG was using our fields, the money generated from travel ball usage would help the city pay for what we do and other needed improvements instead of relying solely on taxpayer money.

Jeni Lind Brinkman asked what the lease income would be and the cost of maintenance.

Porter answered that it would depend on PG's usage versus the city's. He added that we would not give all the fields/space to PG and we would still use fields for tournaments the city wished to host.

Wayne Oakley asked if there were plans to expand to softball tournaments.

Taylor told everyone that PG was in the early stages of softball and there were other organizations that are stronger in fast pitch than PG. If softball proved to be significant, PG could possibly lease to someone in the softball realm. As he was signing off of Zoom, Taylor invited anyone with any questions after the meeting had ended to reach out via phone or email and he'd gladly answer them.

Dusty Jones informed everyone that there is nothing in the state of Tennessee anywhere like what Perfect Game was looking for.

Porter added that the Hoover model in Alabama has four big fields and 2 smaller fields in each large field if/when they needed to be converted to accommodate.

Councilor Crowell asked if Perfect Game did soccer.

Porter replied that they basically do baseball and a little softball.

Mayor Bell reminded everyone that we were in the preliminary stages and while we've talked to Perfect Game, there are other companies out there. He added that Sarah Haston would share numbers later based on information from PG and based on the four large field & smaller field concept. If the number of fields change, the numbers Sarah provides would change.

Porter added that maintenance for turf is cheaper than grass. While the initial cost is greater, the cost for maintaining and the quality of the fields is much better.

Kristen Rice began by reminding everyone that the City of Lebanon owned 154 acres for the Sports Complex. Phase 1 consists of 65 acres and Phase 2 would be 88 acres and there are some constraints on the property. There is a 60-foot stream buffer and 2 streams. Access and connectivity is very important. The Dornan Family, who own property on the south side of the city's 154 acres, has three acres that the city needs to purchase. These three acres would provide an access to Walnut Grove Road. They are asking \$165,000 for these acres and the city is comfortable with this price. It's our number 1 priority to purchase this for the road access. We don't need the rest of their property right now but may look into purchasing more in the future. When you look at these concept plans, remember zero engineering has been done. Seeing the Hoover complex in person helped us put together this concept. Jake Pruitte put this together for us, but there has been no engineering done yet. The quad with the large fields is based off of Hoover's and Perfect Game's information. We put another smaller quad (12 fields) to accommodate the 13 and under.

Councilor Burdine said she thought we had a previous concept already done and asked if this was a new one.

Porter replied that we did have a previous concept, but that only had small fields for the 13 and under. Perfect Game can help the city make money with the fields for older high school age groups.

Dusty clarified that the first concept only had 8 fields. This concept would give a total of 16 fields.

Wayne Oakley asked if the larger fields would allow us to draw some SEC teams for practice play.

Porter replied that in Hoover, some colleges rent their facilities and practice on them. He said there was possibility to draw colleges, Spring Fling, & maybe Cumberland University's conference for some softball tournaments.

Kristen (Rice) said the next step is design – grading, drainage, buffers, etc.

Sarah Haston spoke about economic impacts this could have on the city. She reiterated that the information and numbers she would share were based off information conversation and information from Perfect Game. Our location was a big part of the algorithm. Having no competitors and based on 32 weekends and 1500 teams (based on 13 players per team) they estimate 17,000 hotel room nights. Average spending on lodging, food, travel, entertainment, etc. would have an economic impact of \$3.5M annually with the county's 9.75% tax rate and 4% hotel tax rate. There were three scenarios with the conservative one yielding an economic impact of \$56M and an aggressive one yielding an economic impact of \$63M. There's room for additional development around/near the sports complex and when demand changes from recurring visitors, more things come - - - like a second Chick-Fil-A, better hotels, more shopping, etc.

Mayor Bell added that we have an opportunity to do something that will still be here in 70 years when we are all dead and gone. Many generations will be able to use and benefit from the complex and if we don't build it, someone else will and they will reap the benefits.

Councilor Morehead agreed adding that it was a no brainer and buying the three acres is critical and he would vote for it.

Porter reiterated that design was important.

Mayor Bell stated that everyone was aware we have a history on the property and we WILL have a new design company.

Councilor Burdine asked if we already had this design cost in the budget for this year.

Kristen replied that we did not. We budget as needed for projects. \$165,000 for the three acres and we agreed to pay closing costs. The design for the next phase is expected to be around \$600,000 and that's a big number, but this is a big project. \$750,000 - \$800,000 for the right of way and design.

Mayor Bell reminded everyone that this was not the last work session on this project. Step by step meetings will be held to keep everyone in the loop and up to date.

Porter spoke again about planning a day trip to Hoover to see what they built and to show the town and how it's grown since building their complexes.

Sarah added that jobs had been created in that town too. The Hoover personnel have openly shared their information; their mistakes, what they would do different, what they did right, etc.

Councilor Crowell asked if Perfect Game would have input on the specs?

Porter replied that we planned to mimic the Hoover model.

Councilor Burdine asked about upgrades needed at Baird Park.

Porter replied that the plan is to turf Baird Park when Phase 2 is built because it is cheaper to do them all at once. That would be a total of 21 fields to be turfed. This will allow the kids to play more and not be rained out as often.

Councilor Burdine stated that there were other improvements needed at Baird Park.

Mayor Bell responded that we would turf all of the fields and after the annual budget was set, we could look to see what else could possibly be done.

Rick Smith the restrooms at the Baird Park fields were built with our money (Lebanon Youth Baseball and Lebanon Girls Softball Assoc). They may not be the best, but it worked. We lost lots of games last year due to rain outs.

Wayne Oakley asked when it was that they came in on the project and rode around with Jeff Baines to look everything over.

Porter replied that it was 2018.

Wayne pointed out that the difference between them (softball) and baseball was softball has 3 fields and one concession stand and their concession outsells baseball's multiple concessions every time.

Mayor Bell closed the meeting by thanking the Sports Complex Committee and reminding everyone that our first priority was to purchase the much needed three acres.

The February 12, 2026 Work Session ended at 6:37 p.m.

Attest:

Approved:

Lindsey Wolfenbarger

Rick Bell

Director of Finance

Mayor

Secretary:

Kristen Ragsdale

REGULAR CALLED LEBANON CITY COUNCIL MEETING

February 17, 2026

Before calling the meeting to order, Mayor Bell announced some changes. If you look at the end of New Business, item #12 (Resolution 26-2823) is being removed and also #13 (Resolution 26-2824) is being removed. We will not be talking about those items tonight.

Mayor Rick Bell called the Regular Called City Council meeting to order at 6:00 p.m.

Invocation was given by Lee Clark

Tick Bryan led the Pledge of Allegiance to the United States Flag.

Council members present: Councilors Joey W. Carmack, Geri Ashley, Camille Burdine, Chris Crowell, Tick Bryan, and Phil Morehead. Also present at the meeting were: Andy Wright, City Attorney; Lindsey Wolfenbarger, Finance Director; Lee Clark, Public Works Director; Kristen Rice, Executive Director of Engineering & Planning; Regina Santana, Utilities Director; Josh Stahle, Senior Planner; Chief Mike Justice, Lebanon Police Dept.; Tonya Jones, Exec. Admin. Assistant, and Kristen Ragsdale, Council Secretary.

Absent: Chief Jason Baird, Lebanon Fire Dept.

APPROVAL OF MINUTES:

Motion was made by Councilor Morehead, seconded by Councilor Crowell, to approve said minutes for January 28, 2026 – Work Session.

Motion was made by Councilor Carmack, seconded by Councilor Crowell, to approve said minutes for February 2, 2026 – Work Session.

Motion was made by Councilor Morehead, seconded by Councilor Carmack, to approve said minutes for February 3, 2026 – Regular Called City Council.

Mayor Bell announced that before the communication from citizens, he wanted to do something special. We have a young man in our community, Jayden Bailey, who Lee Clark just

mentioned in prayer. He is a very special person in this community and Councilor Crowell came to me a couple of weeks ago about honoring Jayden tonight. At this time, I would ask Councilor Crowell to join me in front of the desk and I'd ask Coach Jim McDowell, the other coaches, and Jayden's teammates on the Lebanon High School basketball team to come join us.

Councilor Crowell thanked Mayor Bell for the opportunity to honor Jayden. I was at a Living Sent Luncheon a couple of weeks ago and I had never met Jayden. Coach McDowell came with him and Jayden spoke about his faith and his struggles in life, particularly with an illness that he certainly never asked for. He has met that with the determination and grit that is seldom seen in a lot of ways. For example, when he spoke that day, he said that after they took his arm off from the cancer surgery, that made his basketball shot better. I was really inspired by that because today we hear so many negative things about things that are going on in our community so when he and Coach McDowell spoke that day it was inspiring to me. From what I understand, hopefully Jayden is watching tonight, along with his family. I just want to mention his family. Many of them attended Lebanon High School and actually played on sports teams there. His mom is London Elie Wright, his stepdad is Micky Wright, his dad is Maurice Bailey, sister, Amirah, grandmother and grandfather – we have to mention them, they are probably watching as well – Mary and Lester Elie, aunts, Scotland, Ireland, and Asia Elie and Iceland Carver and his uncle, Highland Elie. I hope we got everyone that's watching and appreciate you all watching. Jayden, we love you and your community loves you. We're praying for you and want you to get better. We look for you out on the court as soon as possible.

Mayor Bell stated it was his honor to read this City of Lebanon proclamation:

“All things work together for good for those who love God, who are called according to his purpose.”

WHEREAS, Jayden Bailey is a 17-year-old junior at Lebanon High School where he is a forward for the Blue Devils Basketball team and an inspiration to all who know him. Teammate and best friend Jett Epperson shared “The thing about Jayden, I’ve never seen him sad, I’ve never even seen him a little bit off. He’s the best dude I’ve ever met”; and

WHEREAS, In June 2022, as he was progressing in his basketball skills and performance, Jayden was diagnosed with osteosarcoma. He has bravely battled cancer for the past four years; and

WHEREAS, In August of 2025, Jayden had his left arm amputated as a result of cancerous tumors spreading throughout his arm. In October of 2025, additional tumors were found in his stomach and around his lungs. Despite his battles on the court and serious health challenges off the hardwood, Jayden is described as having “the biggest, easiest smile in Lebanon”; and

WHEREAS, When Jayden was asked about his health challenges and future, he replied, “Through the whole journey I've been a hugely faithful person. I'm a strong believer in God.....So, no, I'm not afraid”. His recently added tattoo with a cross and praying hands on his right arm describes his faith, “all things work together for good for those who love God, who are called according to his purpose”; and

WHEREAS, Jayden's love for basketball and his faith have allowed him to stay focused and keep playing the game of life. It has been said “He's one of the most resilient and extraordinary young

men I've ever met," by Dr. Tracy Hills, Medical Director of pediatric palliative care at Vanderbilt's Monroe Carell Jr. Children's Hospital; and

WHEREAS, Jayden is not your average teenager, he has continued to show people his perseverance and determination; and

NOW THEREFORE, I, Mayor Rick Bell, Mayor of The City of Lebanon, Tennessee do hereby proclaim February 17th as:

“JAYDEN BAILEY DAY”

ONCE A BLUE DEVIL, ALWAYS A BLUE DEVIL

Coach Jim McDowell stated: All these guys (referencing several teammates who were in attendance), my assistant coaches and my daughter, Bailey can all attest. Jayden is the toughest player I've ever coached. He's gone through more things than most of us will ever have to go through in our lifetime and he's done it the right way. I went by to see him this afternoon and talked to him. He's still sending these guys pre-game talks. I went to see him on Saturday before we played Mt. Juliet and he was talking to them about working together and playing together. He's a special kid. His family is special and the example that he has set for all of us has really put things into perspective; not just for me as a coach, but I think for his teammates as well. This (the proclamation) means a lot and we really appreciate this. He's a Lebanon kid, he's grown up here, he's lived here his whole life and he loves this city and he knows that the city loves him.

COMMUNICATION FROM CITIZENS:

1. John Thurston, 16 Melly Court: I'm speaking on behalf of myself, but I will in all honesty tell you that I am a member of the Wilson County Democratic Executive Committee. So, there is an element of my speech that will go with that. My conversation with you tonight is about the hullabaloo (I guess is the best way to describe it) around ICE (U.S. Immigration and Customs Enforcement) building a facility in Lebanon. It depends on which time of the day you look at your email or your telephone to see what the latest message is. As of this morning, they were building one. As of this afternoon, maybe not. I don't know what the outcome of this is going to be. I don't know what the genesis of it was, but I believe very strongly that it does not need to be in Lebanon, Tennessee.

I'm an old historian by trade. I was a teacher. One of the things that very personally disturbs me is the parallel I see between now and 1930 Germany. The division is incredible. It is very difficult for me, as a historian, to not see the parallel between the establishment of the labor camps in Germany and what they ultimately became and the establishment by ICE of detention centers which are basically housing people before they get rid of them. Now whether they get rid of them by airplane or by other means I'm not sure at this point. Whether that makes a difference or not, the fact is it is a very disturbing political process and I don't believe it is something that Lebanon as a city, Wilson as a county should be a part of and so I'm here to voice my personal opinion around that. Thank you very much.

2. Derek Dodson, 106 Chapman Drive: In the near future, I will be discussing some difficult issues at this microphone and in the process maybe verbally crushing some of your skulls. So, here's what I suggest you do when that time comes. I suggest you say, "Hey, I made a mistake. I'm committed to the well-being of this city and the long-term future. Let's fix it."

Next topic. The last city council meeting on February 3rd, Councilor Carmack pitched to Mikayla Kiffon's big sister, Kristen Rice whereby Kristen Rice answered that when 231 North and North Hartmann in the future are connected it would basically dramatically impact future traffic patterns around Lebanon significantly especially on the north side of town. She also said that she had discussed with a landowner at 1544 Rutledge Lane where they would connect about our standard process. Here's what I have to say about our standard process, keeping this short. D.R. Horton used the same standard process housing setback from N Hartmann Blvd as a setback for all other streets in the D.R. Horton Development which was insanity at city hall. Kristen Rice does not establish land use policy rather y'all elected official do. Pitching the hot potato to Kristen Rice will not spare y'all if buffer space and right of way space fails to materialize where Rutledge Lane will meet N Hartmann Drive again at 1544 Rutledge Drive.

Third topic. Before the January 20th City Council Meeting, I handed Councilors Carmack, Burdine, Ashley, and Bryan a copy of an agenda item on the September 23rd Lebanon Planning Commission agenda. The industrial zone project off Highway 109 and Old East Laguardo Road named Summit Cedar Tree via Summit Real Estate Group as in Summit Development 150 acres on Maple Hill Road also on January 20th council agenda. Today, the 17th of February, on the Lebanon Planning Commission preliminary agenda was a site plan warehouse approval for Cedar Tree Project and that 300 or so acres is owned by the Donald Trump Network. So, Mayor Bell, maybe you know, maybe you don't. Will the facility that went before the Planning Commission this morning and will next week, which is Cedar Tree, part of it by Summit Real Estate Group, be in the future the Cedar Tree ICE detention facility and obviously you have your own time to answer.

3. Angela Slater: I have lived in Tennessee for 30 years now and Lebanon for the past 10 years. I'm here about the concern of ICE. We all heard the news and the press releases. Yes and no, yes and no. Back and forth. Perhaps it was a near miss. Perhaps it's going to happen. We don't know at this point, but I wanted you guys to consider the seriousness of how we got here. Here are some words from Mike Risten from Project Saltbox, the group of individuals who put that dot on the map showing that land has been purchased by ICE in Lebanon, Tennessee. "We are still trying to find the exact location of where the property is that has been purchased by ICE in Lebanon, Tennessee. Meanwhile, we get all of this information about specifics, the economic specifics such as the Lebanon facility and its construction are expected to bring 7,216 jobs to the area and would contribute x amount of dollars to the GDP. Well, they had to get the information from somewhere. It doesn't come out of thin air. In order for ICE to have these details, this projection, they would have needed to plug the exact specifications of their warehouse into a tool called IMPLAN, which they bought a few weeks ago, and ran it through Tennessee's economic model to determine the cost and downstream financial impact here in Lebanon, Tennessee. ICE should have also completed a detention re-engineering initiative report and provided it to the governor as they did in New Hampshire. Somewhere, someone in the state knows where this warehouse is and is likely playing ignorant." Mike Risten from Project Saltbox.

Something is happening. Something is fishy. Please investigate it. I implore you to look into this. Contact the governor. Look into Project IMPLAN and find out if it's really going to happen. Because, if it does, and ICE detention center is bad news for Lebanon. You will have to

deal with protestors and counterprotestors and increased need for police to deal with the situation. Also, you will have to deal with ICE vehicles driving around without license plates or the license plates covered. They do that all the time. No license plates around their facility in downtown Nashville, Metro Police Department. What do you do? We call them, we tell them they're driving around without license plates. Well, they can't do anything. They may be driving around for official business. So, how is Lebanon going to deal with vehicles driving around without license plates and deal with people being upset on both sides? Between the ICE Agents who are feeling confronted and in a bad situation and they'll become potentially aggressive because of it and intimidate our people and protestors who are trying to stop this from happening. So, please investigate and make sure that they are not coming and if they are, let's stop it. Thank you so much for your time.

4. Jim Dunn, 1709 Blairmont Drive: I have a problem. I'm turning 90 years old and I've lived in Arkansas, Texas, California, and now Tennessee. I came here because of my job when I was elected an officer in the labor union. I like Tennessee and when I moved to Lebanon, I liked it even more. Lebanon is a fine place to live. Got good people here. We've got excellent representation of our people. Y'all are doing a good job for us trying to take care of all the growth we've got going right now. We're growing by leaps and bounds. I saw somewhere that we were approaching 50,000 people or more here in Lebanon. That means a lot more is going to be going on during the next year or two. I think y'all are the people to deal with it. That's why we're paying y'all them big bucks (laughter).

I agree with the ones before me. It's not going to be a good thing for ICE to come in here. When I was a little kid growing up in South Arkansas, it was the start of World War II. Guess what happened? The government got mad at the Japanese and moved all those people down there in South Arkansas. My dad worked as a carpenter. They told him they'd fire him, but he was the only one who had any tools. I never learned to be a carpenter either. I did go down there on occasions with my uncle who had a gasoline truck and carried fuel down to where they were staying. It wasn't really a bad place like what they are doing these days. My dad and them did build them some decent houses to live in. I went down there and played with the kids while they were delivering gasoline and whatever. But it was hard to get out of there because they had about 20 to 30 boxes of bees at the gate and not many people had the courage to go through that many bees to get out of there. Anyway, that wasn't all that bad.

But from everything I read and everything I see, we don't need this ICE bunch anywhere. I don't care whether it's here or anywhere else.

Mayor Bell informed Mr. Dunn that his time was up.

Mr. Dunn responded: That's it? Well, anyway, I don't like ICE and I hope it works for you, but it's going to be a headache. I can tell you that.

5. Shannon Whitaker, 405 Alter Terrace: Phil (Morehead), it's good to see you. I have to applaud the gentleman before me. He's a hard person to follow. I agree with what you stated. I really don't have a statement. I guess I have a question. So, this issue has come to the front the past few days, right? Is there ICE detention in Lebanon or not? So, my question is to the mayor and the council. Have you heard anything?

Mayor Bell replied: Once everybody gets finished talking, I'll talk to you about what we've been doing.

Mr. Whitaker responded: Okay. Very good. So, we're all curious and would love to know. Thank you.

6. Meliss Perry, 1111 Academy Road: I have a little flower farm out there. I have been in Lebanon since 2016. In the last two years, I've really started investing more in the people and the town as a whole. One of the things that has really made me kind of happy and proud to be here is the people. I believe the love and friendliness that is displayed by who we are as southerners and just as a city. I think there's a lot of crazy, sad things happening in the world. I would hate for anything to come and take away what our city is. So, I think one I wanted to say something because I want to be recorded on the right side of history. Two, I want people to think about what do you want your city to be. I like a city that steps forth in love and I really do think that's Lebanon. I hope that there are some really serious considerations that go into everything and investigations that go into what is and what isn't coming and all of that. I think at the core of it, it should be who we want to be and what do we want to show the world that we are. Is that a heart full of love or a heart full of hate and I sure hope we air on the side of love. Thank you.

COMMUNICATION FROM MAYOR:

I do have a couple of announcements tonight. The first one is this. I just got notified yesterday that Dave Dixon, who is on our Historic Preservation Commission, he's stepping down. Dave has served on that commission for a couple of years and I appreciate all he's done for that. I will be looking for his replacement to place in front of you guys for consideration. I will try to do that as soon as possible. I do appreciate Dave and everyone who serves on all of our committees. They do it on a volunteer basis and it's not easy sometimes and Dave has done a great job.

I also want to thank everyone who attended the senior citizen center Valentine's gala Saturday night. Councilor Ashley was there and Councilor Morehead was there. I appreciate everyone who came to that. It was a big night and a great night for a great cause. A lot of people had a really good time. So, I appreciate that.

Also, about the news of an ICE detention center. First of all, I want you guys to know that I can speak for myself and I know the councilors have been on this, as well. I have investigated this to the very end. From talking to local elected officials, state elected officials, federal elected officials and just today, I talked to people in Senator Haggety's office. That's the highest I've gone. This is something that when it came out last week, we took it very seriously and as you guys have said, this is something that for me as mayor, I do not want to see this in Lebanon for all kinds of reasons. I've talked to all kinds of officials and we have investigated it. Like you guys, we have read the news reports. They have gone back and forth about it's coming, it's not coming and it just keeps going back and forth. I also want you guys to know that no one from ICE, no one from Department of Homeland Security has contacted us about this. Everything that I have gotten is secondhand hearsay, just like you guys. So, that's where we are.

I know that the federal government has certain powers. They have sovereign immunity, which I believe means they don't really have to follow anybody's zoning laws. I also know this; a facility like that would need things like water and sewer. I talked to Regina Santana, our Utilities

Director, today and there is no industrial property in our city that is approved for that much water and sewer. We don't know much about this and as I said, nobody from Homeland Security, nobody from ICE has contacted us. I've called every elected official I know to call. They've all told me they don't know anything either and that's where we are. As we go further, every day we will keep investigating and keep making calls until this situation is settled. But right now, that's where we are. Those news reports with all those numbers they throw out, that's really the information we have too. I wish I had more I could tell you, but right now I really don't. I've tried to keep the council updated as I've learned things and at this point they may know some things that I don't but at this point, that's where we are on this situation.

REPORTS FROM MAYOR PRO TEM / ALDERMEN / OFFICERS:

1. Councilor Joey W. Carmack: Thank you, Mayor, for keeping us updated on the ICE situation. The last update I got was from Channel 4 News was that ICE came out and said that the first release was incorrect and not properly approved and an ICE building was not coming to Lebanon, but again it goes back and forth. So, thank you for doing all your hard work on that and keeping us all in the loop on it.

Lastly, I want to congratulate Mike Justice, Chief Justice back there for his 35 years of service to our community as our police chief and for doing such a great job in the city. That's all I have.

2. Councilor Geri Ashley: So, he beat me to the punch on Mike. I wanted to say personally thank you to Mike. Mike has become a good friend to me. I think that he is just an example of what good leadership is about. He is a great communicator. He sends us the good, the bad, the ugly metrics. He's just very informative to all of us and we are very lucky to have him. Congratulations for 35 years. Hopefully you got a big bonus or something like really nice. But, congratulations on that.

I also had some other things that I needed to bring to the forefront. I wanted to speak with Paul Corder. He told me he was going to be here tonight, but he's not here.

Kristen Rice responded: He gave me the information to share with you.

Councilor Ashley continued: So, what I wanted to talk about is that we now have a methadone clinic in the middle of the town and that has been very alarming. It has brought droves of people getting methadone clinic treatment and I was interested in what kind of zoning that type of high-risk medical treatment would require and what you can tell us about that.

Kristen replied: Sure. They just found this out today. I think they talked to you earlier so Paul and Obie did a great job following up on this and they do have some of the answers and next steps. They looked at the one on Park Avenue and one on Franklin Road. They looked at business license applications, the zoning of it. The business license application was behavioral healthcare which does not support the suboxone which is on their sign up front. The suboxone puts them in the secure and personal group care plan use category. This is only allowed in the COM which is office and medical zoning district as a conditional use. The city council approved zoning regulations for methadone clinics on October 18, 2022. So, we have addressed this before. They

have already sent letters out to these two property owners that they need to get a rezoning and go to BOZA if they want to do a methadone clinic or related use at these two. They (Paul and Obie) are on it. I believe that's 30 days for them to respond. These letters just went out today but they have already jumped on that and started down that path.

Councilor Ashley asked: So, in other words, we would have to approve a rezone to allow them to do that?

Kristen replied: Yes.

Councilor Ashley asked: Can you keep us updated on that one as well? I also wanted to bring up some concerns that I know that I have in my ward. I think that in talking to Mike that maybe this is a problem that is all over the community, but it's our homelessness problem. It has become an escalated problem. I am meeting with a number of business owners this Thursday that have told me stories of being harassed, their customers have been threatened, encampments. We've cleaned up a number of the encampments, but just a lot of really concerning behaviors that have impacted businesses. People who have invested a lot in small business that their businesses are being impacted. I know that Mike's team is working on this, but there's a tremendous amount of loitering. There had been some damage done at the Pickett Chapel or at least some property damage done in terms of encampments and things like that that had been cleaned up by volunteers. I was there on Saturday and there were people that were laying on the handicap ramp. When I went around to the back of the building, there was a man defecating behind the building. I went up the street to College Street and there was five to six men sitting on cinder blocks. Again, it's a tough topic meaning that you know, I think there's a lot of people in this community that want to help our homeless but I think that when it has reached the point that it's impacting people's businesses, people's safety, and those types of things that we have to take some type of action. I'm hoping that we can form some type of task force to address this issue so that we can be more collaborative. That we can work with the services that are providing homeless shelters and talk to Mike and determine what type of resources are necessary for him to be able to make sure that everybody stays safe in the process. I think that there is litter everywhere. There's loitering everywhere and I don't think this is what we want our city to look like and it's a serious problem.

Mayor Bell responded: Thank you. We will give it to Mike and work on a task force and start putting that together.

3. Councilor Camille Burdine: I want to thank Mike too, for his service. I know that he tries his best to let us know when he's going out of town and I think that's when his phone probably rings the most. He does answer and I truly appreciate your leadership as well and your willingness to spend 35 years with never truly a day off. I do hope that we have at least honored you with that much time and effort put in. So, thank you. He too is a great mentor and a great leader and I would consider Mike a friend. Congratulations on 35 years.

There's several things I'd like to talk about including this ICE. We all have looked into this to all of our resources that we can go into. A lot of times, property changes hand or leases. I am a realtor. I know that there's plenty of leases that have been put out there that we have – we as a city – or and I'm speaking for the county commissioners as well, don't know anything about. The city doesn't become aware of them until like the mayor said they're asking for utilities or they're rezoning or possibly building permits. At this time, I appreciate the mayor and our city working

together to know that nobody has contacted us in that manner. We are unaware of when people do purchase or sign a lease. I doubt they're signing it as ICE or Homeland Security. I'm sure we'll keep everybody in communication on that. That is not something I want for our community, as well. I appreciate Ms. Perry coming and talking about love and the people in our community. I, too, believe and have lived here and that's what I love the most about our community.

I did want to ask our city attorney; I know that the federal government has a lot of things that they can do without us. But a question, do they not have to meet any fire codes or city zoning codes to protect people like anyone else?

Andy Wright responded: Similar to how the county will come to us; whether it's through the Planning Commission with a site plan or they want to do a remodel or an addition, we have rules and regulations that pertain to that. The county is under no obligation to conform to our rules and regulations because they have what's called sovereign immunity. It was basically established in this state when there was a case several years ago – Metro Nashville versus The Harpeth Water Utility. Metro was trying to get the Harpeth Water Utility to do something that the Harpeth Water Utility didn't want to and so it went up to the Tennessee Supreme Court. Tennessee Supreme Court says the Harpeth Utility doesn't have to abide by Metro's rules because they have sovereign immunity as a governmental entity. Well, we have it, the county has it, the state has it, and the feds have it. If we try to impose any kind of our zoning or rule or regulations on any government from the county up to the feds, they don't have to abide by it. Now, state law would require them to come before you on a rezoning issue, first the Planning Commission and then here, but again they're not bound by it.

Councilor Burdine replied: Well, I just wanted everybody to hear that and make that clear, but I'm not for that coming to our community as well. The other thing I want to kind of bounce off of what Geri just spoke of. I had an incident in my ward on Sunday, which is distressing, disturbing, but unfortunately not surprising. Three years ago, we had a boarding house group of people who leased or subleased a home in my ward on Pennsylvania Avenue, which is also in our historic area. We had quite a few people living in the home. In fact, they had more than what they were supposed to have. The neighbors came and were very concerned with this home and being in a residential, historic neighborhood. We had one death this weekend and someone arrested in that home and taken out because of drugs. There have not been background checks. This house has been sub-leased by the Lackey family. They called themselves three years ago a boarding house. Of course, with all of this happening this weekend, I've had quite a few neighbors call me with concerns. They want to have some questions answered that they asked three years ago that I don't believe we've ever answered them.

Number one would be what kind of organization is in that house? What have they classified themselves as? We had an attorney that was supposed to be contacting us. What has happened with that, Andy?

Andy asked: The Pennsylvania House?

Councilor Burdine replied: Yes, 219 Pennsylvania Avenue.

Andy replied: Honestly, Camille, I hadn't even discussed Pennsylvania with anybody in...

Councilor Burdine inserted: Okay, three years ago, we grandfathered them in. Why did we grandfather them in? They were a boarding house. We changed our zoning. So, why were they grandfathered in?

Mayor Bell responded: That is a zoning question. I know you weren't the planning director then, but do you want to speak to that?

Josh Stahle replied: Yeah, so that property is zoned RD9. That used to allow for boarding houses and as you referenced, we have changed that so it no longer does. The boarding house was already an established use before that zoning change was made. So, they were grandfathered in and changes to the zoning code would not have impacted them because they had already established the use.

Councilor Burdine responded: Okay. But we rezoned it like we've done several things because of this but we grandfathered them in with more people and their classification at that time was boarding house.

Josh replied: Right. So, since they were already established as a boarding house, us changing the zoning code to no longer allow boarding houses would not impact them. They could continue as a boarding house.

Councilor Burdine continued: Okay. So boarding house is what they're classified as. Is that correct? Because I believe we have an email on April 19th from Mayor that said that you did not know the details of the classification and the city legal department has requested the information and the Lackey's informed us yesterday they had hired an attorney from Washington, D.C. who specializes in sober housing and sober living providers.

Andy responded: That has been a couple of years ago. Stephen's had multiple conversations with that attorney out of D.C. through email and telephone.

Councilor Burdine asked: Okay. And they are classifying themselves now as.....

Andy answered: They are a group home and they are subject to the state rules and regulations regarding group home. I don't see Chief Baird to speak, but the fire department's on top of that. They are ensuring that they've got the maximum number of people that are allowed in the residence without having to sprinkle it. They inspected it.

Councilor Burdine asked: Okay, when was the last inspection? Because we've had a death now and an arrest.

Andy replied: That's a fire marshal question. I can't answer that.

Councilor Carmack stated: Camille, if you don't mind my asking, is 219 Pennsylvania Avenue is that owned by, did you say Brent Lackey?

Councilor Budine replied: It is being rented. It is owned by Dan Midgett. They rented from Dan Midgett, the Lackey's did and now have sublet it to eight people with no background checks.

Councilor Carmack responded: According to Facebook, according to Google, it's called Set Free Recovery. That's a concern to me on other issues. I feel your concern on that with my full-time job along with this job, as well.

Councilor Burdine asked: How can we keep people safe? Our neighbors. The neighbors around the, body bags aren't coming out of the homes. We aren't making arrests. It's in our historic neighborhoods. What is it that we can do as a city? Can we just take boarding houses out of RD9? Because I'm imploring our city....

Andy responded: We already did that.

Josh reiterated: That's correct. We've already removed them, but they were already established before that change was made. So, they're not impacted by that.

Councilor Burdine responded: So, no boarding houses whatsoever. And then, what is our policy and procedures, Mayor, Chief Justice, and Andy? Because I know we had worked on that. If I was wanting to put a group home or a boarding house in, what are the procedures I have to go through to do that?

Mayor Bell asked: Chief Justice if he wanted to come talk about this since Chief Baird was not at the meeting.

Chief Justice replied: First of all, Chief Baird is on a business trip as everybody knows. I think he's inspecting a fire truck that is fixing to be turned out. That's why he is not here. As far as the process, I don't know if that's a me thing. I know that we can do inspections on these type houses. It depends on the occupancy level and things like that. As far as codes goes, the city has more restrictions than the codes do. The IPMC, International Property Maintenance Codes, are very limiting as far as controlling the aspects of the home. I know you and I have had a conversation about this particular house. I would defer to Andy for the legal questions, but as far as what we saw, there were no violations as far as codes violations or occupancy level violations, things of that nature. It's kind of like a shooting range or a prison. Everybody loves them, but nobody wants them. I'm sure halfway houses are the same way. I get your concern and it is a concern for us.

Councilor Burdine responded: I mean, the neighbors are telling me, they would call more, but they're also afraid if they keep calling on this group. So, there's some fear there.

Chief Justice asked: They're afraid of the group or us, because we want them to call us every time.

Councilor Burdine clarified: No, they're afraid of repercussions because they are their neighbors.

Chief Justice replied: They should call us because it gives us a matrix to go off of like we talked about earlier. We can keep up with calls for service. I know there was a question about Compassionate Hands today. I got that number just a bit ago; 121 calls just this year.

Councilor Carmack asked: Can you get us that number for that address for the past, how long has it been, Camille?

Councilor Burdine answered: It's been since 2023.

Chief Justice responded: I can, but it's important if they have a problem, they need to call. They can call anonymously. They don't have to give us their name. We can go check and it gives us a matrix to go off of. It's very concerning to me with the arrest we made, I won't comment on the death because that's not over. But the arrest we made is public record. It was a drug arrest. So, it's very concerning to me that we have a recovery home or a sober living home that we found drugs in. And, the search was done in sync to work in a crime scene, which is equally concerning.

Councilor Carmack asked: Have y'all executed a search warrant there? Is that what you're saying?

Chief Justice clarified: No, we did a search pending the investigation for a death. I won't comment a whole lot, but we had a death there. We felt like it was prudent to do a search of the home in that area to find out what led to this. We did discover narcotics.

Councilor Carmack asked: Was it a large quantity?

Chief Justice replied: You know how this works, Joey. I'd rather not say too much. I don't like going to the Grand Jury. Hadn't been in years; 35 years probably.

Councilor Ashley asked: Can I ask you something, Mike? The 121 calls that you've gotten for the homeless issue. Is there any other place in town that's gotten 121 calls just in two months?

Chief Justice replied: I could look. Walmart was in the hundreds if you remember.

Councilor Ashley asked: This year, but this is two months into this year.

Chief Justice clarified: No, I'm talking about last year. Walmart probably had 100,000 people through the door in a year.

Councilor Burdine added; Well, we have lawyers in our community that own these homes. We have churches in this community that support some of these homes. We have CPAs in our community that are renting these homes. I mean, to me it's a money maker. They all say they have programs. They are not drug testing and I don't think, as a city, we can hold them to whatever their program is. This one, these people assured us that they would be drug tested. They assured us that they would be at church and I think you know on Sunday, four of the eight were at church and four were left at home, including the one that passed away. Our neighbors, people who own our properties have a right, especially in our historic neighborhoods, to feel like they are safe and unfortunately, these groups are not background checking. They are coming straight out of jail, most of them, and when they don't perform their program, they turn them out into the street. Thus, we get more homeless situations. So, I'm with Geri. I know I asked you three years ago, Mayor, to put together a task force. I don't understand why it hasn't been done, but I am, you know, if the

city won't do it, I'll be happy to sit in on this group. A lot of my downtown businesses have been affected and I know that our police and fire are doing the best they can within what the law is, but I also think we need to make this a priority. I even know from the other side of things that with some of these homes, you are promised a whole lot as an individual. And I think those individuals deserve a safe and clean home to live in as well. I personally have been hoodooed by some people in another community promising a lot of things for my child that were never, you know, come to fruition. So, I think we owe it to the people who are living in these homes and the people that are living around it that we're doing everything we can to clean up our community. I know my constituents in Ward 3, beautification is not just parks. It is about our codes. It's about safe streets and safe communities and living in areas that they can be proud of and not afraid of.

Chief Justice responded: I will say that just, I guess because Jason's (Baird) not here, we do have a lot of communication once we realize there is a problem. Of course, we don't target houses. We don't target because of their residences. That's not what we do. But there is a lot of communication between myself and Jason and we involve legal when we can and Paul (Corder). We'll do more when we can. But that one was troubling. I will say that.

Councilor Burdine replied: Oh, well, we saw that one coming.

Chief Justice added: Lack of testing to me speaks volumes.

Councilor Carmack stated: Camille, I will talk to you after the meeting.

Councilor Ashley continued: Mike, one other question. Do you feel like you have the resources you need? I mean, it seems like this is a lot of work. I mean, it's going to take a lot of work to try to get this in check. Tell me about your resources.

Chief Justice asked: The halfway houses or homeless?

Councilor Ashley answered: Both. Just in terms of patrols and addressing those issues and those kind of things.

Chief Justice responded: I think the resources are there. I think we've got to become educated on how to/what other people are doing, how we fix this. We can't arrest our way out of it because it's not illegal to be unhoused, but we've got mental health. We're one of the few cities around that has a mental health worker that's embedded in the police department. You guys approved that and we have our own mental health worker. We asked today for her to start accompanying us to try to find some of these encampments. I'm not really versed on what all our agencies around here are doing for people, but I don't understand handing somebody a tent when they don't have property to put it on. So, trying to get them some other form of help to me would make more sense other than feeding them and handing them a tent because all we're going to do is get a call to go find the tent. When the homeowners, as you know when we've talked recently, codes gets involved because you have a mess and the only recourse we have is the property owner. That can cost several thousand dollars for some of these places to be cleaned up. Unfortunately, then they get trespassed. The property owners say we don't want people here anymore and if you find them here, arrest them. That's trespassing. That's unfortunate, but that's how it works.

Councilor Ashley responded: I think we just have to educate the business owners about what that process is.

Chief Justice agreed: Yeah, I think, in my personal opinion, we did a real good job of getting behind and trying to support the homeless, but I don't think we have a plan. I think just feeding them and giving them a tent is not a plan. The police department's got to educate ourselves on what we can do more.

Councilor Ashley added: I mean, it's one of those things that makes everybody feel good until it impacts where they live. And it's a serious issue.

Chief Justice responded: Yes, ma'am.

Councilor Burdine: Andy, if you could get with Stephen and give us a report about what has been discussed with this attorney and what their program is, I think, and what the state says that they need to be doing to call themselves a sober living or whatever facility.

Councilor Carmack clarified: Set Free Recovery, that's the name of it.

Councilor Burdine replied: Okay. It was first told to us it was the Lackey's and it was just a boarding house. So, I mean I guess Andy's saying that now it's a sober living facility. I don't know. But maybe we can change our zoning too that these are located now in heavy industrial areas. I don't know.

Andy responded: We can't do that.

Councilor Burdine asked: Why?

Andy continued: As Paul has told you on a couple of different occasions, if you're going to relegate those sober living houses to industrial, then you might as well rezone all residential to industrial. Because under federal and state law, they have the right to live in residential areas.

Councilor Carmack added: That's what we had that EMTAS meeting about.

Councilor Burdine said: Well, that still went round and round, but other cities aren't having the problems that we're having here.

Andy stated: The reason I said to tell your constituents to call is because if we ever find ourselves filing a nuisance petition against a particular location, the number of calls of service are a key piece of evidence we'd present in that matter.

Councilor Burdine responded: Well, I thought we had a process and procedure and maybe Chief Baird can come speak with us next time that they're supposed to register with us. Is that correct, Mayor? They're supposed to contact us to get the fire chief to look through and then they're supposed to have regular schedules.

Mayor Bell replied: That is correct that there's a process for them to register. Again, Chief Baird is not here but I have texted him and as Chief Justice said, he's away on business. When he gets back, I'll have him explain that process to you guys. He's the one who does it; his department and his fire marshal. I will say this. Councilor, you said that other cities don't have this. I meet with mayors every month from cities around this area and they have issues just like we do. We do follow our federal guidelines and we've had meetings internally. We've had meeting with EMTAS. We are very limited on what we can tell people about where they can live. That's a basic right is having somewhere to live. I mean, we're very limited on what we can do, but I can assure you the fire department, the police department, planning, everybody has done everything they can. We've heard the concerns of your constituents that you've expressed. We've established a program. We've established policies, but there is a limit on what we can do. And we cannot go into somebody's house and see what they're doing in there. I think that's been pretty well established, but we'll keep working on it. I promise you that.

Councilor Burdine responded: Well, I want people to come here and live and feel comfortable and that they're being heard. I also asked you, Mayor, concerning work sessions. We used to have set work session days set so that we can make sure that people are here. I would like to request that we have an established one day a month that is a work session. If we use it, great. If we don't use it, that's fine too. That way we can all make sure that we are here because I think each and every one of us want to be a part of work sessions and learn all we can. But most of us do have day jobs and it is hard to get where we need to be when we don't know when they're happening and we're getting a week's notice. So, can we start establishing Thursdays again or Tuesdays for a set meeting once a month and that way that's when the work session is? Again, if we don't need it, we don't have to use it.

Mayor Bell replied: Okay. Sounds good. We will establish that but we also may have work sessions off those dates for pertinent information that comes quick, but we will establish a certain day to have work sessions. If we need one, we'll have one and if we don't, we won't.

Councilor Burdine replied: That sounds good. And, you know, I'd appreciate, you know, I don't think there's anything that's an emergency that we can't plan a couple of weeks in advance, when it comes to work sessions. I think dealing with six people's schedules isn't that difficult. That's all I have.

4. Councilor Chris Crowell: Thank you, Mayor. I just want to make a couple of comments here. First of all, I appreciate all my fellow councilors either wearing blue or white tonight and Tonya for getting the yellow ribbons together for us and the care package. While we've been talking, I got a text from Coach McDowell that he'd been to see Jayden tonight and gave him the care package. They have been watching live stream with us and hopefully they haven't fallen asleep by now, but they did see the part where the Mayor read the proclamation and it brought a big smile to his face. Jayden, we're pulling for you and love you and your family as well.

Just a couple of other comments. A lot of this has been discussed pretty heavily, but certainly in regard to the challenge of those who are homeless and dealing with recovery. It's a difficult issue. Obviously, I think we want to care for people that are on the street. Any of us could wind up on the street at any time and any of us could be addicted to something at any time and I think we've all probably dealt with that in our families. So, I want to deal with people with compassion and the intent to help them and make our community the best place that it can be. And

I think all of us are signed up for that. So, hopefully we get people at the table that have all of those goals in mind.

My only comment with regard to a detention facility here is I'm very disappointed in our federal communication. This whole issue has sent our community into chaos the last few days and it's really ridiculous in my opinion that this has happened. It could have been addressed much earlier. I'm sure there are things that they can't tell us, but they should be able to not communicate poorly. I'm very disappointed with our federal communication there.

Otherwise, once again, we're pulling for you Jayden and turn it back to you, Mayor. Thank you.

5. Councilor Tick Bryan: Thank you, Mayor. If there is a homeless task force, I'd like to be on that task force. I've had a lot of experience with the homeless. Working with Compassionate Hands, driving their bus for the last four years during the wintertime to help house and feed the homeless; both male and female. And, I have a lot of different ideas I'd like to pass on about why that is and what we can do to help them and not enable them. There's a difference between helping and enabling. I know that firsthand.

Secondly, I just received this from Senator Mark Pody. This is an email from the U.S. Immigration and Customs Enforcement, Office of Public Affairs. I'm going to read it to you. It says, "Good afternoon. Please see our correction to an earlier email attributed to an ICE spokesperson. ICE has not purchased a facility in Lebanon, Tennessee. That statement was sent out without proper approval, and this mistake has since been rectified. Regardless, every day DHS is conducting law enforcement activities across the country to keep Americans safe. It should not come as news that ICE will be making arrests in states across the U.S. and is actively working to expand detention space. ICE is targeting criminal, illegal aliens including murderers, rapists, criminals, gang members, and more. 70% of ICE arrests are of illegal aliens charged or convicted of a crime in the U.S." So, that's the latest and I'm glad to hear it. I'm sure you are too. Thank you.

6. Councilor Phil Morehead: I'll try to be quick. Mike, congratulations on your 35 years. That's a long road. I hope you stick around a few more for us. You're doing a great job.

Jayden, if you're still watching, I don't know you but just listening to your story, I find you to be one hell of an inspiration. I think it makes all of us feel, or at least it makes me feel, how lucky I am to have what I have; my health. I pray for you and wish you the best going forward.

As far as the senior gala, I was there as well with the Mayor and with Geri. It was a wonderful time. If you didn't get an opportunity to go, it is a lot of fun. It's a good meal. They had a band this year. Sorry, Tick, you weren't there to deejay for us, but we had a great time. And the money that's raised is for a really good cause for the senior citizen center.

Just to go on record with everyone else, this whole ICE thing was, you know, came out of nowhere. Nobody had, to my knowledge, any idea that it was coming at all. I would be 100% opposed to that but obviously based on listening to counsel with sovereign immunity, I don't know what ability we have or do not have to stop it. But in my opinion, it would be a terrible thing for Lebanon. The only good thing is that the Mayor mentioned in any of the industrial area that we have now, we do not have, I don't believe, water or sewer capacity to handle a facility like that. So, if the federal government goes forward with that, I would assume they would have to be spending millions of dollars to upgrade all of our sewer and our water to be able to do that. I don't know how many years that would take, but that would sure put a wrench in the process. That's all I have.

CONSENT:

Ordinance No. 26-7350, second reading, to authorize a budget amendment for the Wastewater Treatment Plan for emergency Capital Maintenance repairs, by Regina Santana, Utilities Director.

Ordinance No. 26-7351, second reading, to authorize a budget amendment for the Sewer Department for developer contribution related to the Barton's Creek Sewer Project, by Regina Santana, Utilities Director.

Ordinance No. 26-7352, second reading, to authorize a budget amendment for the Sewer Department for the Barton's Creek Interceptor Sewer Project Contract B and to approve the final change order, by Regina Santana, Utilities Director.

Motion was made by Councilor Crowell, seconded by Councilor Carmack, to pass said Ordinances. Motion carried unanimously. Ordinances were read and passed on second/final reading.

OLD BUSINESS:

Ordinance No. 26-7342, second reading, to amend the Official Zoning Atlas of the City of Lebanon, Tennessee, by changing 718 West Main Street from RD9 – Duplex Residential to CXU – Commercial Mixed Use in Ward 5. (Request by Gary Whitaker) **(Planning Commission recommended approval by a vote of 8-0 at their December 15, 2025 meeting).**

Motion was made by Councilor Bryan, seconded by Councilor Carmack, to pass said Ordinance. Motion carried unanimously. Ordinance was read and passed on second/final reading.

Resolution No. 26-2812, second reading, adopting a Plan of Services for the annexation of P/O the public Right of Way known as Martha LEEVILLE Road to be added to Ward 4. (Request by Wilson County Road Commission) **(Planning Commission recommended approval by a vote of 8-0 at their December 15, 2025 meeting).**

Motion was made by Councilor Crowell, seconded by Councilor Burdine, to pass said Resolution. Motion carried unanimously. Resolution was read and passed.

Resolution No. 26-2813, second reading, annexing property of P/O the public Right of Way known as Martha Leeville Road to be added to Ward 4. (Request by Wilson County Road Commission) (Planning Commission recommended approval by a vote of 8-0 at their December 15, 2025 meeting).

Motion was made by Councilor Crowell, seconded by Councilor Carmack, to pass said Resolution. Motion carried unanimously. Resolution was read and passed.

Ordinance No. 26-7343, second reading, to amend the Official Zoning Atlas of the City of Lebanon, Tennessee, by requesting zoning approval of P/O the public Right of Way known as Martha Leeville Road to RS9 – Single Family Residential to be added in Ward 4 (Request by Wilson County Road Commission) (Planning Commission recommended approval by a vote of 8-0 at their December 15, 2025 meeting).

Motion was made by Councilor Crowell, seconded by Councilor Carmack, to pass said Ordinance. Motion carried unanimously. Ordinance was read and passed on second/final reading.

Ordinance No. 26-7344, second reading, to amend Title 14 to fix scrivener's errors with the Comprehensive Zoning Code update. (Request by Staff) (Planning Commission recommended approval by a vote of 8-0 at their December 15, 2025 meeting).

Motion was made by Councilor Carmack, seconded by Councilor Crowell, to pass said Ordinance. Motion carried unanimously. Ordinance was read and passed on second/final reading.

NEW BUSINESS:

Ordinance No. 26-7361, first reading, to approve a budget amendment for the Street Department to purchase road salt, by Lee Clark, Public Works Director.

Motion was made by Councilor Carmack, seconded by Councilor Crowell, to pass said Ordinance. Motion carried unanimously. Ordinance was read and passed on first reading.

Ordinance No. 26-7362, first reading, to authorize budget amendments for the Hazardous Duty Supplement Benefit, by Sylvia Reichle, HR Director and Lindsey Wolfenbarger, Finance Director.

Motion was made by Councilor Morehead, seconded by Councilor Carmack, to pass said Ordinance. Motion carried unanimously. Ordinance was read and passed on first reading.

Ordinance No. 26-7363, first reading, to approve the updated Utility Billing and Other Customer Related Policies and Fees, by Harley Jones, CS Manager and Lindsey Wolfenbarger, Finance Director.

Motion was made by Councilor Crowell, seconded by Councilor Bryan, to pass said Ordinance. Motion carried unanimously. Ordinance was read and passed on first reading.

Ordinance No. 26-7364, first reading, to approve bids and award contract for the 2026 Street Paving Project and to approve the related budget amendment, Project CL26001, by Jake Pruitte, Capital Projects Manager and Kristen Rice, Executive Director of Engineering & Planning.

Motion was made by Councilor Morehead, seconded by Councilor Carmack, to pass said Ordinance. Motion carried unanimously. Ordinance was read and passed on first reading.

Ordinance No. 26-7365, first reading, to approve bids and award contract for the 2026 Street Striping Project and to approve the related budget amendment, Project CL26002, by Jake Pruitte, Capital Projects Manager and Kristen Rice, Executive Director of Engineering & Planning.

Motion was made by Councilor Morehead, seconded by Councilor Bryan, to pass said Ordinance.

Discussion by Councilor Burdine: Kristen (Rice), would you mind to get us a list? I know you've done it in the past of what streets we paved this past year.

Kristen asked: This past year or this project?

Councilor Burdine replied: Well, this past year. And what streets we striped as well? And, do we have a list of what's coming up too?

Kristen replied: Okay. We do. Do you want that?

Councilor Burdine replied: Yes. Both.

Kristen asked: Do you want me to run through them or email them?

Councilor Ashley asked: Can you email them to us?

Kristen replied: Yes.

Motion carried unanimously. Ordinance was read and passed on first reading.

Ordinance No. 26-7366, first reading, to waive general fund fees for Wilson County's new

building at the James E. Ward Ag Center located at 945 East Baddour Parkway, by Mattie Neely, Engineering Director of Development and Kristen Rice, Executive Director of Engineering & Planning.

Motion was made by Councilor Crowell, seconded by Councilor Carmack, to pass said Ordinance. Motion carried unanimously. Ordinance was read and passed on first reading.

Ordinance No. 26-7367, first reading, to authorize an upgrade for the telephone and radio recording system for Central Dispatch and to approve the related budget amendment, by Chief Jason Baird.

Motion was made by Councilor Crowell, seconded by Councilor Burdine, to pass said Ordinance. Motion carried unanimously. Ordinance was read and passed on first reading.

Ordinance No. 26-7369, first reading, to approve the reclassification of an existing part-time position to full-time for the Accounting Department and approve the related budget amendments, by Lindsey Wolfenbarger, Finance Director.

Motion was made by Councilor Carmack, seconded by Councilor Ashley, to pass said Ordinance. Motion carried unanimously. Ordinance was read and passed on first reading.

Resolution No. 26-2820, to approve an agreement with Pitney Bowes for the City's postage machine, by Lindsey Wolfenbarger, Finance Director and Lee Clark, Public Works Director.

Motion was made by Councilor Carmack, seconded by Councilor Ashley, to pass said Resolution. Motion carried unanimously. Resolution was read and passed.

Resolution No. 26-2821, to adopt an Extended Insurance Coverage during approved Leaves of Absence Policy, by Blanca Olascoaga, Benefits Administrator and Sylvia Reichle, HR Director.

Motion was made by Councilor Crowell, seconded by Councilor Carmack, to pass said Resolution. Motion carried unanimously. Resolution was read and passed.

Resolution No. 26-2822, to approve the revised Debt Management Policy, by Lindsey Wolfenbarger, Finance Director.

Motion was made by Councilor Morehead, seconded by Councilor Carmack, to pass said Resolution. Motion carried unanimously. Resolution was read and passed.

The February 17, 2026 Regular Called Lebanon City Council Meeting adjourned at 6:47 p.m.

Attest:

Approved:

Lindsey Wolfenbarger
Finance Director

Rick Bell
Mayor

Secretary:

Kristen Ragsdale

ORDINANCE NO. 26-7361

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO APPROVE A BUDGET AMENDMENT FOR THE STREET DEPARTMENT TO
PURCHASE ROAD SALT**

WHEREAS, the Lebanon City Council passed Ord. No. 25-7222 on June 17, 2025, to adopt the 2025 – 2026 fiscal year budget; and

WHEREAS, a budget amendment is now necessary for the Street Department to purchase road salt; and

WHEREAS, the required budget amendment is detailed on the form attached hereto by reference as though appearing verbatim herein.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The Mayor and the Finance Director are hereby authorized to amend the 2025 – 2026 fiscal year budget as follows:

Department: Street

From: 11090000-79000 Budget Fund Balance \$50,000.00

To: 11043110-79470 Raw Materials \$50,000.00

Section 2. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading: 2/17/2026

Passed second reading: _____



MORTON SALT

October 09, 2025

City of Lebanon
410 Park Dr
Lebanon, TN 37087

Dear Sir/Madam:

Morton Salt, Inc. is pleased to offer you the following pricing for road salt should you choose to purchase under the Tennessee SWC #507 - contract #66848. All pricing, terms & conditions apply.

Description	Valid From	Valid To 31,	Delivered	Min Order
Bulk Safe-T Salt	1, June 2025	May 2026	800 TON	22 TON
	NASHVILLE, TN			per TON
				TOTAL: \$ 97,496.00

Delivered prices are based upon full truckload quantities specific to the delivery address shown below.

Please review your account information and advise if any changes are required.

Delivery Address:

200 CARVER RD
LEBANON, TN 37087
CUSTOMER #3646150

This serves as your confirmation. No further acknowledgement will be sent.

To place an order, please contact our Customer Service Department:

Phone: 855-665-4540
Fax: 630-214-0725
Email: buyroadsalt@mortonsalt.com

Our offices are open from 7:30am to 4:30pm
For your convenience, Mastercard, VISA and American Express are accepted.

Lee Clark 10/10/25

444 West Lake Street, Suite 2900
Chicago, IL 60606

TEL 312.807.2000
WEB mortonsalt.com

MORTON SALT, INC.

CITY OF LEBANON ACCTG. DEPT.
BUDGET AMENDMENT FORM
FY 2025-2026

FOR ACCOUNTING PURPOSES ONLY	
BGT #	_____
POSTED	_____
REF #	_____
INITIALS	_____

DEPARTMENT Street

RCVD JAN 29 2026

TRANSFER FROM

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11090000-79000	Budget fund balance		
Total		\$ -	

TRANSFER TO

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11043110-79470	Raw Material		\$ 50,000.00
Total			\$ 50,000.00

REQUESTED BY Rae Clark

DEPARTMENT HEAD Rae Clark

COMM. OF FINANCE _____

MAYOR _____

DATE 1/28/2026

DATE 1/28/26

DATE _____

DATE _____

BEFORE THE FACT AFTER THE FACT

REASON FOR THIS TRANSFER:

800 tons road salt

ORDINANCE NO. 26-7362

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO AUTHORIZE BUDGET AMENDMENTS FOR THE HAZARDOUS DUTY
SUPPLEMENT BENEFIT**

WHEREAS, the Lebanon City Council passed Res. Nos. 26-2814 and 26-2815 to authorize the payment of the hazardous duty supplemental benefit pursuant to Tennessee Code Annotated, Section 8-36-212.; and

WHEREAS, it is now necessary to amend the 2025 – 2026 fiscal year budget to appropriate funds for such hazardous duty supplemental benefit; and

WHEREAS, the required budget amendments are detailed on the budget amendment form attached hereto as if appearing verbatim herein.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The Mayor and the Finance Director are hereby authorized to amend the 2025 – 2026 fiscal year as follows:

Department: Finance		
From: 11090000-79000	Budget Fund Balance	\$143,000.00
To: 11042100-71430	Police Retirement	\$85,000.00
11042200-71430	Fire Retirement	\$58,000.00

Section 2. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading:

2/17/2026

Passed second reading:

**CITY OF LEBANON ACCTG. DEPT.
BUDGET AMENDMENT FORM
FY 2025-2026**

RCVD FEB 4 2021

DEPARTMENT Finance

TRANSFER FROM

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11090000-79000	Budgeted Fund Balance	\$ 143,000.00	
	Total	\$ 143,000.00	

TRANSFER TO

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11042100-71430	Police Retirement		\$ 85,000.00
11042200-71430	Fire Retirement		\$ 58,000.00
	Total		\$ 143,000.00

REQUESTED BY	_____	DATE	_____
DEPARTMENT HEAD	Lindsey Wolfenbarger	DATE	2/4/2026
FINANCE DIRECTOR	_____	DATE	_____
MAYOR	_____	DATE	_____

REASON FOR THIS TRANSFER: BEFORE THE FACT AFTER THE FACT

To increase 25-26 budget for Police/Fire Hazardous Duty Supplement Benefit

ORDINANCE NO. 26-7363

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO APPROVE THE UPDATED UTILITY BILLING AND OTHER CUSTOMER
RELATED POLICIES AND FEES**

WHEREAS, the Lebanon City Council passed Ord. No. 25-7304 to update the Utility Billing and other customer related policies and fees; and

WHEREAS, it is now necessary to amend such document to include further revisions as detailed on the document attached hereto by reference as though appearing verbatim herein.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. That Ordinance No. 25-7304 is hereby amended to incorporate the revised Utility Billing and other Customer Related Policies and Fees, attached hereto by reference as though appearing verbatim herein. The Mayor and Finance Director are hereby authorized to implement such policy updates and fees.

Section 2. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading:

2/17/2026

Passed second reading:



Payment Arrangements:


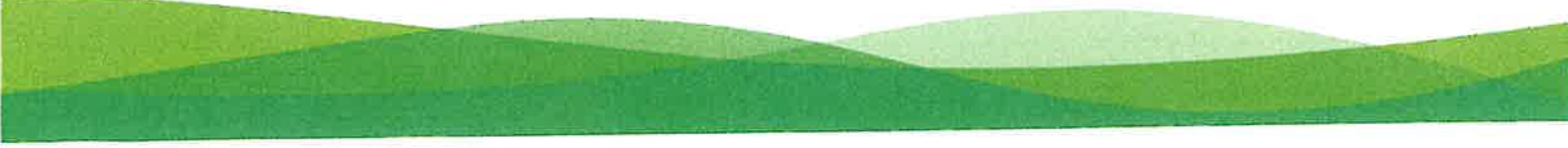
- Payment arrangements have always been an inner office policy. Due to demands for payment arrangements that are beyond the customer's current due date, we are allowing customers to the Friday past the cutoff date.
 - Example: John was due on 9/15, his cut off date is 9/24, he can arrange to pay on 9/26. If we do not receive payment by the time the city opens on 9/29 his services will be disconnected that morning.
- Customers cannot put in for a payment extension on the day of their cutoff.
- If a customer misses their payment extensions three (3) times in a 12-month period, they will no longer be eligible for payment extensions for the following 12-month period after the last missed extension.
- Once a payment extension is made, it will not be changed.

Cutoff:

- Once meter technicians leave the office at 8am on a cutoff date the reconnect fee will automatically be charged to customers. Even if the customer is not disconnected yet.
- The reconnect fee will not be waived.
- If a customer was disconnected for nonpayment, they have until 4:30pm the same day to make a payment and be reconnected the same day. If a customer wants services connected/reconnected and it is not their disconnect day, the customer must come in before 4pm.
- We will not take a check payment on cut off day.

Other Fees:

- We have recently invested in equipment that transmits meter readings via cellular signals. This new technology has increased our spending. If a customer breaks or destroys our erts more than once they will be charged \$135 for a replacement.

- 
- If a customer's account has been finalized or terminated the customer must pay all balances due plus connection fees to have services reconnected before starting new service.
 - Payments received after the established due date will incur a late fee in accordance with Ordinance xx-xxxx. Late fees are applied uniformly to ensure fairness and consistency and are not eligible for waivers. Regardless of circumstances, including but not limited to oversight, financial hardship, billing disputes, or prior payment history.
 - If a customer has a return payment there is a \$30 return fee, the customer must pay the returned amount plus the fee within a week to avoid disconnection. If the payment type is returned more than once they will lose the privilege of the returned payment method and we will not accept payment in that form for 12 months. This can be multiple returns on checks, bank drafts or credit cards. If the return payment was to pay a cut-off balance or reconnection fees the customer would be disconnected on the same day.
 - We send letters the same day the return is placed on an account notifying the customer of the return.
- 

ORDINANCE NO. 26-7364

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON TO APPROVE BIDS AND
AWARD CONTRACT FOR THE 2026 STREET PAVING PROJECT AND TO
APPROVE THE RELATED BUDGET AMENDMENT
PROJECT NO. CL26001**

WHEREAS, areas of the city are in need of street paving in order to better protect the health, safety, and welfare of the residents of Lebanon: and

WHEREAS, competitive bidding for this project was opened on February 4, 2026, wherein the City of Lebanon received the following bids:

<u>COMPANY</u>	<u>AMOUNT</u>
Grade A Construction	\$2,163,599.10
AMI Inc.	\$1,700,851.00
Vulcan Materials Co.	\$1,393,831.00
Pavement Restorations	\$1,736,560.00

WHEREAS, Vulcan Materials Company is recommended as the best and lowest bidder; and

WHEREAS, a budget amendment is required to cover the cost of the paving project.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The bids opened on February 4, 2026, for the annual street striping project, detailed on the bid tabulation attached hereto by reference as if appearing verbatim herein, are hereby accepted. Vulcan Materials Company is hereby approved as the best and lowest bidder. The Mayor and the Finance Director are hereby authorized to enter into a contract with Vulcan Materials for the 2026 Street Striping Project in the amount of One Million, Three Hundred Ninety-Three Thousand, Eight Hundred Thirty-One Dollars and No Cents (\$1,393,831.00).

Section 2. The Mayor and the Finance Director are hereby authorized to amend the City of Lebanon 2025 - 2026 fiscal year budget as follows for the annual street paving and striping projects:

Department: Engineering		
From: 11090000-79000	Budget Fund Balance	\$2,000,000.00
To: 11043115-79300	Street Annual Paving & Striping	\$2,000,000.00

Section 3. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading:

2/17/2026

Passed second reading:

CITY OF LEBANON
2026 STREET PAVING
PROJECT NO. CL26001
BID TABULATION

AMI Construction -----	\$ 1,700,851.80
Grade A Construction-----	\$ 2,163,599.10
Pavement Restorations, Inc.-----	\$ 1,736,560.00
Vulcan Materials Company -----	\$ 1,393,831.00

Recommended Low Bidder: Vulcan Materials Company

Jake Pruitte

Jake Pruitte, P.E.
Capital Projects Manager

2/4/2026

Date

**CITY OF LEBANON ACCTG. DEPT.
BUDGET AMENDMENT FORM
FY 2025-2026**

FOR ACCOUNTING PURPOSES ONLY	
BGT #	_____
POSTED	_____
REF #	_____
INITIALS	_____

DEPARTMENT Engineering

RCVD FEB 6 2026

TRANSFER FROM

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11090000 79000	Budget Fund Balance	\$ 2,000,000.00	
Total		\$ 2,000,000.00	

TRANSFER TO

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11043115 79300	Street Annual Paving & Striping		\$ 2,000,000.00
Total			\$ 2,000,000.00

REQUESTED BY Jake Pruitte

DATE 2/6/2026

DEPARTMENT HEAD Kristen Rice

DATE 2/6/2026

FINANCE DIRECTOR _____

DATE _____

MAYOR _____

DATE _____

BEFORE THE FACT

AFTER THE FACT

REASON FOR THIS TRANSFER:

2026 City Paving & Striping Projects

ORDINANCE NO. 26-7365

AN ORDINANCE OF THE CITY COUNCIL OF LEBANON TO APPROVE BIDS AND AWARD CONTRACT FOR THE 2026 STREET STRIPING PROJECT AND TO APPROVE THE RELATED BUDGET AMENDMENT PROJECT NO. CL26002

WHEREAS, areas of the city are in need of street striping in order to better protect the health, safety, and welfare of the residents of Lebanon; and

WHEREAS, competitive bidding for this project was opened on February 4, 2026, wherein the City of Lebanon received the following bids:

<u>COMPANY</u>	<u>AMOUNT</u>
Pope Striping	\$191,351.85
Kerr Brothers	\$244,681.00

WHEREAS, Pope Striping is recommended as the best and lowest bidder; and

WHEREAS, funds have been appropriated by Ord. No. 26-7364.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The bids opened on February 4, 2026, for the annual street striping project, detailed on the bid tabulation attached hereto by reference as if appearing verbatim herein, are hereby accepted. Pope Striping is hereby approved as the best and lowest bidder. The Mayor and the Finance Director are hereby authorized to enter into a contract with Pope Striping for the 2026 Street Paving Project in the amount of One Hundred Ninety-One Thousand, Three Hundred Fifty-One Dollars and Eighty-Five Cents (\$191,351.85).

Section 2. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading: 2/17/2026

Passed second reading: _____

ORDINANCE NO. 26-7366

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO WAIVE GENERAL FUND FEES FOR WILSON COUNTY'S NEW BUILDING AT
THE JAMES E. WARD AG CENTER LOCATED AT 945 EAST BADDOUR PARKWAY**

WHEREAS, Wilson County has plans to construct a new building at the James E. Ward Ag Center located at 945 East Baddour Parkway in Lebanon; and

WHEREAS, Wilson County has requested the city's general fund fees to be waived for such project.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The Mayor and the Finance Director are hereby authorized to waive the general fund fees related to Wilson County's new building construction at the James E. Ward Ag Center located at 945 East Baddour Parkway in Lebanon.

Section 2. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading:

2/17/2026

Passed second reading:



Wilson County Mayor Randall Hutto

www.wilsoncountyttn.gov
228 E. Main St., Room 104
Lebanon, TN 37087
615-444-1383
hutto@wilsoncountyttn.gov

January 13, 2026

Mayor Rick Bell
City of Lebanon
200 N. Castle Heights Ave.
Lebanon, TN 37087

RE: Request for waiver of fees

Dear Mayor Bell,

Wilson County is eager to begin construction on a new building at the James E. Ward Ag Center located at 945 E. Baddour Parkway, Lebanon.

We respectfully request any permit fees related to the City of Lebanon's General Fund be waived. This would include site plan approval, building inspections, building permit, and infrastructure impact fees.

We appreciate your time and attention to this matter and if I can be of assistance, please do not hesitate to contact me at 615/444-1383.

Sincerely,

A handwritten signature in black ink that reads "Randall Hutto".

Randall Hutto
Wilson County Mayor

CC: Robert Baines, Director of Maintenance, Wilson County
Randall Clemons, Wilson Co. Promotions
James Vaden, Wilson Co. Stormwater
Mattie Neely, City of Lebanon Engineering Director, Development

ORDINANCE NO. 26-7367

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO AUTHORIZE AN UPGRADE FOR THE TELEPHONE AND RADIO RECORDING
SYSTEM FOR CENTRAL DISPATCH AND TO APPROVE THE RELATED BUDGET
AMENDMENT**

WHEREAS, the current recording software for dispatch can record two lines at a time;
and

WHEREAS, an upgrade is now necessary to allow the recording of all lines incoming
and outgoing for telephone and radio communications in order to better protect the health, safety,
and welfare of the citizens of Lebanon; and

WHEREAS, Replay Systems is the single source vendor for such recording system
upgrade; and

WHEREAS, a budget amendment is required to cover the cost.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as
follows:

Section 1. The Mayor and the Finance Director are hereby authorized to enter into a
contract with Replay Systems, the single source vendor, for the phone and radio recording
system as detailed on the price proposal attached hereto by reference as if appearing verbatim
herein, for the amount of Ninety-six Thousand, Three Hundred Ninety-one Dollars and Seventy-
five Cents (\$96,391.75).

Section 2. The Mayor and Finance Director are hereby authorized to amend the City
of Lebanon 2025 – 2026 fiscal year budget as follows:

Department: Fire		
From: 11090000-79000	Fund Balance	\$96,391.75
To: 11042200-72100	Communications	\$96,391.75

Section 3. This ordinance shall take effect immediately upon its passage, the public
welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading:

2/17/2026

Passed second reading:



CITY OF LEBANON

Rick Bell, Mayor
City Hall
Lebanon, Tennessee 37087

Lisa Lane, Purchasing Agent
200 N. Castle Heights Ave., Lebanon, TN 37087
Phone: (615) 443-2802 Fax: 443-2849

Single Source Justification Form

A contract for the purchase of goods and services entered into after soliciting and negotiating only with one source, usually because of the technology required or uniqueness of the service provided.

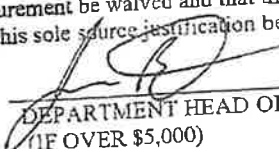
Vendor: Replay Systems
Commodity (item to purchase): Phone and Radio Recording System
Estimated cost for the above commodity or service: \$96,391.75

Initial all entries below that apply to the proposed purchase. Attach a memorandum containing complete justification and support documentation as directed in initialed entry. (More than one entry will apply to most sole source products/services requested).

1.	<input type="checkbox"/>	SINGLE SOURCE REQUEST IS FOR THE ORIGINAL MANUFACTURER OR PROVIDER, THERE ARE NO DISTRIBUTORS. (Attach the manufacturers written certification that no distributors exist. item no. 4 also must be completed.)
2.	<input checked="" type="checkbox"/>	SINGLE SOURCE REQUEST IS FOR THE ONLY TENNESSEE AREA DISTRIBUTOR OF THE ORIGINAL MANUFACTURER OR PROVIDER. (Attach the manufacturer's --not the distributors -- written certification that identifies all regional distributors. Item no. 4 also must be completed.)
3.	<input type="checkbox"/>	THE PARTS/EQUIPMENT ARE NOT INTERCHANGEABLE WITH SIMILAR PARTS OF ANOTHER MANUFACTURER. (Explain in separate memorandum.)
4.	<input checked="" type="checkbox"/>	THIS IS THE ONLY KNOWN ITEM OR SERVICE THAT WILL MEET THE SPECIALIZED NEEDS OF THIS DEPARTMENT OR PERFORM THE INTENDED FUNCTION. (Attach memorandum with details of specialized function or application.)
5.	<input type="checkbox"/>	THE PARTS/EQUIPMENT ARE REQUIRED FROM THIS SOURCE TO PERMIT STANDARDIZATION. (Attach memorandum-describing basis for standardization request.)
6.	<input type="checkbox"/>	NONE OF THE ABOVE APPLY. A DETAILED EXPLANATION AND JUSTIFICATION FOR THIS SINGLE SOURCE REQUEST IS CONTAINED IN ATTACHED MEMORANDUM.

The undersigned requests that competitive procurement be waived and that the vendor identified as the supplier of the service or material described in this sole source justification be authorized as a sole source for the service or material.

REQUISITIONER: _____


DEPARTMENT HEAD OR SUPERVISOR
(IF OVER \$5,000)

DEPARTMENT ISSUED DATE: 2/6/26

(PURCHASING USE ONLY)

APPROVED BY: _____

DISAPPROVED BY: _____

SINGLE SOURCE AUTHORIZATION

PURCHASING DATE: _____

DATE: _____

REASON FOR DISAPPROVAL: _____

Reason for approval: _____



Price Proposal



Presentation Date: 07/28/2020
Valid Until Date: 03/05/2026

Quote #: 002255
Rev: 02/05/2026 5:30 PM

Prepared For:

Company: Lebanon Police Department (TN)
Contact: Austin Swift
Install Address: 1017 Sparta Pike

Lebanon, TN 37087
Phone: (615) 453-4379
Email: aswift@lebanontn.org

Prepared By:

Company: Replay Systems
Contact: Roger Briceno

Address: 4800 N Federal Highway, Suite 104B
Boca Raton, FL 33431
Toll-Free: (800) 722-3472
Phone: (678) 851-1575
Email: roger.briceno@replaysystems.com

NOTES: Add Motorola P25 Interface with 10 talk paths. Customer to provide AIS server. Requires an available 1000bT ethernet port on recording server for connection to AIS.

- 13 - Analog. Estimated disk usage of 3GB/month based on 624 recordings per day with an average duration of 90 seconds. Includes Screen Capture for 6 workstations with estimated disk usage of 38GB/month .
- 8 - Unlisted VoIP (G.711). Estimated disk usage of 1GB/month based on 192 recordings per day with an average duration of 90 seconds.
- 2 - Trunks SIP. Estimated disk usage of 1GB/month based on 96 recordings per day with an average duration of 90 seconds.
- 3 - Additional VoIP Channel Licenses

Hardware			List Price	Sales Price	Total Price
Quantity	Part Number	Description			
1	HG-NICE-E1000	Network Card 1000bT Ethernet PCI-E	\$79.00	\$79.00	\$79.00
				Subtotal:	\$79.00

Software			List Price	Sales Price	Total Price
Quantity	Part Number	Description			
20	HG-P25-SWRL	P25 Talk Group Recording License - First 250 Talk Groups, each	\$357.00	\$357.00	\$7,140.00
1	HG-TRAD-MP25	Motorola P25 w/ 1 AIS	\$88,200.00	\$88,200.00	\$88,200.00
				Subtotal:	\$95,340.00

Services			List Price	Sales Price	Total Price
Quantity	Part Number	Description			
1	HG-TSRB-MDLE	Labor to add a new IP recording core or software module to an existing system	\$560.00	\$420.00	\$420.00
3	RPL-INSTALL-ONSITE/REMOTE	Replay Systems onsite/remote installation services per day (1 Day Only)	\$2,500.00	\$2,500.00	\$7,500.00
				Subtotal:	\$7,920.00



Price Proposal



Presentation Date: 07/28/2020
Valid Until Date: 03/05/2026

Quote #: 002255
Rev: 02/05/2026 5:30 PM

Services			List Price	Sales Price	Total Price
Quantity	Part Number	Description			
1	HG-HWRF-NG911-CORE	NG Capture911 Core software w/ ANI/ALI.	\$2,560.00	\$2,560.00	\$2,560.00
1	HG-HWRF-NG911-SIP	Reinstall NG911 SIP interface	\$600.00	\$600.00	\$600.00
19	HG-HWRF-NG911-SWRL	NG Capture911 Channel license	\$80.00	\$80.00	\$1,520.00
1	HG-HWRF-REPL-0032	Reinstall Replicate 32 Ports to Remote Server	\$0.00	\$0.00	\$0.00
6	HG-HWRF-SCAP-SEAT	Reinstall Screen Capture Workstation License	\$0.00	\$0.00	\$0.00
6	HG-HWRF-VOIP-PORT	Reinstall VoIP Per Port Interface	\$0.00	\$0.00	\$0.00
Subtotal:					\$4,680.00

Software			List Price	Sales Price	Total Price
Quantity	Part Number	Description			
3	HG-NG911-SWRL	NG Capture911 Channel license	\$341.00	\$341.00	\$1,023.00
1	HG-NG911-VOIP	VoIP Interface Surcharge - Capture 911	\$0.00	\$0.00	\$0.00
Subtotal:					\$1,023.00

Hardware			List Price	Sales Price	Total Price
Quantity	Part Number	Description			
1	RPL-Analog-24	24 Port Analog Interface Card	\$5,052.00	\$5,052.00	\$5,052.00
1	RPL-SVR-2CPU	Secondary Processor Kit. Addition to HP DL380 Server. (Used when processing several CTI integrations in a single server.)	\$1,879.00	\$1,879.00	\$1,879.00
1	RPL-SVR-HPML350-GEN10	HPE ProLiant ML350 Gen10 Plus. Designed for supreme versatility and resiliency , this 5U platform is adaptable for diverse workloads and scalable for deployment in multiple environments, built on Intel Xeon Scalable Processors. Equipped with PCIe Gen4 capabilities, this server offers improved data transfer rates and higher networking speeds. Current compatible Windows Server OS Included.	\$8,700.00	\$8,700.00	\$8,700.00
Subtotal:					\$15,361.00

Subtotal (including additional services):	\$124,403.00
First Year Warranty Fee Upcharge – Includes Onsite Support:	\$738.75
Shipping and Handling:	\$450.00
Discount:	-\$29,200.00
Grand Total:	\$96,391.75



Price Proposal



Presentation Date: 07/28/2020
Valid Until Date: 03/05/2026

Quote #: 002255
Rev: 02/05/2026 5:30 PM

Payment Terms: 50% with Order / 50% upon Completion

Customer Signature: _____
Print Name: _____ Title _____
Date: _____
PO Number: _____

Unless otherwise agreed, Payment Terms are 50% with Order, 40% Upon Delivery, 10% Upon Completed Installation.
Projects put on hold by the customer require payment in full Net 30 post delivery.
Warranty begins upon equipment delivery.
If your business is tax exempt, please provide the documentation with your PO.

Please read Replay Systems' "Installation Assumptions". These conditions apply to any purchase. They are available at:
<https://www.replaysystems.com/wp-content/uploads/2022/05/Installation-Assumptions-updated-040622-1.pdf>
Prepaid Performance Plans include one year of warranty plus two, three, or four additional years of prepaid support respectively.

**CITY OF LEBANON ACCTG. DEPT.
BUDGET AMENDMENT FORM
FY 2025-2026**

FOR ACCOUNTING PURPOSES ONLY	
BGT # _____	
POSTED	_____
REF #	_____
INITIALS	_____

DEPARTMENT Fire

RCVD FEB 6 2026

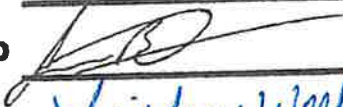
TRANSFER FROM

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11090000-79000	Fund Balance	\$ 96,391.75	
	Total	\$ 96,391.75	

TRANSFER TO

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11042200-72100	Communications		\$ 96,391.75
	Total		\$ 96,391.75

REQUESTED BY Jason Baird

DEPARTMENT HEAD 

COMM. OF FINANCE Lindsay Wolfenbarger

MAYOR _____

DATE 2/6/2026

DATE 2/6/2026

DATE 2/6/26

DATE _____

BEFORE THE FACT AFTER THE FACT

REASON FOR THIS TRANSFER:

Funds needed to upgrade recording software in dispatch. They currently can only record 2 lines for

Police & Fire at a time. This upgrade will allow them to be able to record all lines incoming and

outgoing, including telephone and radio communications. This will encompass all calls into dispatch

for Police, Fire, Public Works, Gas, and Water.

ORDINANCE NO. 26-7369

AMENDED FOR 2ND READING

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO APPROVE THE RECLASSIFICATION OF AN EXISTING PART-TIME POSITION
TO FULL-TIME FOR THE ACCOUNTING DEPARTMENT AND TO AUTHORIZE
THE RELATED BUDGET AMENDMENTS**

WHEREAS, the Lebanon City Council passed Ord. No. 25-7312 on November 18, 2025, to add a part time position to the Accounting Department; and

WHEREAS, it is now necessary to reclassify such part time position to full time; and

WHEREAS, budget amendments are required to cover the cost of such reclassification.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The reclassification of the existing part-time position in the Accounting Department to full-time Accountant **II**, as detailed in the job description attached hereto by reference as though appearing verbatim herein, is hereby approved. The Mayor and Human Resources Director are hereby authorized to reclassify such position.

Section 2. The Mayor and the Finance Director are hereby authorized to amend the 2025 – 2026 City of Lebanon budget as follows:

Department: Accounting

From:	11090000-79000	Budget Fund Balance	\$20,860.00
	11041530-71150	Part-time Salaries	\$16,000.00
To:	11041530-71110	Salaries	\$26,500.00
	11041530-71410	SS & Med Tax	\$460.00
	11041530-71420	Employer Pd. Benefits	\$7,250.00
	11041530-71430	Retirement	\$2,650.00

Section 3. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading: _____

Passed second reading: _____

Accountant I



GENERAL DEFINITION OF WORK

Apply principles of accounting to analyze financial information and prepare financial reports by performing the following duties. Compiles and analyzes financial information to prepare entries to accounts, such as general ledger accounts, and documents business transactions.

ESSENTIAL DUTIES AND RESPONSIBILITIES

- Review, reconcile, and post monthly fuel and oil usage to appropriate departments and accounts.
- Process and maintain accounting records for proprietary fund work orders, ensuring proper allocation and documentation.
- Process and maintain inventory items.
- Generate and maintain monthly invoices
- Manage and maintain lease and subscription-based IT arrangements in accordance with GASB 87 (Leases) and GASB 96 (SBITAs).
- Perform regular reconciliations for property tax and property tax relief vouchers to ensure data integrity and accuracy across systems.
- Process journal entries into the Munis Tyler accounting system, ensuring documentation is attached and journal is released for approval by Accounting Manager or Staff Accountant.
- Maintain organized digital and physical filing systems for upper management and audit readiness.
- Assist in the preparation of reports, schedules, and documentation for audits and annual financial statements.
- Provide accounting support as needed, including assisting with special projects, reconciliations, and departmental tasks.
- This position will work in conjunction with the current Accountant I position.

REQUIRED KNOWLEDGE, SKILLS, AND ABILITIES

- Ability to solve practical problems and deal with a variety of concrete variables in situations where standardizations exist.
- Ability to interpret a variety of instructions furnished in written, oral, diagram, or schedule form. Knowledge of municipal accounting procedures preferred.
- Ability to establish and maintain effective working relationships with fellow employees and the public.
- Ability to operate general office equipment.

ADDITIONAL EXAMPLES OF WORK PERFORMED

Cross trains in all aspects of the required computer system.

Assists the accounting manager and staff with special projects, reports, and budget preparation.

Assists other employees in finance and accounting as directed by the accounting manager.

QUALIFICATION REQUIREMENTS

To perform this job successfully, an individual must be able to perform each essential duty satisfactorily. The requirements listed below are representative of the Knowledge, Skill, and/or ability required.

LANGUAGE SKILLS

Ability to read, analyze, and interpret common technical reports and legal documents.

Applies good judgment in evaluating situations and making decisions. Ability to respond to common inquiries or complaints from customers, regulatory agencies, or members of the business community. Completes reports which conform to prescribed style and format. Ability to effectively present information to management and staff both orally and in writing.

MATHEMATICAL SKILLS

Ability to apply advanced mathematical concepts and complete tasks while using Microsoft Office Software and various other accounting programs on a P.C. Ability to apply mathematical operations to such tasks as frequency distribution, determination of test reliability and validity, analysis of variance, and financial calculations involved in keeping ledgers, preparing reconciliation, and related functions. Ability to make simple arithmetic calculations rapidly and accurately.

EDUCATION

A bachelor's Degree with a major in accounting or finance from an accredited college or university is required.

EXPERIENCE

A minimum of 1 year of experience in accounting, finance, or a related field is required. Prior Government Accounting experience is preferred.

CMFO certification is preferred but not required.

SOFTWARE EXPERIENCE

Strong proficiency with MS Office is required; advanced competency with MS Excel is required for analysis and control functions.

Prior experience and strong knowledge with a computerized financial and accounting system, such as Local Government, Tyler Technologies, NextGen, or a similar accounting or other closely related enterprise accounting software system, is required.

PHYSICAL DEMANDS, WORK ENVIRONMENT, AND REASONABLE ACCOMMODATION

The physical demands described here are representative of those that must be met by an employee to successfully perform the essential functions of this job. While performing the duties of this job, the employee is frequently required to talk or hear. The employee is also required to stand, walk, sit, use hands to finger, and to handle or feel objects, tools, or controls. Visual acuity is required for preparing and analyzing written or computer data, visual inspection involving small defects and/or small parts, use of measuring devices, operation of motor vehicles, determining the accuracy and thoroughness of work, and observing general surroundings and activities. Specific vision abilities required by this job include close vision, distance vision, color vision, peripheral vision, depth perception, and the ability to adjust focus. The employee must occasionally lift and/or move up to 25 pounds or more.

The work environment characteristics described here are representative of those an employee encounters while performing the essential functions of this job. This job is performed generally in an office environment using general office equipment. Some travel between City offices is required to conduct meetings. The noise level in the work environment is usually quiet to moderate. Attendance at council meetings, work sessions, and other meetings may be required, as directed by the Accounting Manager or Finance Commissioner.

It shall be the responsibility of the City of Lebanon Finance Director to assess the type(s) of reasonable accommodations which may be necessary to allow the individual to perform the essential functions of this role and to provide such necessary reasonable accommodations to a qualified individual with a disability, provided that nothing herein shall be construed to require the provision of reasonable accommodations if doing so will impose an undue hardship on the employing agency or a direct threat to the safety of himself/herself or others.

This position is a security-sensitive position.

CITY OF LEBANON ACCTG. DEPT.
BUDGET AMENDMENT FORM
FY 2025-2026

FOR ACCOUNTING PURPOSES ONLY	
BGT #	_____
POSTED	_____
REF #	_____
INITIALS	_____

DEPARTMENT ACCOUNTING

RCVD FEB 11 2026

TRANSFER FROM

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
1109000-79000	BUDGET AMENDMENT	\$ 13,560.00	
11041530-71150	PART-TIME SALARIES	\$ 16,000.00	
Total		\$ 29,560.00	

TRANSFER TO

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11041530-71110	SALARIES		\$ 20,000.00
11041530-71410	SS & MED TAX		\$ 310.00
11041530-71420	EMP PD BENEFITS		\$ 7,250.00
11041530-71430	RETIREMENT		\$ 2,000.00
Total			\$ 29,560.00

REQUESTED BY Shen Featherston

DEPARTMENT HEAD _____

FINANCE DIRECTOR _____

MAYOR _____

DATE 2-11-26

DATE _____

DATE _____

DATE _____

BEFORE THE FACT AFTER THE FACT

REASON FOR THIS TRANSFER:

ORDINANCE 26-7353

AN ORDINANCE TO AMEND THE FUTURE LAND USE PLAN OF THE CITY OF LEBANON, TENNESSEE, BY CHANGING UNADDRESSED PROPERTIES ON CENTRAL PIKE (TAX MAP 101 PARCELS 26.01 & 26.06) FROM RPO-RURAL PRESERVATION/OPEN SPACE TO IL-LIGHT INDUSTRIAL IN THE UGB

WHEREAS, the City of Lebanon desires to amend the Future Land Use Plan of the City; and

WHEREAS, the subject area has a classification of Rural/Preservation Open Space in the Future Land Use Plan; and

WHEREAS, the property owner is requesting to amend the Future Land Use Plan to Light Industrial; and

WHEREAS, the property owner is asking for industrial zoning which fits the Light Industrial future land uses; and

WHEREAS, the City of Lebanon believes that such amendment will promote, protect, and facilitate the public health, safety, and welfare of the community through coordinated and practical land use and land development for the betterment of Lebanon's population; and

WHEREAS, the Lebanon Municipal Regional Planning Commission recommended denial of this amendment to the Future Land Use Plan to the Mayor and City Council by a vote of 8-0 at their February 9, 2026 Special-Called Meeting.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The area shown on the attached map consisting of about 10.82 acres at unaddressed properties on Central Pike is changed from RPO-Rural/Preservation Open Space to IL-Light Industrial in the Future Land Use Plan for the City of Lebanon.

Section 2. That all Ordinances in conflict herewith are repealed to the extent of said conflict.

Section 3. That this Ordinance shall take effect from and after its passage on final reading, the public welfare requiring it.

Notice of the Public Hearing was published in the Wilson Post on February 2, 2026.

The Public Hearing was held at 5:55 PM in the City Council Chambers on _____.

Attest:

Approved:

Commissioner of Finance & Revenue

Mayor

Approved as to Form:

Passed first reading: _____.

City Attorney

Passed second reading: _____.



- Legend**
- City Street
 - County
 - Future Proposed Street
 - Interstate
 - Private Street
 - Ramp
 - State Route
 - Lebanon City Limit
 - Rural/Open Space 1/3 Unit per Acre
 - Residential 2 Units per Acre
 - Residential 3 Units per Acre
 - Residential 4 Units per Acre
 - Residential 8 Units per Acre
 - Residential 16 Units per Acre
 - Interchange Commercial
 - Public/Institutional
 - University
 - Transit Oriented Development
 - Downtown Mixed Use
 - Commercial Mixed Use
 - Medium Housing
 - Medical Office
 - Light Industrial
 - Heavy Industrial
 - Suburban Commercial
 - County Residential

PROPOSED FUTURE LAND USE

Dewey Lineberry Property
Future Land Use Plan Amendment RPO to IL
& County Zoning A-1 to I-1
Unaddressed Central Pike

0 650 1,300 2,600 Feet



MAIN STREET MEDIA OF TN
PO Box 5009
Lebanon, TN 37088 US
6154446008
accounting@mainstreetmediatn.com

MAIN STREET MEDIA
OF TENNESSEE

BILL TO
City of Lebanon (1)
Planning Office/TONYA
JONES
200 Castle Hts Ave. N.
Lebanon, TN 37087

INVOICE # 492029670
DATE 02/04/2026
DUE DATE 03/01/2026
TERMS Due on receipt

SALES REP
LP

PUBLICATION
WILSON

Legal Advertising:Legal Advertising
Legal Advertising 26-7353 FLU
Plan ammend.WP 2-4

1

103.50

103.50

Main Street Media of Tennessee is the publisher of the Chronicle of Mt. Juliet, Cheatham County Exchange, Dickson Post, Gallatin News, Hendersonville Standard, Hickman County Times, Houston County Herald, Lawrence County Advocate, Main Street Clarksville, Main Street Maury, Main Street Nashville, Main Street Preps, Murfreesboro Post, Pulaski Citizen, Portland Sun, Robertson County Connection, Titan Insider and Wilson Post.

BALANCE DUE

\$103.50

Please note new remit address is PO Box 5009, Lebanon, TN 37088, Thank You!

Please make your check payable to Main Street Media--NEW REMIT ADDRESS is PO BOX 5009, LEBANON, TN 37088

Cost of Publication

\$

103.50

PUBLIC NOTICE

In reference to Ordinance No. 26-7353, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed for future land use plan amendment approval for about 10.82 acres at unaddressed properties on Central Pike (Tax Map 101 Parcels 26.01 & 26.06) from RPO-Rural Preservation/Open Space to IL-Light Industrial in the Urban Growth Boundary. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

STATE OF TENNESSEE

County of Wilson

Personally appeared before me,

Shelley K. Satterfield

A Notary Public of Tennessee,
Dave Gould, who being first duly
sworn, made oath that he is President
of *The Wilson Post*, a newspaper, and
that the hereto attached publication
appeared in the same on the

02-04-2026

Dave Gould

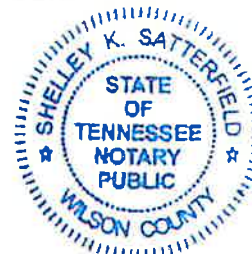
Dave Gould, President

Subscribed and sworn to before me
on the date of:

01-28-2026

Shelley K. Satterfield

Notary Public, Shelley K. Satterfield



ORDINANCE 26-7354

AN ORDINANCE TO AMEND THE FUTURE LAND USE PLAN OF THE CITY OF LEBANON, TENNESSEE, BY CHANGING 478 AND UNADDRESSED W OLD LAGUARDO ROAD (TAX MAP 48 PARCEL 58.07 & MAP 55 PARCEL 35.01) FROM FLH2-RESIDENTIAL 2 UNITS PER ACRE TO FLH16-RESIDENTIAL 16 UNITS PER ACRE IN THE UGB

WHEREAS, the City of Lebanon desires to amend the Future Land Use Plan of the City; and

WHEREAS, the subject area has a classification of Residential 2 Units Per Acre in the Future Land Use Plan; and

WHEREAS, the property owner is requesting to amend the Future Land Use Plan to Residential 16 Units Per Acre; and

WHEREAS, the property owner is asking for residential zoning which fits the Residential 16 Units Per Acre future land uses; and

WHEREAS, the City of Lebanon believes that such amendment will promote, protect, and facilitate the public health, safety, and welfare of the community through coordinated and practical land use and land development for the betterment of Lebanon's population; and

WHEREAS, the Lebanon Municipal Regional Planning Commission recommended denial of this amendment to the Future Land Use Plan to the Mayor and City Council by a vote of 9-0 at their February 9, 2026 Special-Called Meeting.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The area shown on the attached map consisting of about 17.78 acres at 478 and unaddressed W Old Laguardo Road is changed from FLH2-Residential 2 Units Per Acre to FLH16-Residential 16 Units Per Acre in the Future Land Use Plan for the City of Lebanon.

Section 2. That all Ordinances in conflict herewith are repealed to the extent of said conflict.

Section 3. That this Ordinance shall take effect from and after its passage on final reading, the public welfare requiring it.

Notice of the Public Hearing was published in the Wilson Post on February 2, 2026.

The Public Hearing was held at 5:55 PM in the City Council Chambers on _____.

Attest:

Approved:

Commissioner of Finance & Revenue

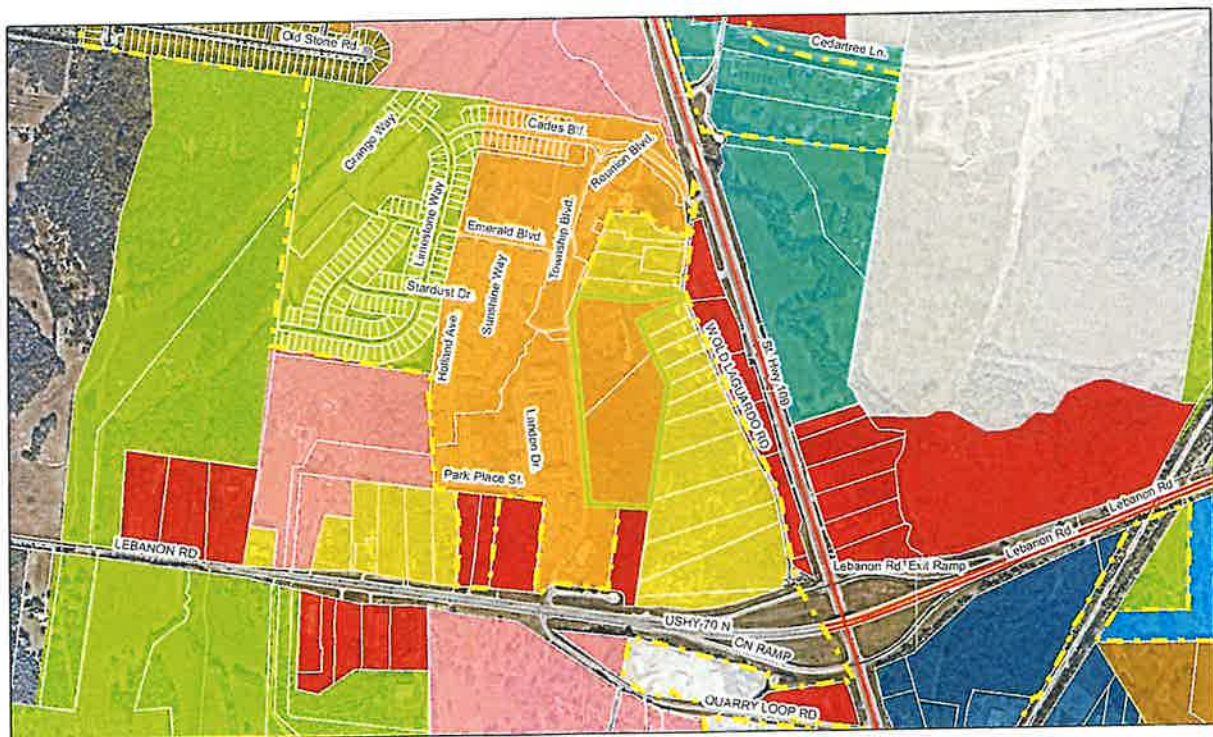
Mayor

Approved as to Form:

Passed first reading: _____.

City Attorney

Passed second reading: _____.



Legend

— City Street	■ Rural/Open Space 1/2 Unit per Acre	■ Residential 16 Units per Acre	■ Commercial Mixed Use
— County	■ Residential 2 Units per Acre	■ Interchange Commercial	■ Mixed Housing
- - - Future/Proposed Street	■ Residential 3 Units per Acre	■ Public/Institutional/Rv	■ Medical Office
— Interstate	■ Residential 4 Units per Acre	■ University	■ Light Industrial
— Private Street	■ Residential 4 Units per Acre	■ Transit Oriented Development	■ Heavy Industrial
— Ramp	■ Residential 6 Units per Acre	■ Downtown Mixed Use	■ Suburban Commercial
— State Route			■ County Residential
■ Lebanon City Limit			

PROPOSED FUTURE LAND USE

Troutt, Cochran & Merritt Properties
Future Land Use Plan Amendment FLH2 to FLH16
& County Zoning A-1 to R-3
478 & Unaddressed W Old Laguardo Road



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OF TENNESSEE

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JONES
200 Castle Hts Ave. N.
Lebanon, TN 37087

INVOICE # 492029671
DATE 02/04/2026
DUE DATE 03/01/2026
TERMS Due on receipt

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LP

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Legal Advertising:Legal Advertising
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ammendment WP 2-4

1

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Cost of Publication

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PUBLIC NOTICE

In reference to Ordinance No. 26-7354, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed for future land use plan amendment approval for about 17.78 acres at 478 and unaddressed W Old Laguardo Road (Tax Map 48 Parcel 58.07 & Map 55 Parcel 35.01) from FLH2-Residential 2 Units Per Acre to FLH16-Residential 16 Units Per Acre in the Urban Growth Boundary. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

STATE OF TENNESSEE

County of Wilson

Personally appeared before me,

Shelley K. Satterfield

A Notary Public of Tennessee,
Dave Gould, who being first duly
sworn, made oath that he is President
of *The Wilson Post*, a newspaper, and
that the hereto attached publication
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Dave Gould

Dave Gould, President

Subscribed and sworn to before me
on the date of:

01-28-2026

Shelley K. Satterfield

Notary Public, Shelley K. Satterfield



ORDINANCE 26-7356

AN ORDINANCE TO AMEND THE FUTURE LAND USE PLAN OF THE CITY OF LEBANON, TENNESSEE, BY CHANGING 541 BARTONS CREEK ROAD (TAX MAP 81 PARCEL 122) FROM FLH4-RESIDENTIAL 4 UNITS PER ACRE & FLH8-RESIDENTIAL 8 UNITS PER ACRE TO DXU-DOWNTOWN MIXED USE & FLH8-RESIDENTIAL 8 UNITS PER ACRE IN WARD 3

WHEREAS, the City of Lebanon desires to amend the Future Land Use Plan of the City; and

WHEREAS, the subject area has a classification of Residential 4 Units Per Acre and Residential 8 Units Per Acre in the Future Land Use Plan; and

WHEREAS, the property owner is requesting to amend the Future Land Use Plan to Downtown Mixed Use and Residential 8 Units Per Acre; and

WHEREAS, the property owner is asking for residential zoning which fits the Downtown Mixed Use and Residential 8 Units Per Acre future land uses; and

WHEREAS, the City of Lebanon believes that such amendment will promote, protect, and facilitate the public health, safety, and welfare of the community through coordinated and practical land use and land development for the betterment of Lebanon's population; and

WHEREAS, the Lebanon Municipal Regional Planning Commission recommended approval of this amendment to the Future Land Use Plan to the Mayor and City Council by a vote of 7-1 at their February 9, 2026 Special-Called Meeting.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The area shown on the attached map consisting of about 7.92 acres at 541 Bartons Creek Road is changed from FLH4-Residential 4 Units Per Acre and FLH8-Residential 8 Units Per Acre to DXU-Downtown Mixed Use and FLH8-Residential 8 Units Per Acre in the Future Land Use Plan for the City of Lebanon.

Section 2. That all Ordinances in conflict herewith are repealed to the extent of said conflict.

Section 3. That this Ordinance shall take effect from and after its passage on final reading, the public welfare requiring it.

Notice of the Public Hearing was published in the Wilson Post on February 2, 2026.

The Public Hearing was held at 5:55 PM in the City Council Chambers on _____.

Attest:

Approved:

Commissioner of Finance & Revenue

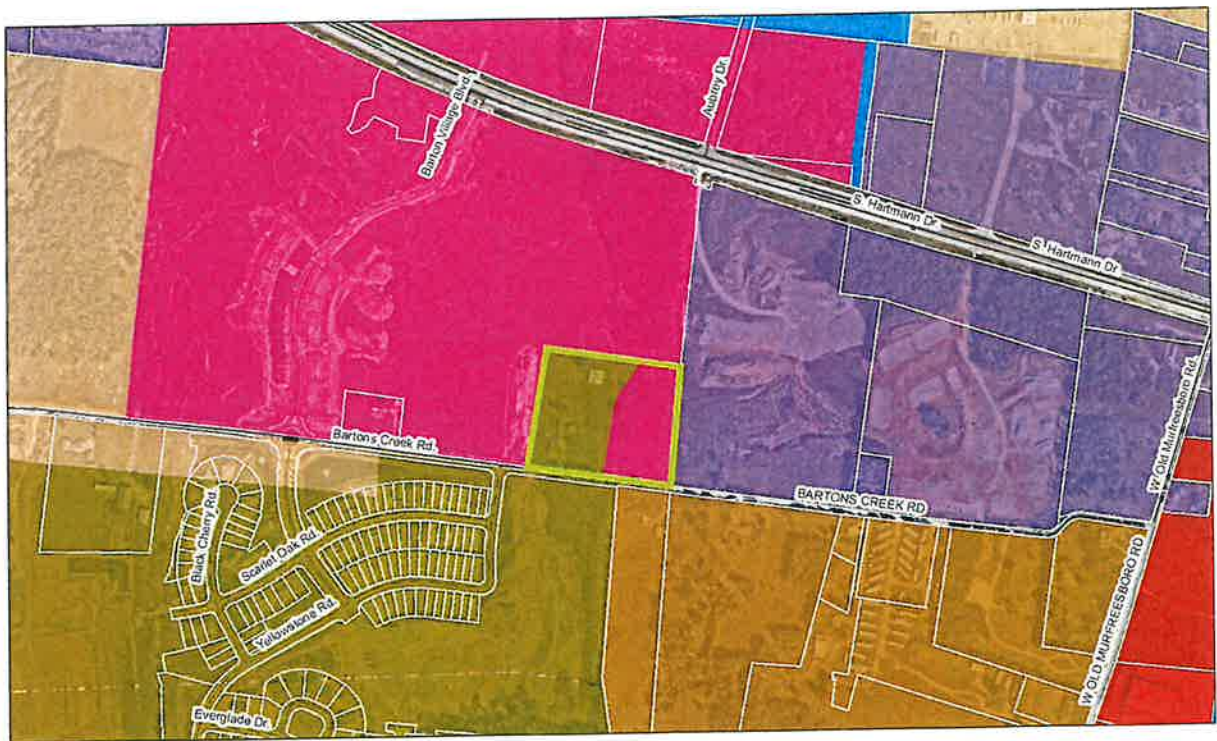
Mayor

Approved as to Form:

Passed first reading: _____.

City Attorney

Passed second reading: _____.



Legend	
Rural/Open Space 1/3 Unit per Acre	Residential 16 Units per Acre
Residential 2 Units per Acre	Interchange Commercial
Residential 3 Units per Acre	Public/Institutional/Re
Residential 4 Units per Acre	University
Residential 8 Units per Acre	Township/Grassland Development
Downtown Mixed Use	Commercial Mixed Use
Mixed Housing	Medical Office
Light Industrial	Heavy Industrial
Suburban Commercial	County Residential
City Street	County
Future/Proposed Street	Interstate
Private Street	Ramp
State Route	

PROPOSED FUTURE LAND USE
Barton Village North SE Hybrid SP
Future Land Use Plan Amendment, S Hartmann Overlay
Amendment & Rezoning from RPO to Hybrid SP
541 Bartons Creek Road

0 500 1,000 2,000 Feet

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Cost of Publication

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PUBLIC NOTICE

In reference to Ordinance No. 26-7356, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed for future land use plan amendment approval for about 7.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 122) from FLH4-Residential 4 Units Per Acre & FLH8-Residential 8 Units Per Acre to DXU-Down-town Mixed Use & FLH8-Residential 8 Units Per Acre in Ward 3. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

STATE OF TENNESSEE

County of Wilson

Personally appeared before me,

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Dave Gould, who being first duly
sworn, made oath that he is President
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that the hereto attached publication
appeared in the same on the

02-04-2026

Dave Gould

Dave Gould, President

Subscribed and sworn to before me
on the date of:

01-28-2026

Shelley K. Satterfield

Notary Public, Shelley K. Satterfield



ORDINANCE NO. 26-7357

AN ORDINANCE TO AMEND THE SOUTH HARTMANN GATEWAY OVERLAY FOR ABOUT 7.92 ACRES AT 541 BARTONS CREEK ROAD (TAX MAP 81 PARCEL 122) FROM AS-SFD & WU-SFAD TO WU-SFAD & WU-TCMX/TCR IN WARD 3

WHEREAS, the City of Lebanon desires to amend the South Hartmann Gateway Overlay of the City; and

WHEREAS, the property owners are requesting to change these properties to WU-SFAD – Single Family Attached & Detached Housing and WU-TCMx/TCR – Town Center Mixed-Use/Town Center Residential in the South Hartmann Overlay; and

WHEREAS, the property is proposed to be zoned Barton Village North SE Hybrid Specific Plan; and

WHEREAS, the City of Lebanon believes that such amendment will promote, protect, and facilitate the public health, safety, and welfare of the community through coordinated and practical land use and land development for the betterment of Lebanon’s population; and

WHEREAS, the Lebanon Municipal Regional Planning Commission recommended approval of this amendment to the South Hartmann Gateway Overlay to the Mayor and City Council by a vote of 7-1 at their February 9, 2026 Special-Called Meeting.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, The South Hartmann Gateway Overlay be amended as follows:

Section 1. The area shown on the attached map consisting of about 7.92 acres at 541 Bartons Creek Road is changed to WU-SFAD – Single Family Attached & Detached Housing and WU-TCMx/TCR – Town Center Mixed-Use/Town Center Residential in the South Hartmann Gateway Overlay for the City of Lebanon.

Section 2. That all Ordinances in conflict herewith are repealed to the extent of said conflict.

Section 3. That this Ordinance shall take effect from and after its passage on final reading, the public welfare requiring it.

Notice of the Public Hearing was published in the Wilson Post on February 4, 2026.

The Public Hearing was held at 5:55 PM in the City Council Chambers on _____.

Attest:

Approved:

Commissioner of Finance & Revenue

Mayor

Approved as to Form:

Passed first reading: _____.

City Attorney

Passed second reading: _____.



Legend

- | | | |
|-----------------------|-------------------------|----------------|
| South Hartmann | City | Interstate |
| SUBDIST | Open Space | Private Street |
| AS-4C | WU-MEH | Ramp |
| AS-OM | WU-SFAD | State Route |
| AS-PIR | WU-TCMx/TCR | |
| AS-SC | City Street | |
| AS-SFD | County | |
| | Future/Processed Street | |

SOUTH HARTMANN OVERLAY

Barton Village North SE Hybrid SP
Future Land Use Plan Amendment, S Hartmann Overlay
Amendment & Rezoning from RPO to Hybrid SP
541 Barton's Creek Road

0 500 1,000 2,000 Feet



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Lebanon, TN 37087

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DATE 02/04/2026
DUE DATE 03/01/2026
TERMS Due on receipt

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WILSON

Legal Advertising:Legal Advertising Legal Advertising 26-7357 S. Hartmann Overlay ammend WP 2-4	1	103.50	103.50
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BALANCE DUE

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Please make your check payable to Main Street Media--NEW REMIT ADDRESS is PO BOX 5009, LEBANON, TN 37088

Cost of Publication

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PUBLIC NOTICE

In reference to Ordinance No. 26-7357, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed South Hartmann Overlay amendment approval for about 7.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 122) from AS-SFD & WU-SFAD to WU-SFAD & WU-TCMx/TCR in Ward 3. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

STATE OF TENNESSEE

County of Wilson

Personally appeared before me,

Shelley K. Satterfield

A Notary Public of Tennessee,
Dave Gould, who being first duly
sworn, made oath that he is President
of *The Wilson Post*, a newspaper, and
that the hereto attached publication
appeared in the same on the

02-04-2026

Dave Gould

Dave Gould, President

Subscribed and sworn to before me
on the date of:

01-28-2026

Shelley K. Satterfield

Notary Public, Shelley K. Satterfield



PUBLIC NOTICE

Continued from prev page

if the creditor received the copy of the notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A); or (2) Twelve (12) months from the decedent's date of death. This is the 21st day of January 2026. BRANDON P. DRAGAN, PERSONAL REPRESENTATIVE ESTATE OF CORDELLA WILLIAMS CEASED

MILLIE SLOAN, CLERK AND MASTER, PROBATE CLERK, BRANDON P. DRAGAN, ATTORNEY. Newspaper: Wilson Post. Date to run: 01/29/2026 - 2/02/2026

NOTICE TO CREDITORS ESTATE OF: PAUL DUANE HACKETT CASE NO. 2025R0328. Notice is hereby given that on the 21st day of January 2026, Letters Testamentary respect to the estate of Paul Duane Hackett deceased, who died 12/05/2025, were issued to the Assessor's Parcel No: 073G F 03830 000

Street Address: 1001 Lance Court, Mount Juliet, TN 37122. Parcel Number: 073G F 03830 000. Court Clerk: Brandon P. Dragan. Other Interested Party(s): Bank of America NA, Wilmington Station Homeowners Association, Inc. and Soft Landing Corp.

NOW, THEREFORE, in compliance with Tennessee Code § 35-5-104(a), a true and correct copy of this Notice is being published online and available for public viewing at www.wilsonpost.com

NOTICE OF SUBSTITUTION TRUSTEE'S FIDUCIARY SALE WHEREAS, Rodney J. Taylor executed a Deed of Trust to National Registered Assets, Inc., Trustee for the benefit of Mortgage Electronic Registration Systems, Inc. ("MERS") as beneficiary, as nominee for Spring EC, LLC, on November 15, 2023 in Book 2206, Page 1222, as instrument number 2212X18 in the Office of the Register of Wilson County, Tennessee.

given that the entire indebtedness has been declared due and payable as provided in said Deed of Trust by the MORTGAGEE, and that the agent for the underlying, MICHIGAN TAYLOR GRAY, LLC, Substituted Trustee, by virtue of the power and authority vested in it, will on February 26, 2026, at 12:00 pm at the Wilson County Courthouse, 228 East Main Street, Lebanon, TN 37039, proceed to sell at public auction to the highest and best bidder for cash, the following described property situated in Wilson County, TN:

The following described property: Land in Wilson County, Tennessee, being Lot 586, Section X, Woughtry Station, P.U.D. as shown on plat of record in plat book 25, page 62, to the Register's Office, Wilson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Notice is hereby given that on the 28th day of January 2026, Letters of Testamentary with respect to the estate of JAMES WILTON ALDRIDGE aka WALT ALDRIDGE deceased, who died November 19, 2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee.

All persons, resident and nonresident, having claims, real and personal, against the estate are required to file the same with the Clerk of the above-named Court on or before the date of the date prescribed in (1) or (2) otherwise their claims will be forever barred (A) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors at least sixty (60) days before the date that is four (4) months from the date of the first publication.

Or (B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of the notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1) (A); or (2) Twelve (12) months from the decedent's date of death.

This is the 28th day of January 2026. STEPHANE AGRUK, PERSONAL REPRESENTATIVE ESTATE OF JAMES WILTON ALDRIDGE JR. AKA WALT ALDRIDGE CEASED

Office: 404-474-7149. Faxes: 404-765-8121. MTG File No.: 25-003941-02. NOTICE TO CREDITORS ESTATE OF: JAMES WILTON ALDRIDGE JR. aka WALT ALDRIDGE. CASE NO. 2025R0328

Notice is hereby given that on the 28th day of January 2026, Letters of Testamentary with respect to the estate of JAMES WILTON ALDRIDGE aka WALT ALDRIDGE deceased, who died November 19, 2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee.

All persons, resident and nonresident, having claims, real and personal, against the estate are required to file the same with the Clerk of the above-named Court on or before the date of the date prescribed in (1) or (2) otherwise their claims will be forever barred (A) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors at least sixty (60) days before the date that is four (4) months from the date of the first publication.

Or (B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of the notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1) (A); or (2) Twelve (12) months from the decedent's date of death.

This is the 28th day of January 2026. CHARLES D. NICHOLS, JR. PERSONAL REPRESENTATIVE

Office: 404-474-7149. Faxes: 404-765-8121. MTG File No.: 25-003941-02. NOTICE TO CREDITORS ESTATE OF: CHARLES DENNIS NICHOLS, SR. CASE NO. 2025R0328

ESTATE OF CHARLES DENNIS NICHOLS, SR. CEASED. MILLIE SLOAN, CLERK AND MASTER, PROBATE CLERK, JOSHUA M. WINSLEY, ATTORNEY. Newspaper: Wilson Post. Date to run: 02/04/2026 - 02/11/2026

IN THE CHANCERY COURT OF WILSON COUNTY, TENNESSEE AND THE CITY OF WATERTOWN, LEBANON, TENNESSEE AND THE CITY OF MT. JULIET, TENNESSEE PLAINTIFFS vs. DELINQUENT TAXPAYERS, A tax proceeding as defined by TCA 67-5-292(c)(1)(D) DEFENDANTS

YEAR NUMBER 2022 #2025CV1 MAP: 59 E GROUP-C PARCEL: 21-20 Description: 411 Winwood Dr. Assessed Owner(s): Annalisa Nicole Reese Smith

ORDER OF PUBLICATION appearing from the Complaint and Affidavit of Robert Rochelle, Attorney for the Plaintiffs, that grounds exist for obtaining service of process by publication upon the Defendants the heirs, devisees, successors and assigns of Annalisa Nicole Reese Smith and Emily Robinson (Plaintiffs) and all unknown, unborn and unbound persons who claim any interest in and to that parcel of real property shown on a plat of record in Plat Book 21, at page 363 in the Register's Office of Wilson County, Tennessee. The last instrument conveying the said property containing a full and complete legal description of the said property is of record in Book 158, at page 30, in the Register's Office of Wilson County, Tennessee.

IT IS THEREFORE ORDERED, that service of process by publication is hereby ordered and the Defendants the heirs, devisees, successors and assigns of Annalisa Nicole Reese Smith and Emily Robinson (Plaintiffs) and all unknown, unborn and unbound persons claiming any interest in and to that parcel of real property shown on a plat of record in Plat Book 21, at page 363 in the Register's Office of Wilson County, Tennessee. The last instrument conveying the said property containing a full and complete legal description of the said property is of record in Book 158, at page 30, in the Register's Office of Wilson County, Tennessee.

Wilson County, Tennessee, the City of Lebanon, Tennessee, the City of Mt. Juliet, Tennessee and the City of Lebanon, Tennessee, whose attorney is ROBERT ROCHELLE, 109 North Castle Heights Avenue, Lebanon, Tennessee 37087, within thirty (30) days after the date of the last publication of this notice; otherwise, default judgment may be entered against them for the relief demanded in the Complaint presently pending in the Chancery Court of Wilson County, Tennessee at Lebanon, Tennessee. It is further ordered that this notice shall be published in the WILSON POST, a local newspaper of general circulation in Wilson County, Tennessee on one weekly for four (4) consecutive weeks and, pursuant to TCA 1-3-120, on the website known as www.lebanonpost.com for the same period. ENTERED this 16th day of January, 2026

CHANCELLOR CLK. SMITH APPROVED FOR ENTRY: Robert Rochelle Delinquent Tax Attorney Lebanon, Tennessee 37087 Wilson Post 02/04/2026 02/11/2026 02/25/2026

IN THE CHANCERY COURT OF WILSON COUNTY, TENNESSEE AT LEBANON, TENNESSEE AND THE CITY OF WATERTOWN, LEBANON, TENNESSEE AND THE CITY OF MT. JULIET, TENNESSEE PLAINTIFFS vs. DELINQUENT TAXPAYERS, A tax proceeding as defined by TCA 67-5-292(c)(1)(D) DEFENDANTS

YEAR NUMBER 2022 #2025CV1 MAP: 33 GROUP-C PARCEL: 21-58 Description: 1918 2959 Old Legadano Rd E Assessed Owner(s): Robert M. Alim

description of the said property is of record in Book 885, at page 310, in the Register's Office of Wilson County, Tennessee. It is further appearing to the Court that the Plaintiffs have made and are continuing to make, a diligent effort to locate and give notice to all interested persons; and that the Defendants the heirs, devisees, successors and assigns of Sherry Lane, McDaniel Lane, Mary Allen and David Gray and all unknown, unborn and unbound persons claiming any interest in the above described property are required to appear and answer or otherwise defend against the Complaint of Wilson County, Tennessee, the City of Lebanon, Tennessee, the City of Mt. Juliet, Tennessee and the City of Lebanon, Tennessee, whose attorney is ROBERT ROCHELLE, 109 North Castle Heights Avenue, Lebanon, Tennessee 37087, within thirty (30) days after the date of the last publication of this notice; otherwise, default judgment may be entered against them for the relief demanded in the Complaint presently pending in the Chancery Court of Wilson County, Tennessee at Lebanon, Tennessee. It is further ordered that this notice shall be published in the WILSON POST, a local newspaper of general circulation in Wilson County, Tennessee on one weekly for four (4) consecutive weeks and, pursuant to TCA 1-3-120, on the website known as www.lebanonpost.com for the same period. ENTERED this 16th day of January, 2026

CHANCELLOR CLK. SMITH APPROVED FOR ENTRY: Robert Rochelle Delinquent Tax Attorney Lebanon, Tennessee 37087 Wilson Post 02/04/2026 02/11/2026 02/25/2026

IN THE CHANCERY COURT OF WILSON COUNTY, TENNESSEE AT LEBANON, TENNESSEE AND THE CITY OF WATERTOWN, LEBANON, TENNESSEE AND THE CITY OF MT. JULIET, TENNESSEE PLAINTIFFS vs. DELINQUENT TAXPAYERS, A tax proceeding as defined by TCA 67-5-292(c)(1)(D) DEFENDANTS

YEAR NUMBER 2022 #2025CV1 MAP: 33 GROUP-C PARCEL: 21-58 Description: 1918 2959 Old Legadano Rd E Assessed Owner(s): Robert M. Alim

NOTICE OF PUBLIC HEARING

A public hearing will be held before the Wilson County Planning Commission on Friday, February 20, 2026 at 10:00 a.m. in the County Commission room of the Wilson County Courthouse, 228 East Main Street Lebanon, Tennessee. Items for consideration: Application has been made by Matt Greel, Nashville Superspeedway, to amend a portion of the Nashville Speedway Master Plan to add uses to allow year-round auto sales with limit to six (6) event days per calendar year. The property contains 518.06 acres being referenced as Wilson County Tax Map 141 Parcel 26.90. Several divisions of property and site plans will also be heard at this time. Meeting may be postponed if inclement weather prevails and the Wilson County Courthouse is closed; you may view the full agenda online at www.wilsoncountyttn.gov

PUBLIC NOTICE

In reference to Resolution No. 26-2818, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed plan of services approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) near Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE

In reference to Ordinance No. 26-7360, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed zoning approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to RD9 in Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE

In reference to Resolution No. 26-2819, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed annexation approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to be added to Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE

In reference to Ordinance No. 26-7359, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed SP amendment approval for about 5.47 acres at 6050 Leeville Pike (Tax Map 79 Parcel 51.15) zoned Leeville Pike Commercial Specific Plan in Ward 4. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE

In reference to Ordinance No. 26-7357, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed South Hartmann Overlay amendment approval for about 7.92 acres at 541 Barons Creek Road (Tax Map 81 Parcel 122) from AS-SFD & WU-SFAD to WU-SFAD & WU-TCMw/TCR in Ward 3. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

ZONING ORDINANCE 26-7358

AN ORDINANCE TO AMEND THE OFFICIAL ZONING ATLAS OF THE CITY OF LEBANON, TENNESSEE, BY CHANGING 541 BARTONS CREEK ROAD FROM RPO – RURAL PRESERVATION/OPEN SPACE TO BARTON VILLAGE NORTH SE HYBRID SPECIFIC PLAN IN WARD 3

WHEREAS, the City of Lebanon desires to amend the official zoning atlas of the City; and

WHEREAS, the proposed Future Land Use for the subject property is Downtown Mixed Use and Residential 8 Units Per Acre; and

WHEREAS, the property owner is requesting Barton Village North SE Hybrid Specific Plan zoning which fits the Downtown Mixed Use and Residential 8 Units Per Acre future land uses; and

WHEREAS, the City of Lebanon believes that such amendment will promote, protect and facilitate the public health, safety and welfare of the community through coordinated and practical land use and land development for the betterment of Lebanon’s population; and

WHEREAS, the Lebanon Municipal Regional Planning Commission recommended approval of this rezoning from RPO-Rural Preservation/Open Space to Barton Village North SE Hybrid Specific Plan, to the Mayor and City Council by a vote of 7-1 at their February 9, 2026 Special-Called Meeting.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. That the property described herein be, and the same is hereby, rezoned from RPO-Rural Preservation/Open Space to Barton Village North SE Hybrid Specific Plan (Exhibit A).

Approximately 7.92 acres more or less, located at 541 Bartons Creek Road as shown on the attached map.

For reference, see Deed Book 2026 Page 1994 in the Register’s Office of Wilson County, Tennessee, and being shown as Tax Map 81 Parcel 122 for Wilson County, Tennessee.

Section 2. That all Ordinances in conflict herewith are repealed to the extent of said conflict.

Section 3. That this Ordinance shall take effect from and after its passage on final reading, the public welfare requiring it.

Notice of the Public Hearing was published in the Wilson Post on February 4, 2026.

The Public Hearing was held at 5:55 PM in the City Council Chambers on _____.

Attest:

Approved:

Commissioner of Finance & Revenue

Mayor

Approved as to Form:

Passed first reading: _____.

Passed second reading: _____.

City Attorney



Legend

— City Street	■ RPO	■ RMH	■ CS
— County	■ RS20	■ RH	■ IP
— Future/Proposed Street	■ RS12	■ UC	■ I
— Interstate	■ RS9	■ OKU	■ IH
— Freeway/State	■ RSA	■ OKJ	■ IAH
— Ramp	■ RD9	■ COM	■ SP
— State Route	■ RX4	■ CS	
— Zoning Overlay	■ RM8	■ C	

PROPOSED ZONING
 Barton Village North SE Hybrid SP
 Future Land Use Plan Amendment, S Hartmann Overlay
 Amendment & Rezoning from RPO to Hybrid SP
 541 Barrons Creek Road

0 500 1,000 2,000 Feet

N

Exhibit A



February 13, 2026

BARTONS VILLAGE NORTH SE - HYBRID SPECIFIC PLAN

Address:	541 Bartons Creek Road, Lebanon, Tennessee
Parcel ID:	081 122-00 000
Ward:	3
Acreage:	±7.92 ac
Existing Zoning:	RR – Rural Residential
Proposed Zoning:	SP/RS6 – High Density Residential SP/CN – Neighborhood Commercial
Existing Future Land Use:	FLH4 – Residential 4 Units per Acre FLH8 – Residential 8 Units per Acre
Proposed Future Land Use:	FLH8 – Residential 8 Units per Acre Downtown Mixed-Use
Existing South Hartmann Overlay:	WU-SFAD – Walkable Urban Attached & Detached Housing AS-SFD – Single-family Detached Housing
Proposed South Hartmann Overlay:	WU-SFAD – Walkable Urban Attached & Detached Housing WU-TCMx – Town Center

NARRATIVE

The Bartons Village North SE – Hybrid Specific Plan (SP) establishes a cohesive mixed-use development framework for ±7.92 acres within the South Hartmann Gateway Overlay. The plan includes 30 alley-loaded single-family homes on the western parcel, a self-storage facility on the eastern parcel, and an open-space amenity designed to serve residents and enhance the overall community identity. The SP is intended to create a walkable, connected neighborhood that complements surrounding residential areas and transitions seamlessly to the commercial activity along South Hartmann Drive.

As part of the overall circulation framework, Water Oak Road is proposed as a public roadway serving both parcels within the Specific Plan. For purposes of zoning code interpretation and application to the adjacent parcel, this roadway segment is intended to be treated as a private drive. The public right-of-way is proposed with a variable width, consisting of approximately 41 feet along the adjacent property and approximately 50 feet along the subject property, allowing the roadway to function as a public facility while avoiding unintended zoning impacts to the adjoining parcel.

The residential component, designated SP-RS6, features a traditional neighborhood pattern organized around short blocks, sidewalks, and alleys that promote safe, pedestrian-friendly streets. By locating garages to the rear of lots and minimizing driveway crossings along the street frontage, the plan prioritizes walkability, curb appeal, and a strong neighborhood streetscape. The proposed homes are limited to two stories in height and feature compact lot sizes consistent with the intent of the RS-6 district, encouraging an intimate scale of development while maintaining adequate setbacks, landscaping, and green space.

The neighborhood is providing a dedicated amenity and open-space area designed to function as a shared gathering space for residents. This park will include lawn areas, shade trees, seating, and potential features such as a dog park or small play lawn, which will create an inviting focal point for community activity and outdoor recreation. The amenity's location within walking distance of all homes reinforces the project's emphasis on connectivity, offering residents a meaningful outdoor space that encourages interaction, daily use, and a sense of community identity. In addition to the park, each lot will include a front-yard tree and enhanced streetscape landscaping to establish a cohesive canopy and comfortable pedestrian environment throughout the development.

The eastern portion of the site, designated SP-CN, accommodates a self-storage facility as part of the broader mixed-use framework. This use provides a low-impact commercial service that supports surrounding neighborhoods while ensuring compatibility through enhanced landscaping, fencing, and buffering. The overall land use pattern responds appropriately to the site's location within the Airport Overlay by incorporating compatible and context-sensitive development. The self-storage use is particularly well suited to this setting due to its limited operational intensity, while also contributing to the area's transition between residential and commercial zones. Coordinated access and shared circulation between both parcels create a unified site plan that minimizes curb cuts and supports multimodal movement across the development.

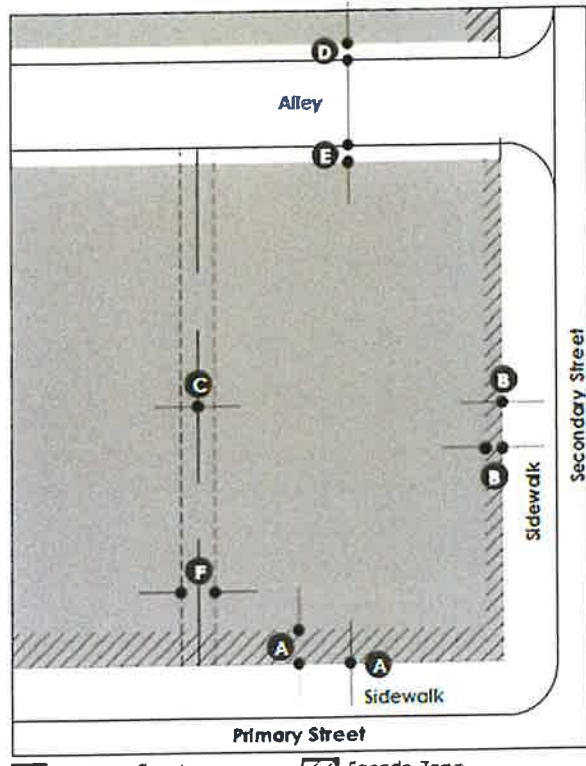
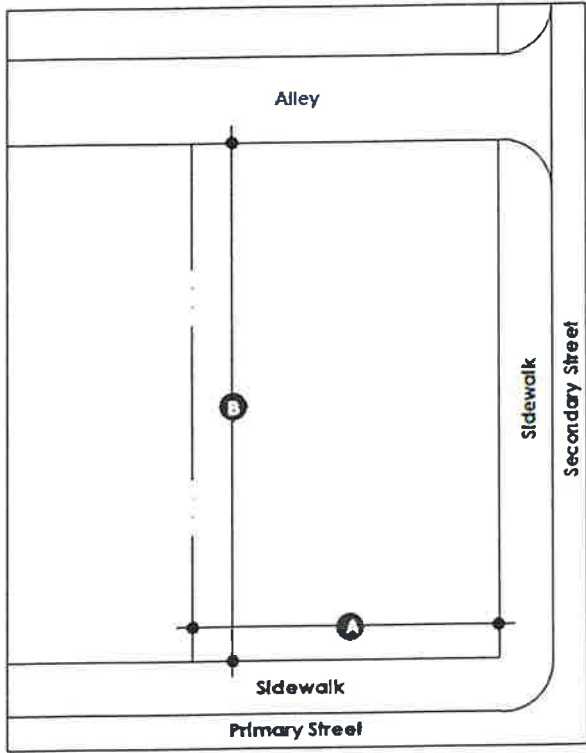
Overall, the Bartons Village North SE – Hybrid Specific Plan promotes an efficient and attractive land use pattern that aligns with the South Hartmann Gateway Overlay's goals for context-sensitive design. The plan balances residential and commercial uses, enhances the pedestrian experience, and delivers meaningful open-space amenities that contribute to a connected, livable, and enduring community.

USE & STRUCTURE PROVISIONS

The uses and structures identified herein shall be permitted within the Bartons Village North SE – Hybrid Specific Plan (SP) District only as expressly provided and in accordance with all applicable design criteria contained within this document. Any development standard not specifically addressed herein shall default to the requirements of the RS-6 and CN zoning districts, as applicable, and to the South Hartmann Gateway Overlay standards. Refer to the accompanying exhibit for delineation of the RS6 and CN base zoning areas.

Section / Item	Base Required	SP – Proposed
14.502 Zoning Districts		
West Parcel	WU-SFAD (Single-Family Attached & Detached)	SP-WU-SFAD (West Parcel)
Uses Permitted	Townhouse-no min./20% max., two-family-5% min./30% max., Cottage Court-no min./30% max., House- 20% min/70% max.	Townhouse-no min./20% max., two-family-no min./30% max., Cottage Court-no min./30% max., House- 20% min/100% max.
Min. Lot Area	4,000 sf	4,000 sf
Min. Lot Width	40 ft	40 ft
Min. Setbacks – Front	15 ft. min./30 ft. max. build to	15 ft. min./30 ft. max. build to
– Rear	5 ft	10 ft
– Side	5 ft	5 ft
Secondary Street	10 ft. min./20 ft. max.	10 ft. min./20 ft. max.
Max. Lot Coverage	70% max.	70% max.
Max. Building Height	2.5 Stories	2 Stories
14.602 Zoning Districts		
East Parcel	TCMx (Town Center Mixed-Use)	SP- TCMx (East Parcel)
Uses Permitted	All uses permitted within the Town Center Mixed-Use zoning district are allowed.	<ul style="list-style-type: none"> - Self-storage - financial, consultive, admin. Services - general personal services - general retail
Min. Lot Area	8,750 sf	8,750 sf
Setbacks - Front	Primary - 0 ft. min. / 5 ft. max.	Primary - 0 ft. min. / 20 ft. max.
Primary Street	Secondary - 0 ft. min. / 5 ft. max.	Secondary - 0 ft. min. / 70 ft. max.
Secondary Street		
– Rear	5 ft min.	5 ft min.
– Side	5 ft min.	5 ft min.
Max. Building Height	3.5 Stories / 60 ft. max.	3 Stories / 40 ft. max.

Section / Item	Base Required	SP – Proposed
14.8 Development Standards		
Off-Street Parking & Loading – One-Family Dwelling	One space per dwelling	Two garage spaces per dwelling
14.805 Landscaping, Screening & Buffering		
Tree Preservation Plan	Required	Required at Site Plan
Tree Cover Requirements	Required	Required at Site Plan
14.806 Open Space		
14.806 Open Space	Park, Green, Greenway, or Square	Open Space requirements for the project shall be met in one area on the east parcel as a park space with amenities including a dog park
14.808 Building Design – Frontage	All lots shall abut a public street for at least 40 ft except that lots may abut a common open space if vehicular access is provided to the rear of the lot by an alley or drive aisle	All lots shall abut a public street for at least 40 ft except that lots may abut a common open space if vehicular access is provided to the rear of the lot by an alley or drive aisle



Building Envelope Facade Zone

ii. LOT

Lot Size by Type:	Width ^A	Depth ^D
Mixed-use/Commercial:	70 ft. min.	125 ft. min.
Live/Work Townhouse:	20 ft. min.	85 ft. min.
Lot Coverage:		
Impervious Surface:		90% max.

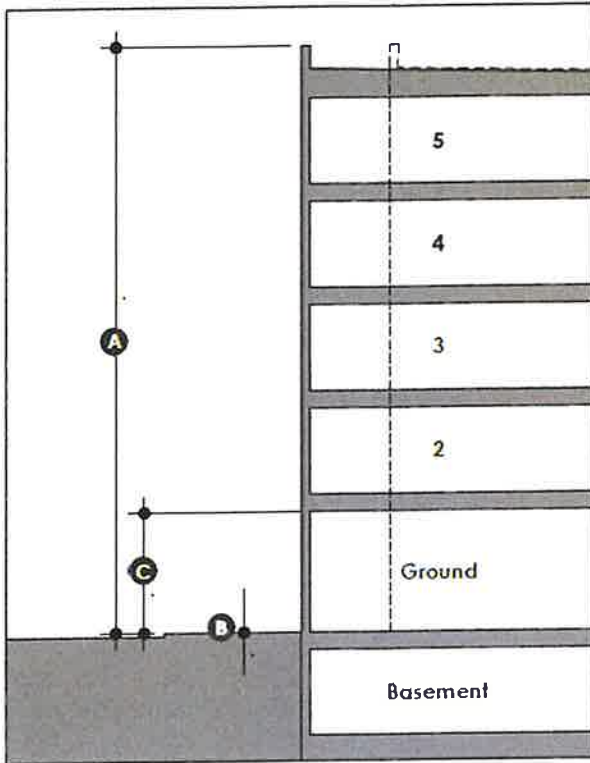
iii. PLACEMENT

Build-to Zone and other Setbacks (from Lot Line):

Principal Building:	
S. Hartmann/Leeville Build-to:	30 ft. min./80 ft. max. ^A
Primary Street/Front Build-to:	0 ft. min./20 ft. max. ^A
Secondary Street Build-to:	0 ft. min./70 ft. max. ^B
Front Facade within Build-to:	80% min.
Side Setback:	
Lot:	0 FT. min./end units 5 ft. min. ^C
Alley:	5 ft. min. ^D
Rear Setback:	5 ft. min. ^E
Accessory Building(s):	
Primary Street/Front Setback:	60 ft. min. ^A
Secondary Street Setback:	5 ft. min. ^B
Side Setback:	5 ft. min. ^C ^D
Rear Setback:	5 ft. min. ^E

Miscellaneous Placement Standards:

- a. A maximum of 15% of total first floor building frontages are permitted to front a usable open space type established in section 8.
- b. Private Frontage Types may vary from the setbacks above (see iv. Frontage Types/Encroachments).
- c. A 10 ft. min. pedestrian passage is required at 140 ft. intervals to connect rear parking areas with sidewalk. ^F



VI. FORM

Height:

Principal Building:
Airport Impact Zone:

- Stories: 3 max. **A**
- To eave/parapet: 40 FT. max.
- Overall: 40 FT. max.

All Other Areas:

- Stories: 5.5 max. **A**
- To eave/parapet: 60 FT. max.
- Overall: 80 FT. max.

Accessory Building:

Accessory Dwelling: NA

Other: 2 stories

Raised foundation: 0 FT. min. **B**

Ground floor ceiling: 10 FT. min. **B**

Upper floor ceiling(s): 8 FT. min. **C**

Articulation:

Building facades that face a street or open space shall not exceed 30 FT. in length without a building articulation

intended to minimize the mass of the building.

Transparency:

Building facades that face a street or open space shall have a minimum transparency for each story as described below and consisting of shopfronts, doors, windows, or a combination thereof*. Window and door glazing shall not be mirrored or heavily tinted to avoid obscuring visibility into the building.

- a. First story commercial uses shall have a minimum transparency of 60% on facades facing primary streets and 20% on facades facing secondary streets.
- b. First story residential uses shall have a minimum transparency of 20%.
- c. Upper stories shall have a minimum transparency of 15%.

* transparency may be achieved with facade materials other than glass that are detailed to provide the appearance of windows or doors.

Miscellaneous:

- a. Development within the Airport Impact Zone may be limited further by the Airport Overlay District (AP).
- b. Buildings shall step down one story in height when located less than 60 FT. from WU-SFAD areas.

VII. MISCELLANEOUS

a. Materials

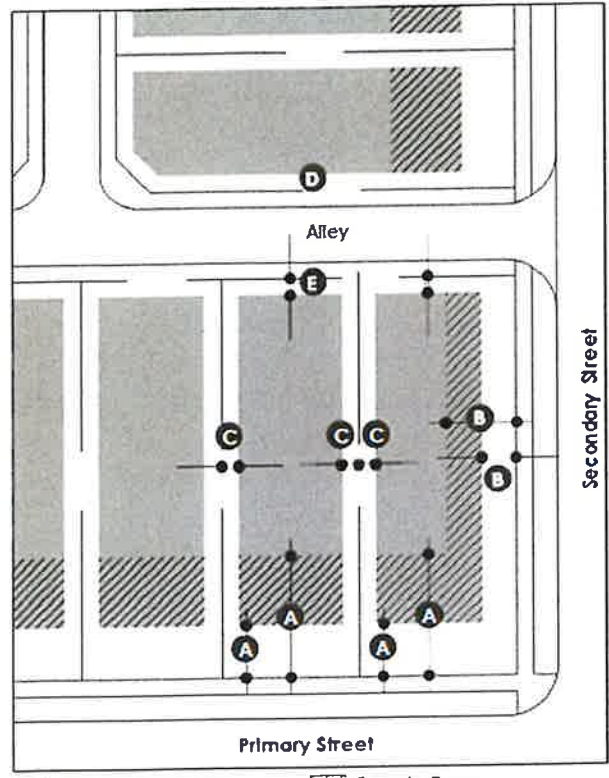
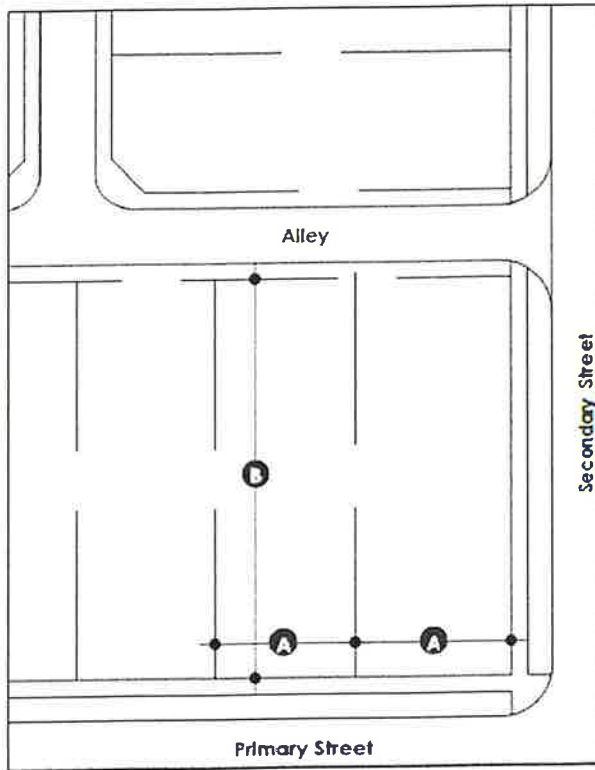
i. Primary Façade on White Oak Rd.

A minimum of 75% of the facade area, exclusive of openings, shall be brick, stone, cast stone, or stucco (EIFS*). A maximum of 25% of the facade area may be wood siding/shingles/trim, fiber cement siding/shingles/trim, composite siding, or EIFS (upper stories only).

ii. Secondary Façade

A minimum of 50% of the facade area, exclusive of openings, shall be brick veneer, stone veneer, cast stone, or stucco (EIFS*). A maximum of 50% of the facade area may be wood siding/shingles/trim, fiber cement siding/shingles/trim, composite siding, or EIFS (upper stories only).

* When EIFS material is used it shall not be closer than 2 ft. to the ground plane of the building.



Building Envelope Facade Zone

i. LOT

Lot Size by Type:	Width A	Depth B
Townhouse:	18 FT. min.	60 FT. min.
Townhouse Court:	100 FT. min.	100 FT. min.
Two-family House:	50 FT. min.	100 FT. min.
Cottage Court:	100 FT. min.	100 FT. min.
House:	40 FT. min.	100 FT. min.
ADU:	NA	NA

Lot Coverage:

Impervious Surface: 70% max.

Miscellaneous:

For Cottage/Townhouse Court Types the minimum lot size above is for developments that utilize horizontal property regime. Individual lots with a single dwelling unit may have a 30 FT. min. lot width and 60 FT. min. lot depth. for Cottage Courts and a 20 FT. min. lot width for and 60 FT. min. lot depth for Townhouse Courts.

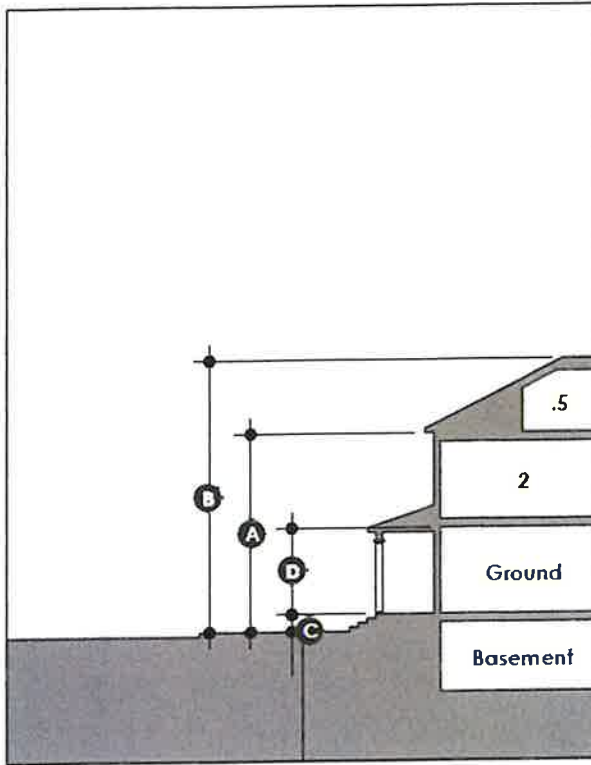
ii. PLACEMENT

Build-to Zone and other Setbacks (from Lot Line):

Principal Building:	
Primary Street/Front Build-to:	15 FT. min./30 FT. A
max. Secondary Street Build-to:	10 FT. min./20 FT. B
max. Front Facade within Build-to:	50% min.
Side Setback:	
Lot:	5 FT. min. C
Alley:	5 FT. min. D
Rear Setback:	
Lot:	5 FT. min. E
Accessory Building(s):	
Primary Street/Front Setback:	50 FT. min. A
Secondary Street Setback:	5 FT. min. B
Side Setback:	5 FT. min. C
Rear Setback:	5 FT. min. E

Miscellaneous:

- Single-family, Townhouse Courts or Cottage Courts** are permitted to have units that front open space, in the form of courtyards or open space.
- Cottage Court Types, front facades shall be 5 FT. min. and 15 FT. max. from edge of courtyard (including sidewalk) and 10 FT. min. between buildings.
- Private Frontage Types may vary from the setbacks above (see iii. Frontage Types/Encroachments).



a combination thereof. Window and door glazing shall not be mirrored or heavily tinted to avoid obscuring visibility into the building.

- a. First stories shall have a minimum transparency of 20%.
- b. Upper stories shall have a minimum transparency of 15%.

vi. MISCELLANEOUS

a. **Materials**

i. **Primary Facade**

A minimum of 85% of the facade area, exclusive of openings, shall be brick, stone, cast stone, or stucco (authentic), wood siding/shingles/trim, fiber cement siding/shingles/trim, or composite siding. A maximum of 15% of the facade area may be concrete block (split-faced/fluted), manufactured stone veneer siding, or architectural metal panels.

ii. **Secondary Facade**

A minimum of 75% of the facade area, exclusive of openings, shall be brick, stone, cast stone, or stucco (authentic), wood siding/shingles/trim, fiber cement siding/shingles/trim, or composite siding. A maximum of 25% of the facade area may be concrete block (split-faced/ fluted), manufactured stone veneer siding, or architectural metal panels.

v. FORM

Height:

Principal Building:

- Stories: **2 max.**
- To eave: 25 FT. max. **A**
- Overall: **35 FT. max.** **B**

Accessory Building:

- Accessory Dwelling: 2 stories max.
- Other: 1 story
- Ground floor above sidewalk: 1.5 FT. min. **C**
- Ground floor ceiling: 9 FT. min. **D**

Articulation:

Building facades that face a street or open space shall not exceed 40 FT. in length without a building articulation intended to minimize the mass of the building.

Transparency:

Building facades that face a street or open space shall have a minimum transparency for each story as described below and consisting of doors, windows, or

HYBRID SPECIFIC PLAN (SP)

BARTON VILLAGE NORTH SE

BARTONS CREEK ROAD LEBANON, TENNESSEE

INITIAL SUBMITTAL: 10/23/2025
 RESUBMITTAL: 12/16/2025
 RESUBMITTAL: 01/22/2026
 RESUBMITTAL: 02/13/2026

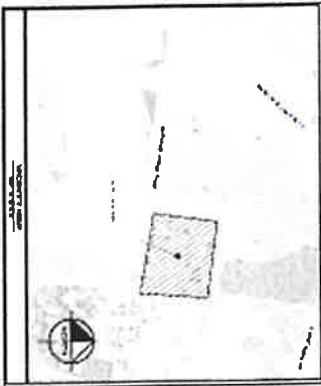
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NO.	DESCRIPTION
1	GENERAL NOTES
2	EXISTING UTILITIES
3	PROPOSED UTILITIES
4	PROPOSED DRIVEWAYS
5	PROPOSED DRIVEWAY
6	PROPOSED DRIVEWAY
7	PROPOSED DRIVEWAY
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15	PROPOSED DRIVEWAY
16	PROPOSED DRIVEWAY
17	PROPOSED DRIVEWAY
18	PROPOSED DRIVEWAY

SITE AVAILABILITY	
DATE	DESCRIPTION
10/23/2025	INITIAL SUBMITTAL
12/16/2025	RESUBMITTAL
01/22/2026	RESUBMITTAL
02/13/2026	RESUBMITTAL

EXISTING PROPERTY SUMMARY	
NO.	DESCRIPTION
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3	EXISTING DRIVEWAY
4	EXISTING DRIVEWAY
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16	EXISTING DRIVEWAY
17	EXISTING DRIVEWAY
18	EXISTING DRIVEWAY

GENERAL REQUIREMENTS	
NO.	DESCRIPTION
1	GENERAL REQUIREMENTS
2	GENERAL REQUIREMENTS
3	GENERAL REQUIREMENTS
4	GENERAL REQUIREMENTS
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14	GENERAL REQUIREMENTS
15	GENERAL REQUIREMENTS
16	GENERAL REQUIREMENTS
17	GENERAL REQUIREMENTS
18	GENERAL REQUIREMENTS

MULTI-SERVICES PER 2024 IBC	
NO.	DESCRIPTION
1	MULTI-SERVICES PER 2024 IBC
2	MULTI-SERVICES PER 2024 IBC
3	MULTI-SERVICES PER 2024 IBC
4	MULTI-SERVICES PER 2024 IBC
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16	MULTI-SERVICES PER 2024 IBC
17	MULTI-SERVICES PER 2024 IBC
18	MULTI-SERVICES PER 2024 IBC



MADE SUBJECT TO
 ALL ORDINANCES, REGULATIONS & ORDERS
 OF THE CITY OF LEBANON, TENNESSEE

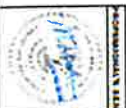
PROJECT DESIGN TEAM
 PROJECT MANAGER: [Name]
 DESIGNER: [Name]
 CHECKER: [Name]
 DATE: [Date]



SUNCREST
 810 FINNICK ROAD
 LEBANON, TENNESSEE 37090
 PHONE: 664-4444
 CONTACT: GENE VENTURA

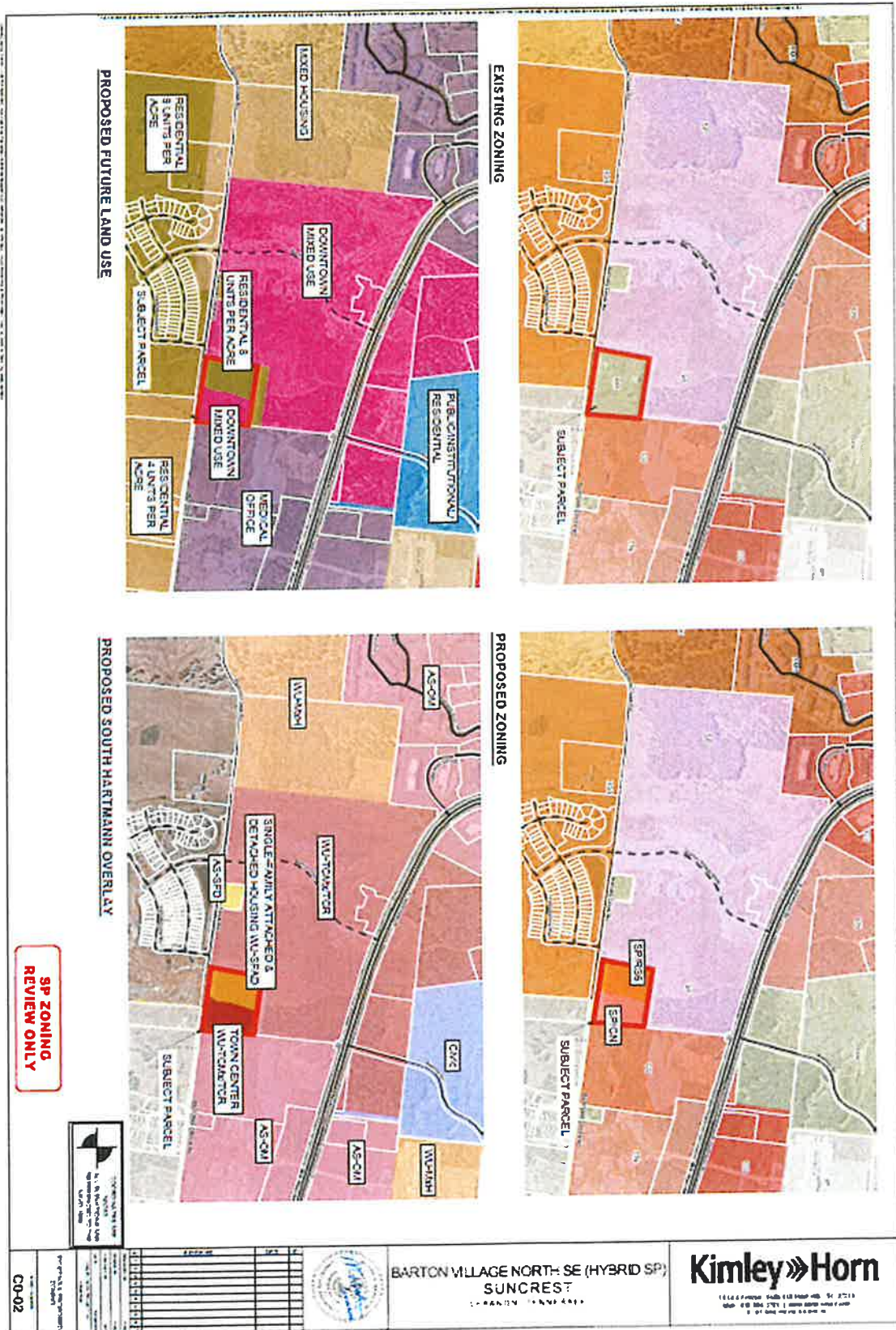


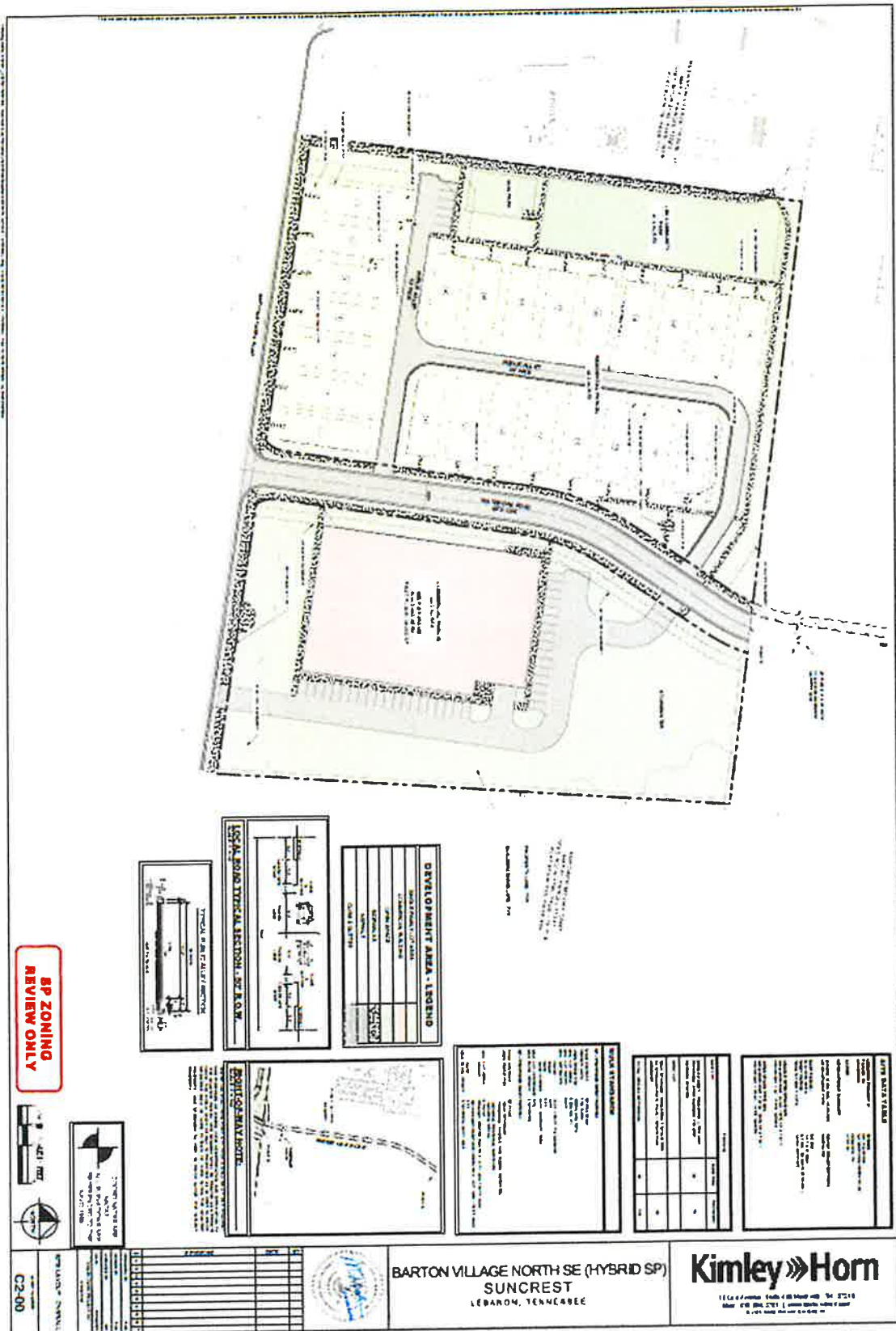
KIMLEY-HORN
 10 LISA AVENUE, SUITE 400, NASHVILLE, TN 37210
 WWW.KIMLEY-HORN.COM



REVISIONS	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	ISSUED FOR PERMIT
3	ISSUED FOR PERMIT
4	ISSUED FOR PERMIT
5	ISSUED FOR PERMIT
6	ISSUED FOR PERMIT
7	ISSUED FOR PERMIT
8	ISSUED FOR PERMIT
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12	ISSUED FOR PERMIT
13	ISSUED FOR PERMIT
14	ISSUED FOR PERMIT
15	ISSUED FOR PERMIT
16	ISSUED FOR PERMIT
17	ISSUED FOR PERMIT
18	ISSUED FOR PERMIT







**SP ZONING
REVIEW ONLY**

TYPICAL SECTION

LOCAL ROAD TYPICAL SECTION - SEE R.O.M.

DEVELOPMENT AREA - LEGEND

SYMBOL	DESCRIPTION
(Symbol)	EXISTING BUILDING
(Symbol)	NEW BUILDING
(Symbol)	EXISTING DRIVEWAY
(Symbol)	NEW DRIVEWAY
(Symbol)	EXISTING SIDEWALK
(Symbol)	NEW SIDEWALK
(Symbol)	EXISTING PAVEMENT
(Symbol)	NEW PAVEMENT
(Symbol)	EXISTING GRASS
(Symbol)	NEW GRASS
(Symbol)	EXISTING TREES
(Symbol)	NEW TREES
(Symbol)	EXISTING UTILITIES
(Symbol)	NEW UTILITIES

ENGINEER'S NOTE

1. THIS PLAN IS A PRELIMINARY PLAN AND IS SUBJECT TO THE APPROVAL OF THE LOCAL GOVERNMENT AND THE STATE DEPARTMENT OF TRANSPORTATION.

2. THE ENGINEER HAS CONDUCTED A VISUAL INSPECTION OF THE SITE AND HAS FOUND IT TO BE SUITABLE FOR THE PROPOSED DEVELOPMENT.

3. THE ENGINEER HAS CONDUCTED A VISUAL INSPECTION OF THE ADJACENT PROPERTIES AND HAS FOUND THEM TO BE SUITABLE FOR THE PROPOSED DEVELOPMENT.

4. THE ENGINEER HAS CONDUCTED A VISUAL INSPECTION OF THE LOCAL ROAD AND HAS FOUND IT TO BE SUITABLE FOR THE PROPOSED DEVELOPMENT.

5. THE ENGINEER HAS CONDUCTED A VISUAL INSPECTION OF THE STATE DEPARTMENT OF TRANSPORTATION AND HAS FOUND IT TO BE SUITABLE FOR THE PROPOSED DEVELOPMENT.

PROPOSED DEVELOPMENT

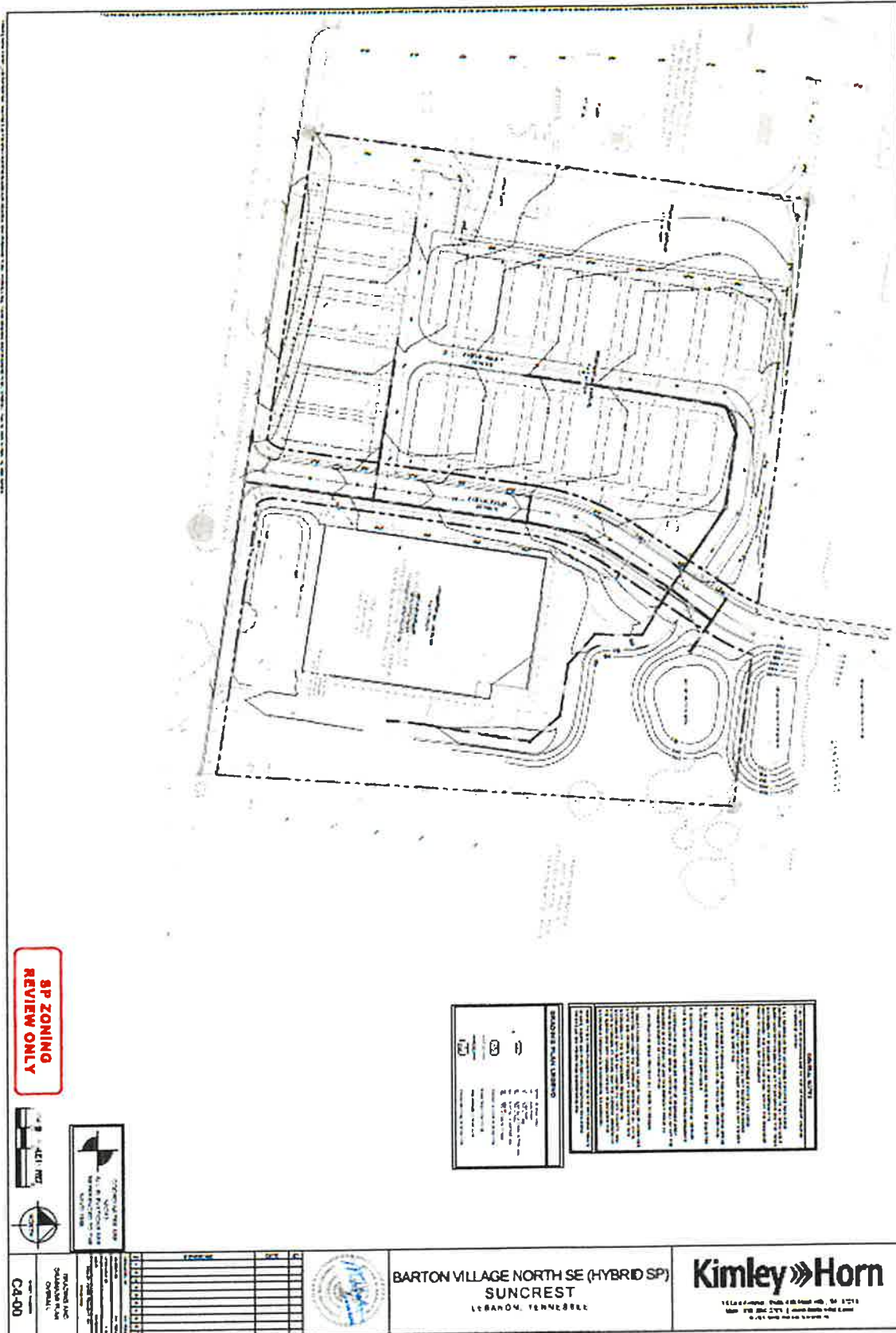
NO.	DESCRIPTION	AREA (SQ. FT.)
1	NEW BUILDING	10,000
2	NEW DRIVEWAY	500
3	NEW SIDEWALK	100
4	NEW PAVEMENT	20,000
5	NEW GRASS	10,000
6	NEW TREES	100
7	NEW UTILITIES	100

PROPOSED DEVELOPMENT

NO.	DESCRIPTION	AREA (SQ. FT.)
1	EXISTING BUILDING	10,000
2	EXISTING DRIVEWAY	500
3	EXISTING SIDEWALK	100
4	EXISTING PAVEMENT	20,000
5	EXISTING GRASS	10,000
6	EXISTING TREES	100
7	EXISTING UTILITIES	100

**BARTON VILLAGE NORTH SE (HYBRID SP)
SUNCREST
LEBANON, TENNESSEE**

Kimley»Horn
1110 1/2 Avenue South • Nashville, TN 37203
Main: 615-259-2741 • Fax: 615-259-2742
www.kimleyhorn.com



**SP ZONING
REVIEW ONLY**

GENERAL NOTES	
1.	ALL DIMENSIONS ARE IN FEET AND INCHES.
2.	ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
3.	ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
4.	ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
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9.	ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
10.	ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.

Scale: 1" = 40'-0"

PROJECT: BARTON VILLAGE NORTH SE (HYBRID SP) SUNCREST, LEBANON, TENNESSEE

DATE: 08/14/2018

BY: [Signature]

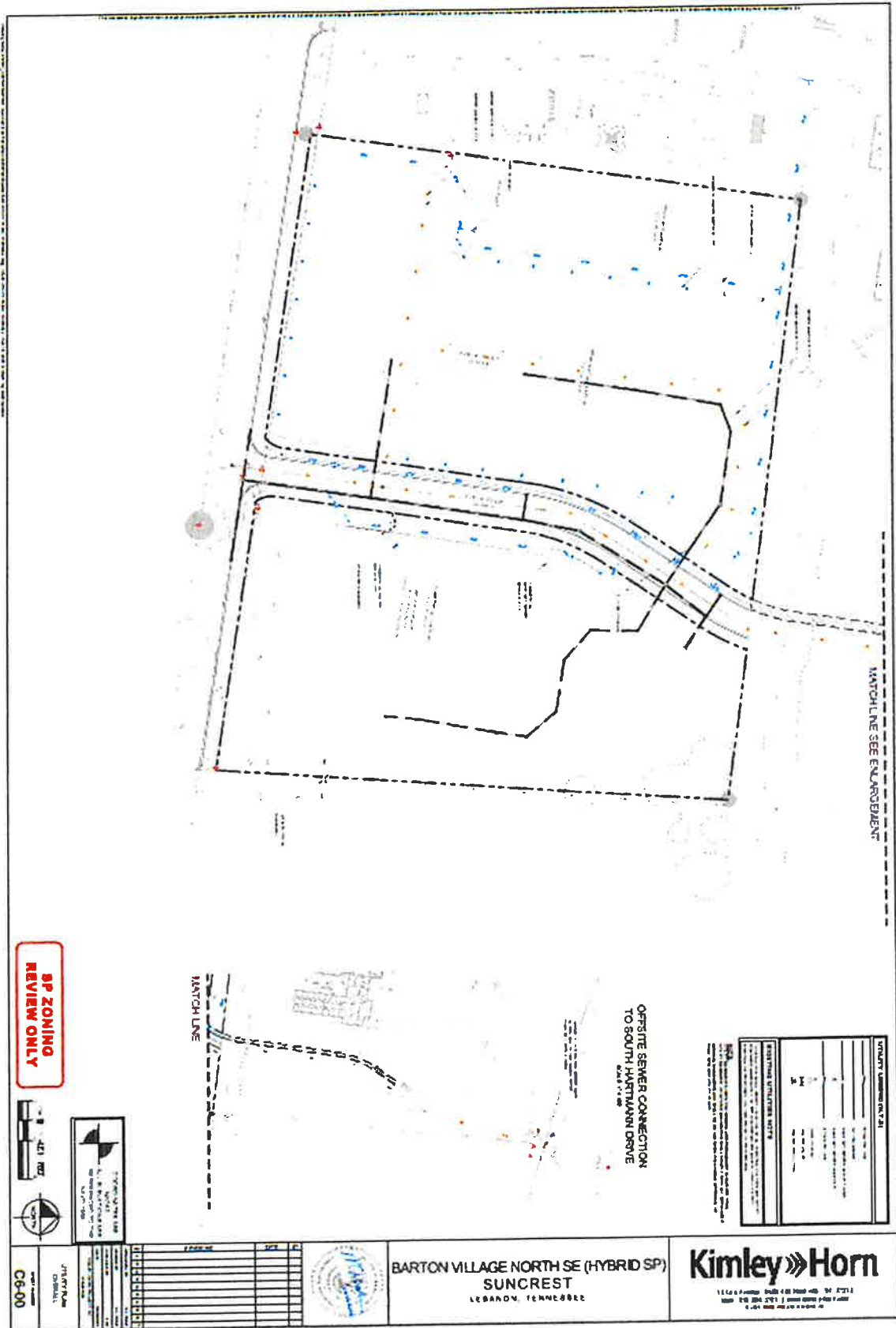
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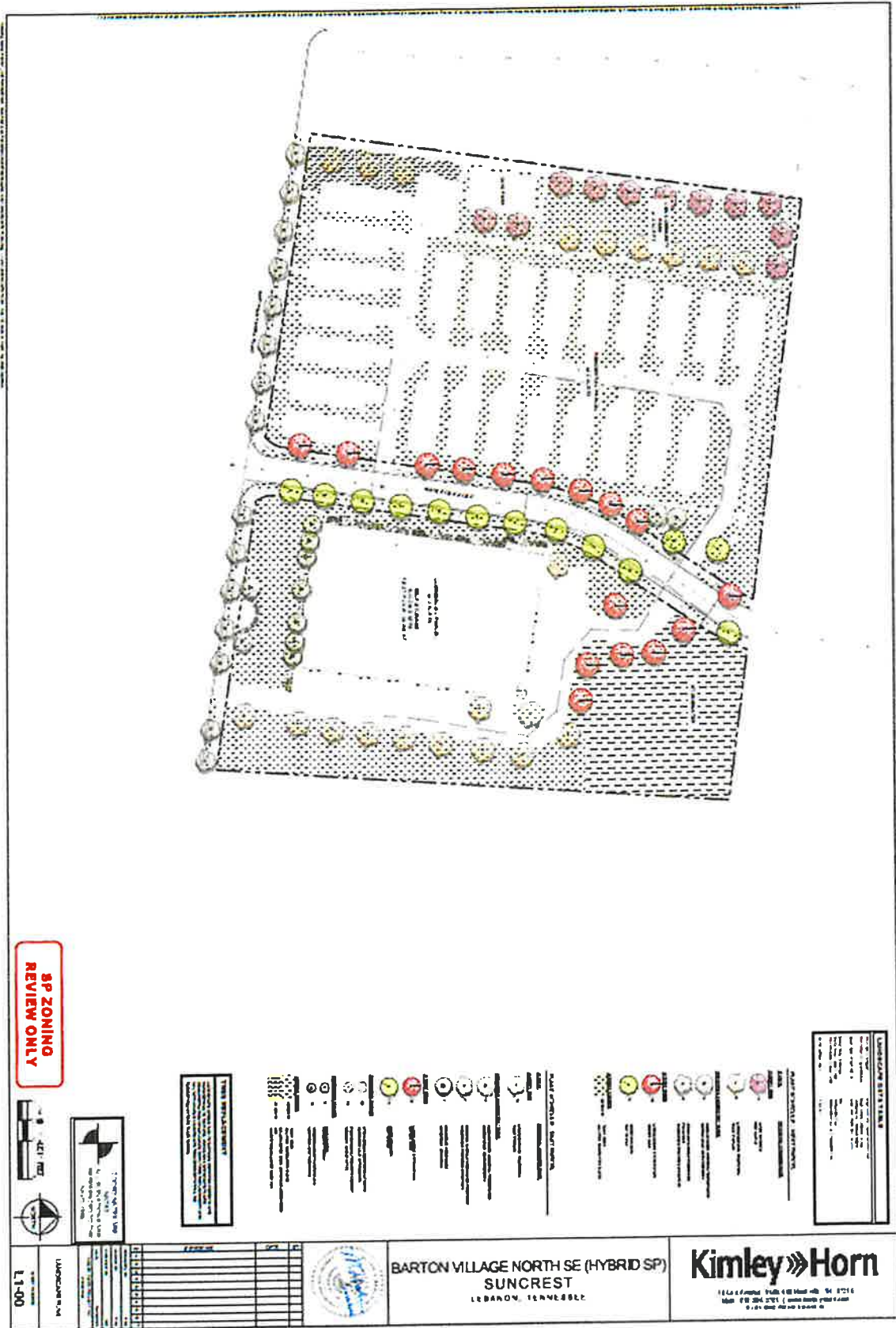
NO.	DESCRIPTION	DATE	STATUS
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2	REVISED		
3	REVISED		
4	REVISED		
5	REVISED		
6	REVISED		
7	REVISED		
8	REVISED		
9	REVISED		
10	REVISED		

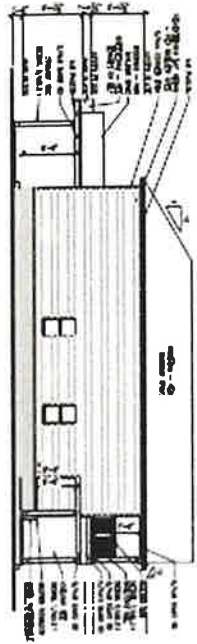
**BARTON VILLAGE NORTH SE (HYBRID SP)
SUNCREST
LEBANON, TENNESSEE**

Kimley»Horn

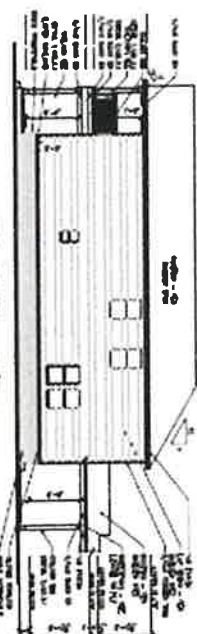
1111 North Main Street, Suite 400, Memphis, TN 38103
Phone: 901.326.2500 | Fax: 901.326.2501
www.kimleyhorn.com



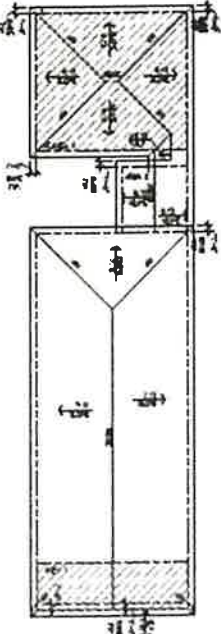




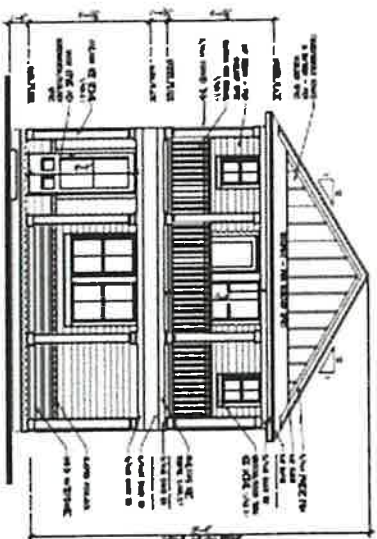
Left Elevation



Right Elevation



Rear Elevation



Front Elevation

Elevation - K

Roof Plan

1/8" = 1'-0" (SEE VIEW OF PLAN)

NOTES:
 1. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 2. FINISHES AND MATERIALS TO BE SPECIFIED IN THE SCHEDULES.
 3. ALL MATERIALS TO BE APPROVED BY THE ARCHITECT.
 4. ALL MATERIALS TO BE APPROVED BY THE ARCHITECT.

FINISH SCHEDULE	
NO.	FINISH
1	INTERIOR WALLS - PLASTER AND PAINT
2	INTERIOR CEILING - PLASTER AND PAINT
3	EXTERIOR WALLS - SIDING
4	EXTERIOR CEILING - SIDING
5	FLOORING - CARPET
6	PAINT - EXTERIOR
7	PAINT - INTERIOR
8	ROOFING - SHINGLES
9	TRIM - CASINGS
10	TRIM - DOORS
11	TRIM - WINDOWS
12	TRIM - PORCH
13	TRIM - STAIRS
14	TRIM - BATH
15	TRIM - KITCHEN
16	TRIM - HALL
17	TRIM - BEDROOM
18	TRIM - LIVING
19	TRIM - DINING
20	TRIM - BREAKFAST
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45	TRIM - LIVING
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56	TRIM - BREAKFAST
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69	TRIM - KITCHEN
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92	TRIM - BREAKFAST
93	TRIM - PORCH
94	TRIM - STAIRS
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96	TRIM - KITCHEN
97	TRIM - HALL
98	TRIM - BEDROOM
99	TRIM - LIVING
100	TRIM - DINING

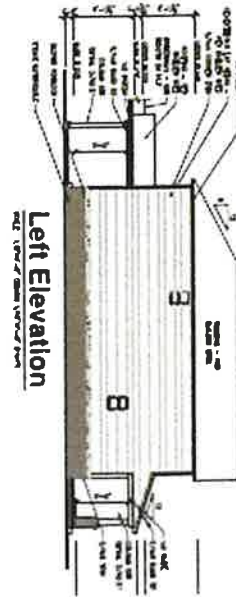
LUMBER CALCULATIONS	
ITEM	AMOUNT
2x4	100
2x6	50
2x8	20
2x10	10
2x12	5
4x4	2
4x6	1
4x8	1
4x10	1
4x12	1
6x6	1
6x8	1
6x10	1
6x12	1
8x8	1
8x10	1
8x12	1
10x10	1
10x12	1
12x12	1
TOTAL	170

GENERAL NOTES:
 1. ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE.
 2. FINISHES AND MATERIALS TO BE SPECIFIED IN THE SCHEDULES.
 3. ALL MATERIALS TO BE APPROVED BY THE ARCHITECT.
 4. ALL MATERIALS TO BE APPROVED BY THE ARCHITECT.

FINISH SCHEDULE	
NO.	FINISH
1	INTERIOR WALLS - PLASTER AND PAINT
2	INTERIOR CEILING - PLASTER AND PAINT
3	EXTERIOR WALLS - SIDING
4	EXTERIOR CEILING - SIDING
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9	TRIM - CASINGS
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13	TRIM - STAIRS
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44	TRIM - BEDROOM
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83	TRIM - BREAKFAST
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93	TRIM - PORCH
94	TRIM - STAIRS
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96	TRIM - KITCHEN
97	TRIM - HALL
98	TRIM - BEDROOM
99	TRIM - LIVING
100	TRIM - DINING

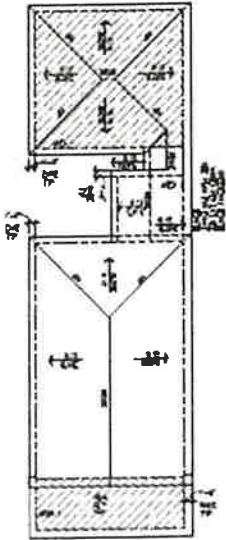
Barton Village North SE
 Branson -RH- One Story Hip Ga
 23' Bungalows - Detached
 Lebanon, Tn

A3.1JK



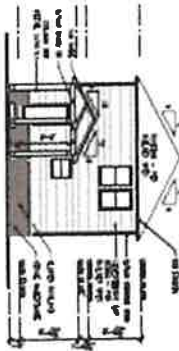
Left Elevation

Right Elevation



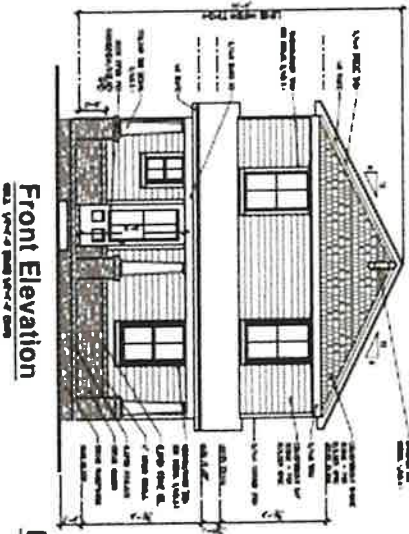
Roof Plan

Rear Elevation



AIR IN VENTILATION

NO.	DESCRIPTION	AREA	CFM	TYPE
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Front Elevation

Elevation - H

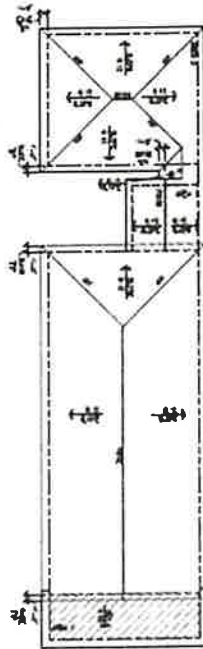
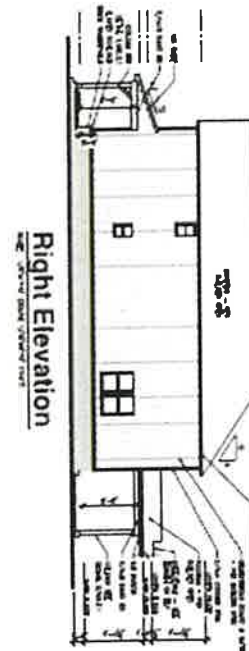
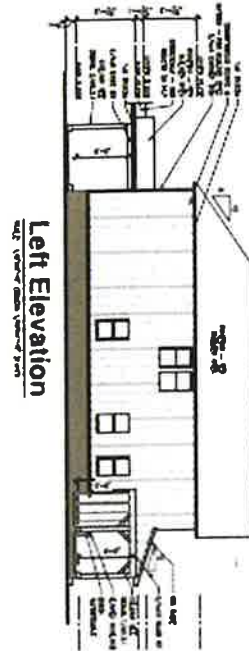
- CONSTRUCTION ASSUMPTIONS**
- 1. ALL EXTERIOR WALLS TO BE CONSTRUCTED WITH 8" CMU.
 - 2. ALL INTERIOR WALLS TO BE CONSTRUCTED WITH 5/8" GYP BOARD.
 - 3. ALL FLOORS TO BE CONSTRUCTED WITH 4" CONCRETE ON 2" GYP BOARD.
 - 4. ALL ROOFS TO BE CONSTRUCTED WITH 2" GYP BOARD ON 2" X 4" RAFTERS.
 - 5. ALL CEILING TO BE CONSTRUCTED WITH 5/8" GYP BOARD.
 - 6. ALL WINDOWS TO BE CONSTRUCTED WITH 2" X 4" RAFTERS.
 - 7. ALL DOORS TO BE CONSTRUCTED WITH 2" X 4" RAFTERS.
 - 8. ALL PORCHES TO BE CONSTRUCTED WITH 4" CONCRETE ON 2" GYP BOARD.
 - 9. ALL STAIRS TO BE CONSTRUCTED WITH 4" CONCRETE ON 2" GYP BOARD.
 - 10. ALL CHIMNEYS TO BE CONSTRUCTED WITH 8" CMU.
 - 11. ALL GUTTERS TO BE CONSTRUCTED WITH 4" ALUMINUM.
 - 12. ALL SIDING TO BE CONSTRUCTED WITH 1/2" GYP BOARD.
 - 13. ALL SHINGLES TO BE CONSTRUCTED WITH 30 YEAR WARRANTY SHINGLES.
 - 14. ALL PAINT TO BE CONSTRUCTED WITH 100% ACRYLIC PAINT.
 - 15. ALL TRIM TO BE CONSTRUCTED WITH 1/2" GYP BOARD.
 - 16. ALL LIGHT FIXTURES TO BE CONSTRUCTED WITH 1/2" GYP BOARD.
 - 17. ALL ELECTRICAL TO BE CONSTRUCTED WITH 1/2" GYP BOARD.
 - 18. ALL PLUMBING TO BE CONSTRUCTED WITH 1/2" GYP BOARD.
 - 19. ALL MECHANICAL TO BE CONSTRUCTED WITH 1/2" GYP BOARD.
 - 20. ALL FINISHES TO BE CONSTRUCTED WITH 1/2" GYP BOARD.

GENERAL EXTERIOR MATERIALS

NO.	DESCRIPTION	AREA	CFM	TYPE
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Age North SE
One Story Hip Ga.
Detached

A3.1.1H



NOTE: SECTION A-A, PARTS OF JOINTS TO ILLUSTRATE DESIGN, STRUCTURE AND CLASSIFICATION. FINISHES INDICATED BY SHADING. SHOWS FINISHES TO BE USED IN CONNECTION WITH THIS DESIGN. MATERIALS AND METHODS TO BE USED IN CONNECTION WITH THIS DESIGN.

NO.	DESCRIPTION	AMOUNT	UNIT
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Elevation - F

DATE: 11/11/11

GENERAL NOTES:

1. ALL WORK TO BE ACCORDING TO THE LATEST EDITIONS OF THE BUILDING CODES AND SPECIFICATIONS.
2. ALL MATERIALS TO BE APPROVED BY THE ARCHITECT.
3. ALL WORK TO BE ACCORDING TO THE LATEST EDITIONS OF THE BUILDING CODES AND SPECIFICATIONS.
4. ALL WORK TO BE ACCORDING TO THE LATEST EDITIONS OF THE BUILDING CODES AND SPECIFICATIONS.
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10. ALL WORK TO BE ACCORDING TO THE LATEST EDITIONS OF THE BUILDING CODES AND SPECIFICATIONS.

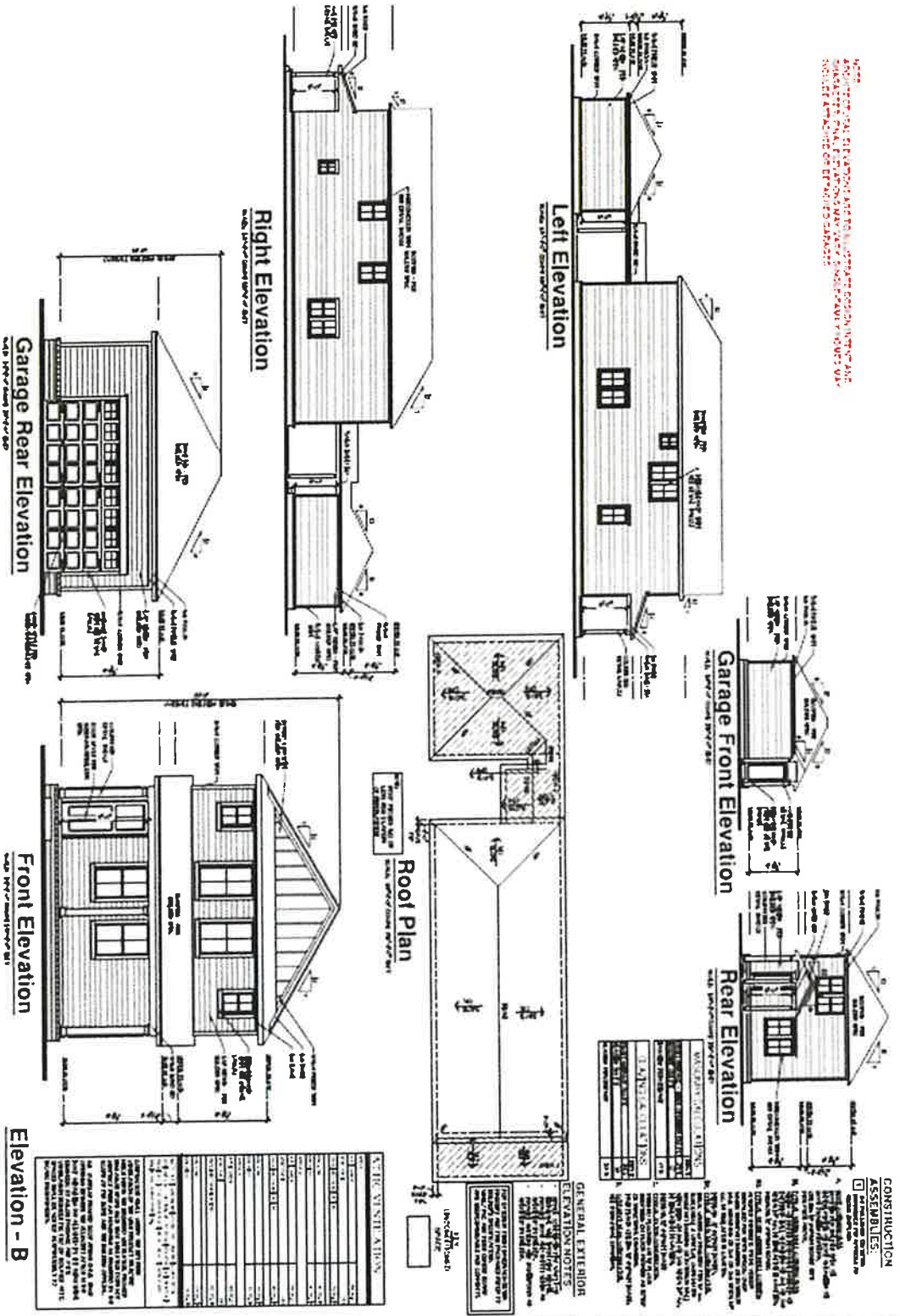
GENERAL NOTES:

1. ALL WORK TO BE ACCORDING TO THE LATEST EDITIONS OF THE BUILDING CODES AND SPECIFICATIONS.
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10. ALL WORK TO BE ACCORDING TO THE LATEST EDITIONS OF THE BUILDING CODES AND SPECIFICATIONS.

NO.	DESCRIPTION	AMOUNT	UNIT
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**Barton Village North SE
Hastings-RH-One Story Hip Ga**
23' Bungalows - Detached
Lebanon, Tn

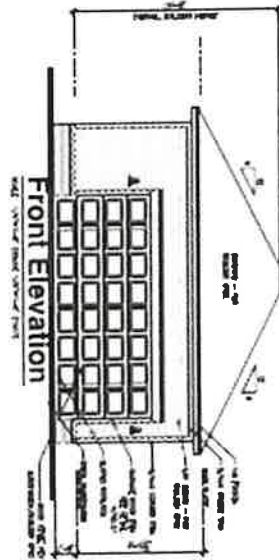
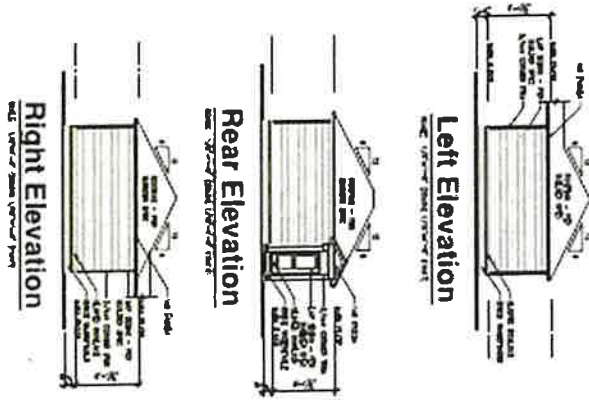
ALL DIMENSIONS UNLESS OTHERWISE SPECIFIED ARE IN FEET AND INCHES. DIMENSIONS SHOWN IN RED INDICATE AMENDMENTS TO ORIGINAL DRAWING.



Barton Village North SE
Poplar Farms
23' Bungalows - Detached
Lebanon, Tn

A3.1.1B

NOTE: ARCHITECTURAL DRAWINGS ARE TO ILLUSTRATE DESIGN. ITEMS ARE QUANTITIES. FINAL ESTIMATE WILL VARY. CONSULT ARCHITECT FOR MORE DETAILED INFORMATION.



Detached Garage

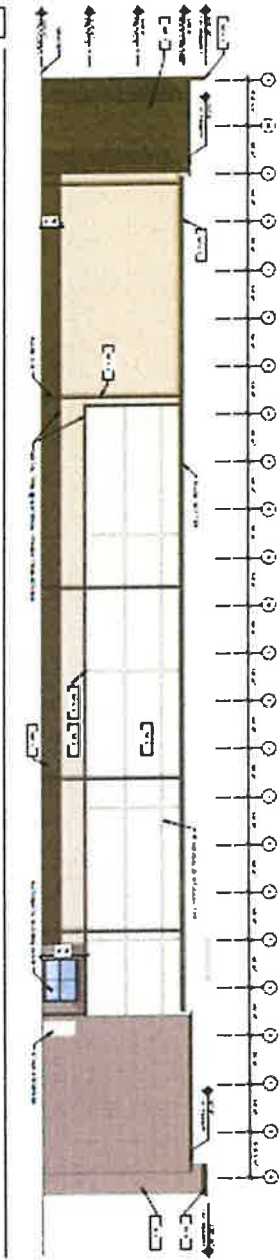
NO.	DESCRIPTION	QTY.	UNIT	PRICE	TOTAL
1	CONCRETE				
2	WOOD				
3	ROOFING				
4	GLASS				
5	PAINT				
6	LABOR				
7	PERMITS				
8	INSULATION				
9	FINISHES				
10	SEALANT				
11	FOUNDATION				
12	FOUNDATION				
13	FOUNDATION				
14	FOUNDATION				
15	FOUNDATION				
16	FOUNDATION				
17	FOUNDATION				
18	FOUNDATION				
19	FOUNDATION				
20	FOUNDATION				
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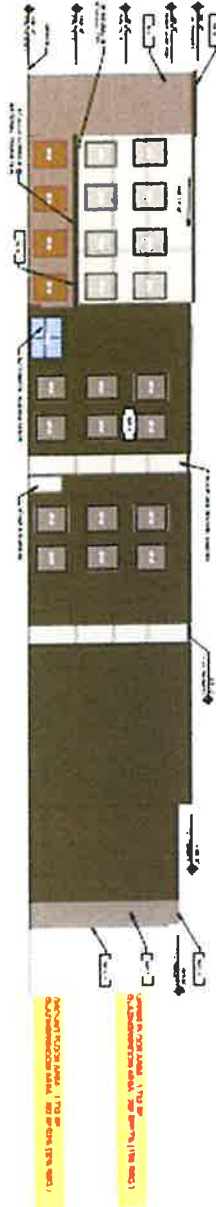
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A2.1

2 EAST BUILDING ELEVATION



1 SOUTH BUILDING ELEVATION (SEE CONQUANT HORIZONTAL)



MATERIAL LEGEND

	1. Concrete		2. Brick
	3. Stone		4. Glass
	5. Wood		6. Metal
	7. Paint		8. Other

IRA
Interior Architecture

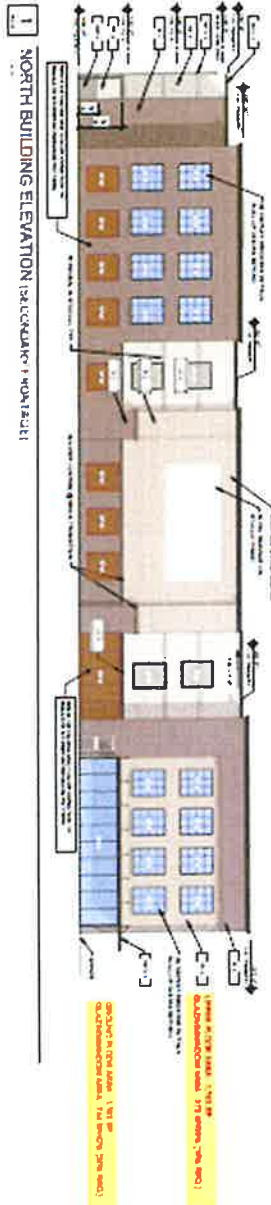
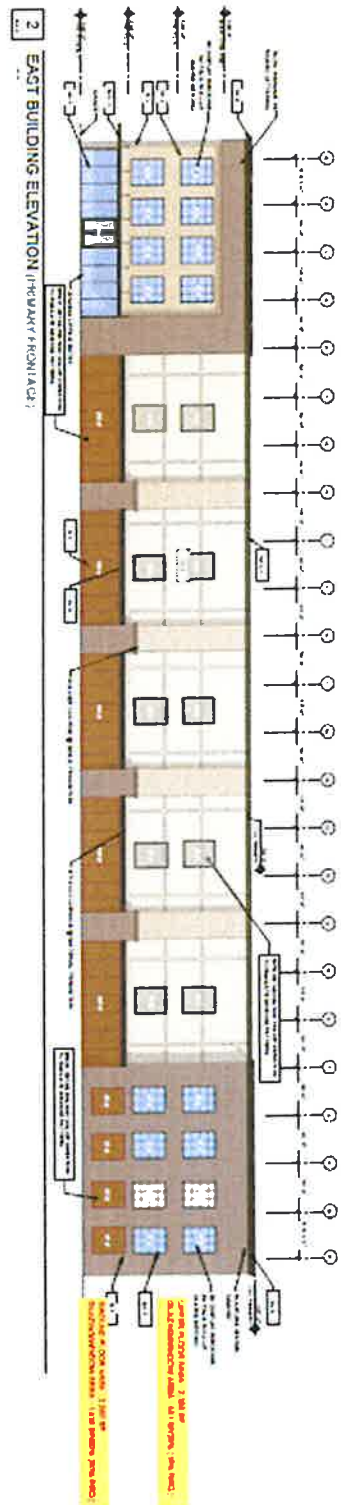
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SECTION 1



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SLEF-STORAGE

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MAIN STREET MEDIA OF TN
PO Box 5009
Lebanon, TN 37088 US
6154446008
accounting@mainstreetmediatn.com

MAIN STREET MEDIA
OF TENNESSEE

BILL TO
City of Lebanon (1)
Planning Office/TONYA
JONES
200 Castle Hts Ave. N.
Lebanon, TN 37087

INVOICE # 492029675
DATE 02/04/2026
DUE DATE 03/01/2026
TERMS Due on receipt

SALES REP
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WILSON

Legal Advertising:Legal Advertising
Legal Advertising 26-7358
Rezone Bartons village WP 2-4

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PUBLIC NOTICE

In reference to Ordinance No. 26-7358, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed rezoning approval for about 7.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 122) from RPO-Rural Preservation/Open Space to Barton Village North SE Hybrid Specific Plan in the South Hartmann Overlay in Ward 3. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

STATE OF TENNESSEE

County of Wilson

Personally appeared before me,

Shelley K. Satterfield

A Notary Public of Tennessee,
Dave Gould, who being first duly
sworn, made oath that he is President
of *The Wilson Post*, a newspaper, and
that the hereto attached publication
appeared in the same on the

02-04-2026

Dave Gould

Dave Gould, President

Subscribed and sworn to before me
on the date of:

01-28-2026

Shelley K Satterfield

Notary Public, Shelley K. Satterfield



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IN THE GENERAL SESSIONS COURT FOR WILSON COUNTY TENNESSEE AT LEBANON
NOBLE LANDSCAPING AND CONSTRUCTION
Plant, Mats

MATT BLYTHE
Defendant
CASE NO. 2025-CV-3835
AMENDED ORDER FOR PUBLICATION
This cause came on to be heard on the 21st day of October 2025, upon Motion for Order of Publication filed on behalf of the Plaintiff, NOBLE LANDSCAPING AND CONSTRUCTION.

Based upon the Motion, Affidavit and other facts, and the entire record in this cause, it is hereby ORDERED, ADJUDGED, AND DECREED as follows:
1. The whereabouts of the Defendant, MATT BLYTHE, an unknown and evasive, him cannot be personally served with process.

2. All reasonable efforts have been made to serve the Defendant with regularity of mail and personal attempts and efforts to find other addresses for the Defendant as set forth in the Affidavit of Reasonable Efforts previously filed with this Honorable Court.
3. No contact has been made with Mr. Blythe or any attorney on Mr. Blythe's behalf.

4. The Defendant's whereabouts are unknown and cannot be ascertained from the testimony of counsel for Plaintiff as evidenced in the Affidavit.
5. Publication shall be made for four (4) consecutive weeks in the Wilson Post (Main Street News), a newspaper published in Wilson County, Tennessee.

NOTICE OF TRUSTEES FORECLOSURE SALE
Sale at public auction will be on February 16, 2026 at 10:00PM, local time, inside the Main Entrance of the Wilson County Courthouse, 208 E. Main Street, Lebanon, TN 37087.

of the property is believed to be 4471 S Mount Juliet Road, Hemet, TN 37076, but such address is not part of the legal description of the property. In the event of any discrepancy, the legal description herein shall control.
Map/Parcel Number: 119 05800 000000

Current owner(s) of the property: John Gary DuBois and Sharon DuBois
This sale is subject to all matters shown on any applicable recorded Plat or Plan, and unpaid taxes and assessments; any restrictive covenants, easements or servitudes that may be applicable; rights of redemption, equity, statutory or otherwise, not otherwise waived in the Deed of trust, including right of redemption of any governmental agency, state or federal, and any and all prior deeds of trust, bank, state, assessment, encumbrances, defects, adverse claims and other matters that may claim priority over the deed of trust upon which this foreclosure sale is conducted or are not extinguished by this foreclosure sale.

THE PROPERTY IS SOLD WITHOUT ANY REPRESENTATIONS OR WARRANTIES EXPRESSED OR IMPLIED RELATING TO TITLE, POSSESSION, QUIET ENJOYMENT OR THE LIKE AND FITNESS FOR A GENERAL OR PARTICULAR USE OR PURPOSE. This sale is believed to be good, but the undersigned will sell and convey only as Trustee.
The right is reserved to allow the sale to another time or location, without further publication upon announcement on the day, time, and place of sale set forth above or any subsequent announcement. Any time placed on sale, if you purchase the property at the foreclosure sale, the entire purchase price is due and payable at the time of sale. All personal items made payable to or endorsed to Bell Community Bank & Trust, LLC, no personal checks will be accepted.

NOTICE TO CREDITORS
ESTATE OF MARLENE CARTER ROLLINS
CASE NO. 2026PR16
Notice is hereby given that on the 28 day of January 2026, Letters Testamentary with respect to the estate of MARLENE CARTER ROLLINS deceased, who died March 28, 2025 were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred (A) Four (4) months from the date of the first publication of this notice of this notice to creditors at least sixty (60) days before the date of the first publication (B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of the notice less than sixty (60) days prior to the date of the first publication in (1) or (2) Twelve (12) months from the decedent's date of death.

PUBLIC NOTICE
In reference to Ordinance No. 26-7356, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed for future land use plan amendment approval for about 1.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 122) from FLH4-Residential 4 Units Per Acre to FLH8-Residential 8 Units Per Acre to ODU-Downtown Mixed Use and FLH8-Residential 8 Units Per Acre in Ward 3. The public hearing for the proposed amendment and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahl at 444-3647 x2304. The public is welcome to attend.

Trustee
338 Heyward Street, 2nd Floor
Columbia, TN 37201
PH: (603) 509-5078
FX: (603) 701-9145
File No: 26-0113

Notice is hereby given that on the 21st day of January 2026, Letters Testamentary with respect to the estate of REX ADAMS deceased, who died August 16, 2025 were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred (A) Four (4) months from the date of the first publication of this notice of this notice to creditors at least sixty (60) days before the date of the first publication (B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of the notice less than sixty (60) days prior to the date of the first publication in (1) or (2) Twelve (12) months from the decedent's date of death.

NOTICE TO CREDITORS
ESTATE OF JANET SUE BASFORD
CASE NO. 2026PR27
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ESTATE OF MARLENE CARTER ROLLINS
CASE NO. 2026PR16
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CASE NO. 2026PR38
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Trustee
338 Heyward Street, 2nd Floor
Columbia, TN 37201
PH: (603) 509-5078
FX: (603) 701-9145
File No: 26-0113

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CASE NO. 2026PR39
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Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

NOTICE OF PUBLIC HEARING
2026 ANNUAL AGENCY PLAN
2026 RAD AMENDMENT AND 5-YEAR CFP ACTION PLAN
LEBANON HOUSING AUTHORITY
Notice is hereby given to the residents of the Lebanon Housing Authority, and all persons interested, that the Housing Authority is required by the U.S. Department of Housing and Urban Development, under the Housing Act of 1954, and the Housing and Community Development Act of 1974 (HUD), and Section 511 of the Quality Housing and Work Responsibility Act of 1998 (IHLRA) to submit a Public Housing 2026 Annual Agency Plan, Rental Assistance Demonstration (RAD) Amendment, and 2026-2030 5-Year Capital Fund Action Plan.
The Annual Agency Plan provides details about the Housing Authority's proposed development plans, and any administration and operational policy changes. The 5-Year Capital Fund Action Plan lists the major proposed capital improvement plans for the next five fiscal years. The 2026 RAD Amendment defines the definition of substantial deviations from the Annual Agency Plan and addresses all HUD-required elements of the Program.
Prior to submission of these documents to HUD, we are soliciting comments. We will be conducting a Public Hearing on Thursday, March 19, 2026 at 2:00 p.m., at the Lebanon Housing Authority, 49 Lake Street, Lebanon, Tennessee, to discuss the proposed plans.
If you are unable to attend the meeting, you may submit written comments regarding the proposed plans to Mr. Patrick Johnson, Executive Director, Lebanon Housing Authority, 49 Upton Heights, Lebanon TN 37087. Written comments will be received through March 19, 2026.

PUBLIC NOTICE
In reference to Ordinance No. 26-7355, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed for future land use plan amendment approval for about 0.67 acres at 4517 Highway 109 N (Tax Map 48 Parcel 47.04) from FLH3-Residential 3 Units Per Acre to CMO-Civic Office/Professional Office in Ward 4. The public hearing for the proposed amendment and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahl at 444-3647 x2304. The public is welcome to attend.

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PUBLIC NOTICE
In reference to Ordinance No. 26-7353, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed for future land use plan amendment approval for about 10.82 acres at unaddressed properties on Central Pike (Tax Map 101 Parcels 26.01 & 26.06) from RPD-Rural Preservation/Open Space to I-Light Industrial in the Urban Growth Boundary. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahl at 444-3647 x2304. The public is welcome to attend.

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PUBLIC NOTICE
In reference to Ordinance No. 26-7358, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed for future land use plan amendment approval for about 7.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 121) from RPD-Rural Preservation/Open Space to Barton Village North SE Hybrid Specific Plan in the South Hartmann Overlay in Ward 3. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahl at 444-3647 x2304. The public is welcome to attend.

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PUBLIC NOTICE
In reference to Ordinance No. 26-7354, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed for future land use plan amendment approval for about 17.78 acres at 478 and unaddressed W Old Laguarda Road (Tax Map 48 Parcel 58.07 & Map 55 Parcel 35.01) from FLH2-Residential 2 Units Per Acre to FLH18-Residential 16 Units Per Acre in the Urban Growth Boundary. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahl at 444-3647 x2304. The public is welcome to attend.

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ZONING ORDINANCE 26-7359

AN ORDINANCE TO AMEND THE OFFICIAL ZONING ATLAS OF THE CITY OF LEBANON, TENNESSEE, BY AMENDING REGULATIONS WITHIN THE LEEVILLE PIKE COMMERCIAL SPECIFIC PLAN FOR ABOUT 5.47 ACRES AT 6050 LEEVILLE PIKE IN WARD 4

WHEREAS, the City of Lebanon desires to amend the official zoning atlas of the city; and

WHEREAS, a request was made by the property owner to amend regulations within the Leeville Pike Commercial Specific Plan for about 5.47 acres at 6050 Leeville Pike (Tax Map 79 Parcel 51.15); and

WHEREAS, the City of Lebanon believes that such amendment will promote, protect and facilitate the public health, safety and welfare of the community through coordinated and practical land use and land development for the betterment of Lebanon’s population; and

WHEREAS, the Lebanon Municipal Regional Planning Commission recommended approval of the amendment to the Leeville Pike Commercial SP to the Mayor and City Council by a vote of 9-0 at the February 9, 2026 Special-Called Meeting.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. That regulations amended in the Leeville Pike Commercial Specific Plan for about 5.47 acres at 6050 Leeville Pike (Tax Map 79 Parcel 51.15) as follows, as part of the official City of Lebanon Zoning Ordinance (Exhibit A).

Section 2. That all Ordinances in conflict herewith are repealed to the extent of said conflict.

Section 3. That this Ordinance shall take effect from and after its passage on final reading, the public welfare requiring it.

Notice of the Public Hearing was published in the Wilson Post on February 4, 2026.

The Public Hearing was held at 5:55 PM in the City Council Chambers on _____.

Attest:

Approved:

Commissioner of Finance & Revenue

Mayor

Approved as to Form:

Passed first reading: _____.

City Attorney

Passed second reading: _____.



Legend

-  Leavenworth City Limit
-  City Street
-  County
-  Future-Proposed Street
-  Interstate
-  Private Street
-  Ramp
-  State Route

AERIAL

Leeville Pike Commercial Specific Plan
SP Amendment
6050 Leeville Pike



Exhibit A

Signage

- BUILDING WALL SIGNS, internally illuminated per code, shall have a maximum depth of 1 foot and a maximum area of 160 SF each. (Raceway or Remount Mount). The Number of wall signs on 4 exterior walls not to exceed 14.
- Wall signs shall not extend above roof eaves on a sloped roof or above the parapet on flat roofs.
- INTERSTATE WALL SIGNS, internally illuminated per code, shall have a maximum depth of 1 foot and a maximum area of 160 SF each. (Raceway or Remount Mount).
- The Number of INTERSTATE WALL SIGNS not to exceed 14.
- INTERSTATE WALL SIGNS must be consistent with those materials used on main building before mounting signs.
- Other signage not listed here shall follow the signage code in place at time of signage installation.

MAIN STREET MEDIA OF TN
PO Box 5009
Lebanon, TN 37088 US
6154446008
accounting@mainstreetmediatn.com

MAIN STREET MEDIA
OF TENNESSEE

BILL TO
City of Lebanon (1)
Planning Office/TONYA
JONES
200 Castle Hts Ave. N.
Lebanon, TN 37087

INVOICE # 492029676
DATE 02/04/2026
DUE DATE 03/01/2026
TERMS Due on receipt

SALES REP
LP

PUBLICATION
WILSON

Legal Advertising:Legal Advertising Legal Advertising 26-7359 SP Ammend Leeville Pike WP 2-4	1	103.50	103.50
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Please make your check payable to Main Street Media--NEW REMIT ADDRESS is PO BOX 5009, LEBANON, TN 37088

Cost of Publication

\$

103.50

PUBLIC NOTICE

In reference to Ordinance No. 26-7359, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed SP amendment approval for about 5.47 acres at 6050 Leeville Pike (Tax Map 79 Parcel 51.15) zoned Leeville Pike Commercial Specific Plan in Ward 4. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

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STATE OF TENNESSEE

County of Wilson

Personally appeared before me,

Shelley K. Satterfield

A Notary Public of Tennessee,
Dave Gould, who being first duly
sworn, made oath that he is President
of *The Wilson Post*, a newspaper, and
that the hereto attached publication
appeared in the same on the

02-04-2026

Dave Gould

Dave Gould, President

Subscribed and sworn to before me
on the date of:

01-28-2026

Shelley K. Satterfield

Notary Public, Shelley K. Satterfield



RESOLUTION NO. 26-2818

A RESOLUTION ADOPTING A PLAN OF SERVICES FOR THE ANNEXATION AT 1544 RUTLEDGE LANE (TAX MAP 59 PARCEL 17.01) TO BE ADDED TO WARD 1

WHEREAS, TCA 6-51-102, as amended, requires that a plan of services be adopted by the governing body prior to passage of an ordinance annexing any territory; and

WHEREAS, the plan of services shall be reasonable with respect to the scope of services to be provided and the timing of the services; and

WHEREAS, before the adoption of the plan of services, a municipality shall hold a public hearing; and

WHEREAS, the Lebanon Municipal Regional Planning Commission recommended approval of this Plan of Services to the Mayor and City Council by a vote of 9-0 at the February 9, 2026 Special Called Meeting.

NOW, THEREFORE, BE IT RESOLVED by the City of Lebanon, Tennessee, as follows:

Section 1. Pursuant to the provisions of Section 6-51-102, Tennessee Code Annotated, there is hereby adopted for the area bounded as described in the legal description section and attached maps of the plan of services:

March 17, 2026

1544 RUTLEDGE LANE

CITY OF LEBANON, TENNESSEE

The City of Lebanon, Tennessee, is pursuing the annexation of about 5.04 acres at 1544 Rutledge Lane as described in this report, along with a corresponding plan of services and zoning plan for the area. The area is inside the existing Urban Growth Boundary (UGB). This annexation is proposed to take place in 2026.

This report begins with a brief overview of the annexation process and the requests by the landowners for annexation. The report then turns to a proposed Plan of Services (POS) for the annexation area. The services described are those that would be necessary for the City to provide under Tennessee law. This area is proposed to receive City services in accordance with the POS.

Introduction

Public Chapter 1101 (PC 1101), adopted as Tennessee law in 1998, required cities to work cooperatively with other local governments to determine an Urban Growth Boundary (UGB) in which annexations could occur. Lebanon can annex property within its UGB by ordinance.

PC 1101 Section 19 requires a "Plan of Services" (POS) prior to annexation and a Plan of Services must include: police and fire protection; water, electrical, and sanitary sewer services; solid waste collection; road and street construction and repair; recreational facilities and programs; street lighting; and zoning services. Public Chapter 225 adopted by the Tennessee General Assembly and signed by Governor Bredesen on June 2, 2003, amended TCA 6-51-102 to include impact on school attendance zones.

The owners of the properties at 1544 Rutledge Lane have asked the City of Lebanon to consider annexing their property.

CITY OF LEBANON, TENNESSEE

Planning Commission Application General Information & Signature Pages



Title of Project Annexation of the George & Elizabeth Johnson Property
 Street Location 1544 Rutledge Lane, Lebanon, TN 37087
 Tax Map/Group Number 59 Parcel 17.01
 Total Acreage 5.04 +/-

Approval Requested:

- | | |
|---|---|
| <input type="checkbox"/> Residential Site Plan _____ No. of Units ¹ | <input type="checkbox"/> Rezoning _____ Acres/From _____ to _____ |
| <input type="checkbox"/> Non-Residential Site Plan _____ Bldg. Sq. Ft. ¹ | <input type="checkbox"/> Specific Plan District _____ Acres |
| <input type="checkbox"/> Mixed Use Development _____ No. of Units
and _____ Commercial/Industrial Bldg. Sq. Ft. ¹ | <input checked="" type="checkbox"/> Annexation <u>5.04</u> Acres & Zoning to <u>RD9</u> |
| <input type="checkbox"/> Final Subdivision _____ No. of Lots ^{1,2} | <input type="checkbox"/> Right of Way Abandonment _____ Acres |
| <input type="checkbox"/> Preliminary Subdivision _____ No. of Lots ² | <input type="checkbox"/> Other _____ |

¹ Staff will determine if the Site Plan or Plat qualifies as a minor.
² Lot counts must include any open space/unbuildable lots on the plat. Open space/unbuildable lots are also subject to the per lot platting fee. See current fee schedule.

Owner/Developer:

Name Elizabeth Johnson
 Address 1544 Rutledge Lane, Lebanon, TN 37087
 Telephone 615 337 3297
 Email angie.johnson.cpa@gmail.com

Surveyor/Engineer:

Name Dan Curry - Curry Surveying, LLC
 Address 427 Park Avenue, Lebanon, TN 37087
 Telephone 615 444 6693
 Email dan@currysurvey.com

Information required for all applications:

- All required information shall be submitted through the IDT Plans Portal.

I hereby attest that I have provided a complete application and included all of the necessary attachments as required. I understand that if information is incomplete and/or otherwise not provided, this application may be deferred until such time as the necessary information is provided.

Dan A. Curry
 Signature of Person Completing & Submitting this Application

Date Application Filed: 11/12/25 Date of Requested Planning Commission Meeting: 12/15/25
 200 North Castle Heights Avenue • Lebanon, TN 38087 • (615) 444-3647 • Fax (615) 444-1515

CITY OF LEBANON, TENNESSEE
Planning Commission Application
General Information & Signature Pages

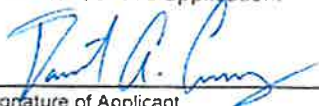


Title of Project Annexation of the George & Elizabeth Johnson Property

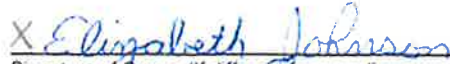
TCA 134-304(a) states, in part, "The Commission shall approve or disapprove a plat within thirty (30) Days after submission of such plat...." By signing this application, the applicant (and owners, as applicable) acknowledge that items for consideration by the Planning Commission shall be considered submitted when all required information, a completed submittal application, and fee have been received by the City of Lebanon by noon (12:00 pm) on the fourth Wednesday of every month. The Planning Commission agenda will be finalized approximately two (2) weeks after the submittal deadline. You may call (615) 444-3647 to verify placement of an item on the agenda.

Failure by the applicant to address all the requirements of the City of Lebanon Zoning Ordinance and/or Subdivision Regulations may result in a deferral or denial of the proposed development by the Lebanon Planning Commission.

It is understood that approval of the proposed development is conditioned upon full compliance with all applicable regulations and ordinances of the City of Lebanon and conditions imposed by the applicable commissions of the City. In cases where the applicant is not the property owner, it is also hereby acknowledged by the property owner that he or she is in full agreement with the content of this application.



Signature of Applicant



Signature of Owner (If different from applicant provide a copy of contract showing involved parties)

As the applicant or the applicant's agent, I understand that it is my sole responsibility to notify my client of the time, date and location of the Preliminary Planning Commission and Planning Commission meetings at which this application will be heard and to ensure that someone representing this item is in attendance at each of these meetings.

Special Notes: The City of Lebanon Planning Commission encourages Developers of any significant project to schedule a pre-submittal conference with the Planning Staff. This conference will include representatives from the Engineering Department and any other department as appropriate.

The Planning Commission also encourages Developers to host an informational meeting with the neighboring community prior to presentation of the project at the Planning Commission meeting.
Has a meeting been held? _____ YES NO



Signature of Applicant or Applicant's Agent

The following information is requested to comply with Ordinance 07-3203.

Title of Project Annexation of the George & Elizabeth Johnson Property



CITY OF LEBANON
PLANNING AND ZONING
INTEREST DISCLOSURE FORM


The undersigned does hereby warrant and affirm, to the best of his/her knowledge and belief, that no employee and/or public official of or for the City of Lebanon, Tennessee, or a member of such employee's or public official's immediate family, shall receive, or has received, any monetary or other consideration, directly or indirectly, either past or in the future, relative to the subject transaction or business for which application is being made.

YES

NO

If "NO," please disclose in full detail any monetary or other consideration any employee and/or public official of or for the City of Lebanon, Tennessee, or a member of such employee's or public official's immediate family, shall receive, or has received, either directly or indirectly, including the source for such consideration

Daniel Curry
Applicant (Printed)


Applicant (Signed)

STATE OF TENNESSEE COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Dan Curry, known to me to be the person who signed the foregoing instrument, and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office this the 12th day of November 2025.

Pam Will
Notary Public


My Commission Expires: 6/3/29



- Legend**
- City Sheet
 - County
 - - - Future Proposed Street
 - Interests
 - Private Sewer
 - Right-of-Way
 - State Street
 - Lebanon City Limit

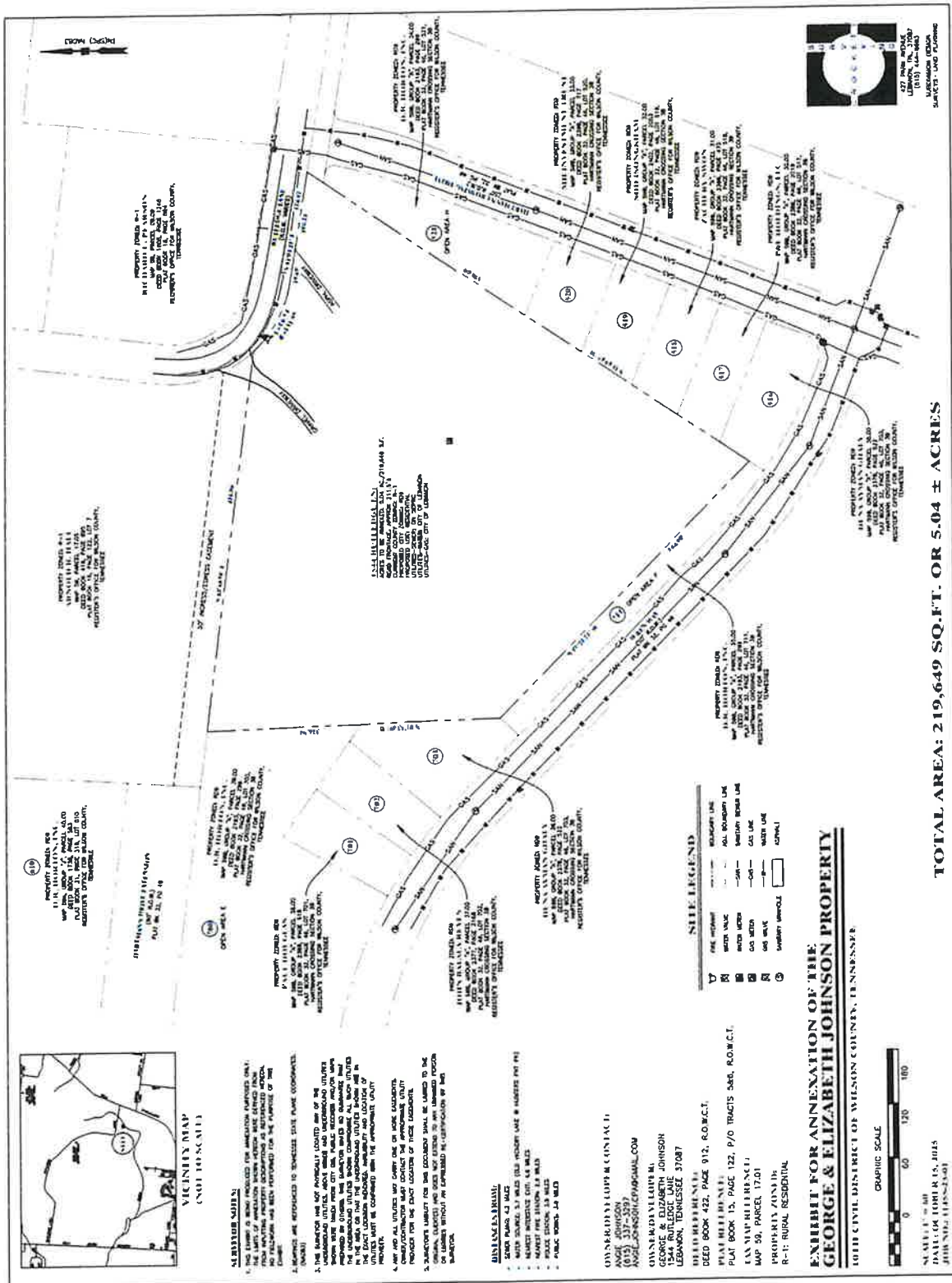
AERIAL
Elizabeth Johnson Property
Plan of Services, Annexation & Zoning to RD9
1554 Rutledge Lane

0 375 750 1,500 Feet



Legal Description

Certain real property situated in the 10th Civil District of Wilson County, Tennessee and being described as follows, to-wit:



All record references are found at the Register of Deeds of Wilson County.

Plan for Serving the Annexation Area

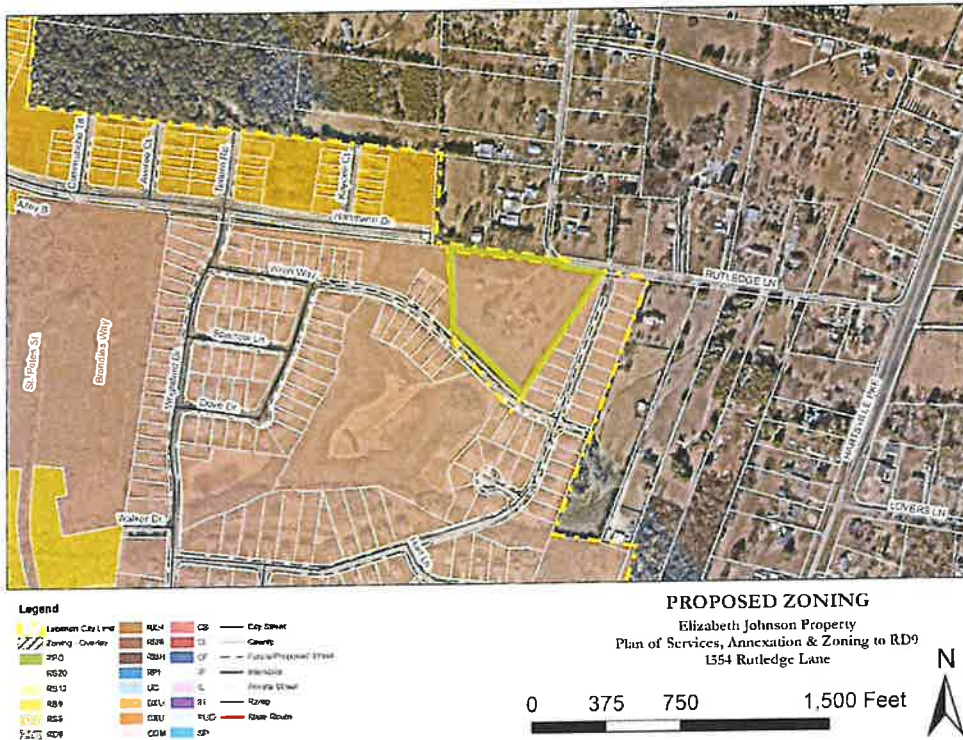
1. Police Protection
Patrolling, radio response to calls, and other routine police services using the City's personnel and equipment will be provided on the effective date of the annexation.
2. Fire Protection
Fire protection by the present personnel and the equipment of the fire fighting force, within the limitations of available water and distances from fire stations, will be provided on the effective date of annexation.
3. Domestic Water, Sanitary Sewer Service, and Fire Hydrants
 - a. Domestic Water – These properties are served by Lebanon Water Department. Any required extensions will be at the cost of the owner/developer.
 - b. Sanitary Sewer – Property currently has septic system in place. This property can easily tie into City of Lebanon sewer at adjacent D.R. Horton development. Any necessary collection system upgrades and/or extension(s) of sewer infrastructure to service the proposed development are the responsibility of the owner/developer.
 - c. Fire Hydrants – If any new hydrants are needed the cost would be between **\$2500 and \$3000** each.
4. Electric Service and Street Lighting
There are existing Middle Tennessee Electric power lines in the area and the structures on this property are currently being served.
5. Public Works
 - a. Stormwater – Stormwater services will be available to this property in the same manner they are available to the rest of the City.
 - b. Sanitation – City sanitation services will be available at the time of annexation.
 - c. Street and Right-of-Way Repair and Maintenance – This annexation will include no of street right-of-way until a plan of development is presented.
 - d. The City and/or the County may require road improvements by the owner as this property develops.
6. Gas
This property is currently being served with City of Lebanon gas. Any extension would need to be coordinated with the City of Lebanon Gas Department.
7. Schools
Neither Wilson County Schools nor Lebanon Special Schools anticipate any noticeable effect from the annexation.
8. Inspection and Codes Enforcement

All inspection and code enforcement programs existing within the City will be extended to the annexation areas on the effective date of the annexation.

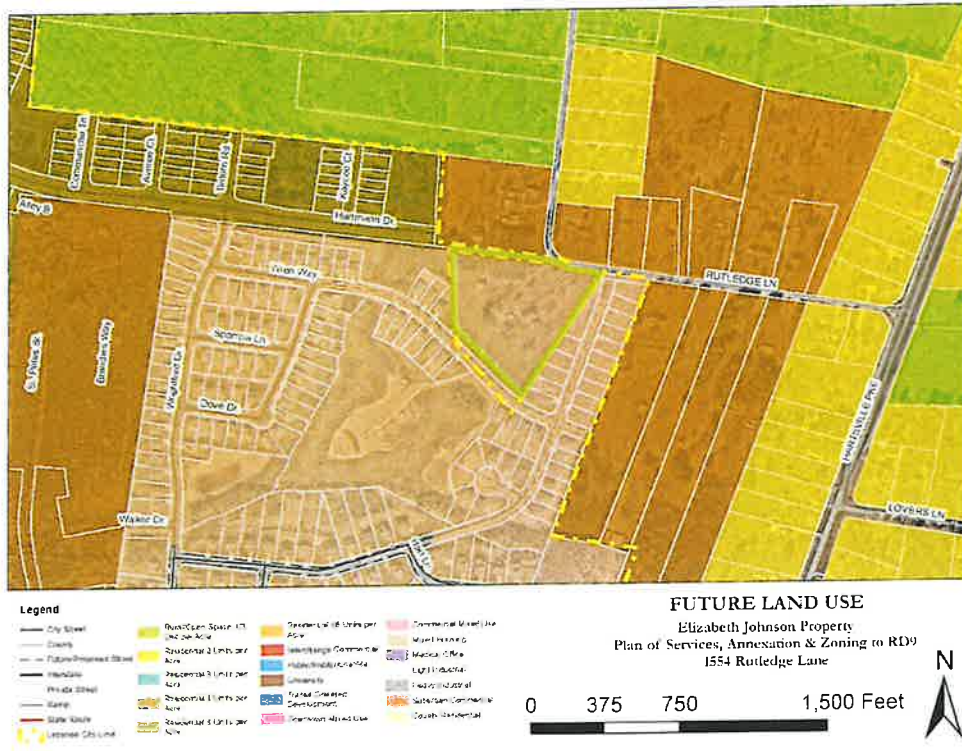
9. Planning and Zoning

The zoning jurisdiction of the City will extend to the annexation areas upon the effective date of the annexation and all municipal planning activities will encompass the needs of the annexed areas.

- a. The requested zoning for the annexation is RD9 – Single Family and Duplex Residential District (approximately 5.04 acres)



- b. The current Future Land Use Plan classification for this area is RXH – Mixed Housing which supports this request.



10. Animal Shelter

The City operates a full-time animal control program including an animal shelter. The animal shelter is located on Park Drive. Services include pick-up of stray and/or dangerous animals. These services will be available to the annexation areas on the effective date of the annexation.

11. Voting Rights and City Elections

- a. If an eligible voter’s permanent place of residence is located in an annexed area, that voter is automatically eligible to vote in City elections.
- b. If an eligible voter is in the category of a property rights voter, then that voter must register at the Election Commission Office prior to voting in a City election.

Revenue

The total appraised property value for the parcel in the annexation area is about \$534,400. This equals an assessed value of about \$133,600 for a residential property. The property tax generation from this property as a residential property in the City would be about \$915.83 per year. The estimate cost to serve this area is \$0.

Section 2. This resolution shall take effect after its adoption and upon the official annexation of this area.

Notice of the Public Hearing was published in the Wilson Post on February 4, 2026.

The Public Hearing was held at 5:55 PM in the City Council Chambers on _____.

Attest:

Approved:

Commissioner of Finance & Revenue

Mayor

Approved as to Form:

Passed first reading: _____

Passed second reading: _____

City Attorney

MAIN STREET MEDIA OF TN
PO Box 5009
Lebanon, TN 37088 US
6154446008
accounting@mainstreetmediatn.com

MAIN STREET MEDIA
OF TENNESSEE

BILL TO
City of Lebanon (1)
Planning Office/TONYA
JONES
200 Castle Hts Ave. N.
Lebanon, TN 37087

INVOICE # 492029668
DATE 02/04/2026
DUE DATE 03/01/2026
TERMS Due on receipt

SALES REP
LP

PUBLICATION
WILSON

Legal Advertising:Legal Advertising
Legal Advertising 26-2818 POS
approval WP 2-4

1

94.88

94.88

Main Street Media of Tennessee is the publisher of the Chronicle of Mt. Juliet, Cheatham County Exchange, Dickson Post, Gallatin News, Hendersonville Standard, Hickman County Times, Houston County Herald, Lawrence County Advocate, Main Street Clarksville, Main Street Maury, Main Street Nashville, Main Street Preps, Murfreesboro Post, Pulaski Citizen, Portland Sun, Robertson County Connection, Titan Insider and Wilson Post.

BALANCE DUE

\$94.88

Please note new remit address is PO Box 5009, Lebanon, TN 37088, Thank You!

Please make your check payable to Main Street Media--NEW REMIT ADDRESS is PO BOX 5009, LEBANON, TN 37088

Cost of Publication

\$

94.88

PUBLIC NOTICE

In reference to Resolution No. 26-2818, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed plan of services approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) near Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

STATE OF TENNESSEE

County of Wilson

Personally appeared before me,

Shelley K. Satterfield

A Notary Public of Tennessee,
Dave Gould, who being first duly
sworn, made oath that he is President
of *The Wilson Post*, a newspaper, and
that the hereto attached publication
appeared in the same on the

02-04-2026

Dave Gould

Dave Gould, President

Subscribed and sworn to before me
on the date of:

01-28-2026

Shelley K. Satterfield

Notary Public, Shelley K. Satterfield



Continued from prev page

if the creditor received the copy of the notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A) or (1) Twelve (12) months from the decedent's date of death. This is the 21st day of January, 2026.
BRANDON P. DRAGAN
 PERSONAL REPRESENTATIVE
 ESTATE OF CRODELLA WILLIAMS
 DECEASED
MILLIE SLOAN
 CLERK AND MASTER
 PROBATE CLERK
 BRANDON P. DRAGAN
 ATTORNEY
 Newspaper Wilson Post
 Date to run: 02/04/2026 2/4/2026

NOTICE TO CREDITORS

ESTATE OF PAUL DUANE HACKETT
 Case No. 2026PR128

Notice is hereby given that on the 21st day of January, 2026, Letters Testamentary were granted to the estate of Paul Duane Hackett deceased, who died 12/05/2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred:
 (1) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of the notice to creditors at least sixty (60) days before the date that is four (4) months from the date of the first publication of this notice to creditors if the creditor received the copy of the notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A) or (1) Twelve (12) months from the decedent's date of death.
 This is the 21st day of January 2026.
DANIEL HACKETT
 PERSONAL REPRESENTATIVE
 ESTATE OF PAUL DUANE HACKETT
 DECEASED
MILLIE SLOAN
 CLERK AND MASTER
 PROBATE CLERK
J. STEPHEN BROWN
 ATTORNEY
 Newspaper Wilson Post
 Date to run: 02/04/2026 02/04/2026

NOTICE OF SUBSTITUTE TRUSTEE'S FORECLOSURE SALE

WHEATHEAD, Rodney J. Trustee executed a Deed of Trust to National Registered Agents, Inc., Trustee for the benefit of Mortgage Electronic Registration Systems, Inc., (MERS) as beneficiary, as borrower to Spring EQ, LLC, on November 17, 2023 in Record Book 2226, Page 1222, as Instrument Number 201245018 in the Office of the Registrar of Wilson County, Tennessee.
 WHEATHEAD, David having been made in the payment of the debt(s) and obligations thereby secured by the said Deed of Trust and the current holder of said Deed of Trust is Matthew Management, LLC (the "Holder"), as Substitute Trustee of the original Trustee named in and bound of Trust, and now, THEREFORE, notice is hereby

Public Notice

given that the estate indebtedness has been declared due and payable as provided in said Deed of Trust by the Holder, and that as agent for the undersigned, Matthew Management, LLC, Substitute Trustee, by virtue of the power and authority vested in it, on February 28, 2026, at 12:00 pm at the Wilson County Courthouse, 228 East Main Street, Lebanon, TN 37037, proposed to sell at public outcry to the highest and best bidder for cash, the following described property situated in Wilson County, TN:
 The following described property, being Lot 586, Section 8, W/Whaughby Station, P.U.D., as shown on plat of record in plat book 24, page 62, in the Register's Office, Wilson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same parcel conveyed to Rodney J. Taylor from Myra K. Taylor, dated 09/12/2011, recorded 02/20/2011, in Deed Book 1551, Page 2128, County of Wilson, State of Tennessee.
 Assessor's Parcel No: 073G F 03000 800
 Street Address: 1001 Lunox Court, Mount Juliet, TN 37122
 Parcel Number: 073G F 03000 100
 Current Owner: Rodney J. Taylor
 Other Interested Party(ies): Bank of America N.A, Wiloughby Station Homeowners Association, Inc. and Soli Lending Corp.
 NOW, THEREFORE, in compliance with Tennessee Code § 35-5-10(a), a true and correct copy of this Notice is displayed online and available for public viewing at www.tnprobatedoc.com.

If the United States or the State of Tennessee have any liens or claims hereon as interested parties, timely government notices, and the sale will be subject to any applicable rights of redemption held by the entity as required by 28 U.S.C. § 7425 and Tennessee Code § 67-1-143.

This sale is subject to all matters shown on any applicable recorded plat, any unpaid taxes, any restrictive covenants, easements, or setback lines that may be applicable. Any statutory rights of redemption of any governmental agency, state or federal, any post liens or encumbrances as well as any priority created by a future filing, any matter that an adequate survey of the premises might disclose, any prior liens or encumbrances as well as any priority created by a future filing, any deed of trust, and any matter that an accurate survey of the premises might disclose.

All right and equity of redemption, substitution or otherwise, homestead, and dower are expressly waived in said Deed of Trust. The undersigned will sell and convey any as Substitute Trustee. The right is reserved to adjourn the day of the sale to another day, time, and place as the sale will best comport. This property is being sold with the express reservation that the sale is subject to confirmation by the holder or Substitute Trustee at any time. This office is attempting to collect a debt. Any information obtained will be used for that purpose.
Matthew Management, LLC
 2550 Engineering Drive, Suite 260
 Peachtree Corners, GA 30092

Public Notice

Office: 404-74-7149
 Fax: 404-745-8121
 MTG File No: 25-003941-02
NOTICE TO CREDITORS
 ESTATE OF: JAMES WALTON ALDRIDGE JR.
 WALT ALDRIDGE
 CASE NO. 2026PR13
 Notice is hereby given that on the 28 day of January, 2026, Letters Testamentary with respect to the estate of JAMES WALTON ALDRIDGE, WALT ALDRIDGE deceased, who died November 18, 2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and non-resident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred:
 (A) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors at least sixty (60) days before the date that is four (4) months from the date of the first publication of this notice;
 (B) Sixty (60) days from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors at least sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1) (A) or (2) Twelve (12) months from the decedent's date of death.
 This is the 28th day of January, 2026.
STEPHANIE A HORR
 PERSONAL REPRESENTATIVE
 ESTATE OF JAMES WALTON ALDRIDGE JR. AKA WALT ALDRIDGE
 DECEASED
MILLIE SLOAN
 CLERK AND MASTER
 PROBATE CLERK
JUSTIN M. GILBERT
 ATTORNEY
 Newspaper: Wilson Post
 Date to run: 02/04/2026 4:03/11/26

NOTICE TO CREDITORS

ESTATE OF CHARLES DENNIS NICHOLS, SR.
 CASE NO. 2026PR13

Notice is hereby given that on the 28th day of January, 2026, Letters of Administration with respect to the estate of CHARLES DENNIS NICHOLS, SR. deceased, who died November 29, 2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and non-resident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred:
 (A) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors at least sixty (60) days before the date that is four (4) months from the date of the first publication of this notice;
 (B) Sixty (60) days from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors at least sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1) (A) or (2) Twelve (12) months from the decedent's date of death.
 This is the 28th day of January, 2026.
CHARLES D. NICHOLS, JR.
 PERSONAL REPRESENTATIVE

Public Notice

Wilson County, Tennessee, the City of Lebanon, Tennessee, the City of Mt. Juliet, Tennessee and the City of Lebanon, Tennessee, whose attorney is **ROBERT ROCHELLE**, 109 North Castle Heights Avenue, Lebanon, Tennessee 37087, when duly notified (60) days after the date of the last publication of this notice; otherwise, default judgment may be entered against them for the relief demanded in the Complaint presently pending in the Chancery Court of Wilson County, Tennessee at Lebanon, Tennessee. It is further ordered that this notice shall be published in the Wilson Post, a newspaper of general circulation in Wilson County, Tennessee, once weekly for four (4) consecutive weeks and, and pursuant to TCA 1-3-120, on the website known as www.tnprobatedoc.com for the same period.
ENTERED this 16th day of January, 2026.
CHANCELLOR C.K. SMITH
 APPROVED FOR ENTRY:
 Robert Rochelle
 Delinquent Tax Attorney
 Lebanon, Tennessee 37087
 Wilson Post
 02/04/2026
 02/18/2026
 02/25/2026

IN THE CHANCERY COURT OF WILSON COUNTY, TENNESSEE AT LEBANON

TENNESSEE and the CITY OF LEBANON, TENNESSEE and the CITY OF MT. JULIET, TENNESSEE
 PLAINTIFFS
 vs.
 DELINQUENT TAXPAYERS, A tax proceeding as defined by TCA 67-5-250(a)(1)(D)
 DEFENDANTS
 YEAR NUMBER
 2021 #0220CV12
 2022 #0220CV093
 2022 #0220CV1
 MAP: 69 E
 GROUP C
 PARCEL: 21 00
 Description: 411 Woodwood Dr.
 Assessed Owner(s):
 Amanda Nicole Rice Smith

ORDER OF PUBLICATION

It appearing from the Complaint and Affidavit of Robert Rochelle, Attorney for the Plaintiffs, that grounds exist for obtaining service of process by publication upon the Defendants the heirs, devisees, successors and assigns of Amanda Nicole Rice Smith and Emily Robinson (Haynes) and all unknown, unborn and unbound persons who claim any interest in and to that parcel of real property shown on the Official Tax Records of Wilson County, Tennessee as being Map 69 E, Group C, Parcel 21.00, and further described as lying in the 109, Civil District of Wilson County, Tennessee and being known as 411 Woodwood Drive, Lebanon, Wilson County, Tennessee. This property is also known as Lot 3 of Greenfield Subdivision as shown on a plat of record in Plat Book 5, Page 8 in the Register's Office of Wilson County, Tennessee. The last instrument conveying the said property containing a full and complete legal description of the said property is of record in Book 188, Page 26 in the Register's Office of Wilson County, Tennessee. See also the Last Will and Testament of John Franklin Robinson recorded in W8 Book 5, Page 237 in the Probate Records of the Clerk & Master of Wilson County, Tennessee. It is further appearing to the Court that the Plaintiffs have made and are continuing to make, a diligent effort to locate and give notice to all interested persons.
 IT IS THEREFORE, ORDERED, that service of process by publication in the herein, devisees, successors and assigns of Amanda Nicole Rice Smith and Emily Robinson (Haynes) and all unknown, unborn and unbound persons claiming any interest in and to that parcel of real property shown on the Official Tax Records of Wilson County, Tennessee as being Map 69 E, Group C, Parcel 21.00, and further described as lying in the 4th Civil District of Wilson County, Tennessee and being known as 411 Woodwood Drive, Lebanon, Wilson County, Tennessee. This property is also known as Lot 3 of Greenfield Subdivision as shown on a plat of record in Plat Book 5, Page 8 in the Register's Office of Wilson County, Tennessee. The last instrument conveying the said property containing a full and complete legal

Public Notice

description of the said property is of record in Book 185, Page 310, in the Register's Office of Wilson County, Tennessee. It is further appearing to the Court that the Plaintiffs have made and are continuing to make, a diligent effort to locate and give notice to all interested persons.
 IT IS THEREFORE, ORDERED, that service of process by publication in the herein, devisees, successors and assigns of Sherry Lane, McDaniel Lane, Mary Allen and David Gray and all unknown, unborn and unbound persons claiming any interest in and to that parcel of real property shown on the Official Tax Records of Wilson County, Tennessee as being Map 33, Parcel 25.08, and further described as lying in the 4th Civil District of Wilson County, Tennessee and being known as 2508 Old Layards Road East, Lebanon, Wilson County, Tennessee. This property is also known as Lot 20 of Gray Property Subdivision as shown on a plat of record in Plat Book 25, Page 315, in the Register's Office of Wilson County, Tennessee. The last instrument conveying the said property containing a full and complete legal

IN THE CHANCERY COURT OF WILSON COUNTY, TENNESSEE AT LEBANON

TENNESSEE and the CITY OF LEBANON, TENNESSEE and the CITY OF MT. JULIET, TENNESSEE
 PLAINTIFFS
 vs.
 DELINQUENT TAXPAYERS, A tax proceeding as defined by TCA 67-5-250(a)(1)(D)
 DEFENDANTS
 YEAR NUMBER
 2021 #0220CV12
 2022 #0220CV093
 2022 #0220CV1
 MAP: 69 E
 GROUP C
 PARCEL: 21 00
 Description: 15 Ac: 2509 Old Layards Rd E
 Assessed Owner(s): Robert M. Allen et al
ORDER OF PUBLICATION
 It appearing from the Complaint and Affidavit of Robert Rochelle, Attorney for the Plaintiffs, that grounds exist for obtaining service of process by publication upon the Defendants the heirs, devisees, successors and assigns of Sherry Lane, McDaniel Lane, Mary Allen and David Gray and all unknown, unborn and unbound persons who claim any interest in and to that parcel of real property shown on the Official Tax Records of Wilson County, Tennessee as being Map 33, Parcel 25.08, and further described as lying in the 4th Civil District of Wilson County, Tennessee and being known as 2508 Old Layards Road East, Lebanon, Wilson County, Tennessee. This property is also known as Lot 20 of Gray Property Subdivision as shown on a plat of record in Plat Book 25, Page 315, in the Register's Office of Wilson County, Tennessee. The last instrument conveying the said property containing a full and complete legal

IN THE CHANCERY COURT OF WILSON COUNTY, TENNESSEE AT LEBANON

TENNESSEE and the CITY OF LEBANON, TENNESSEE and the CITY OF MT. JULIET, TENNESSEE
 PLAINTIFFS
 vs.
 DELINQUENT TAXPAYERS, A tax proceeding as defined by TCA 67-5-250(a)(1)(D)
 DEFENDANTS
 YEAR NUMBER
 2021 #0220CV12
 2022 #0220CV093
 2022 #0220CV1
 MAP: 23
 GROUP C
 PARCEL: 29 08
 Description: 15 Ac: 2509 Old Layards Rd E
 Assessed Owner(s): Robert M. Allen et al
ORDER OF PUBLICATION
 It appearing from the Complaint and Affidavit of Robert Rochelle, Attorney for the Plaintiffs, that grounds exist for obtaining service of process by publication upon the Defendants the heirs, devisees, successors and assigns of Sherry Lane, McDaniel Lane, Mary Allen and David Gray and all unknown, unborn and unbound persons who claim any interest in and to that parcel of real property shown on the Official Tax Records of Wilson County, Tennessee as being Map 33, Parcel 25.08, and further described as lying in the 4th Civil District of Wilson County, Tennessee and being known as 2508 Old Layards Road East, Lebanon, Wilson County, Tennessee. This property is also known as Lot 20 of Gray Property Subdivision as shown on a plat of record in Plat Book 25, Page 315, in the Register's Office of Wilson County, Tennessee. The last instrument conveying the said property containing a full and complete legal

Public Notice

In reference to Resolution No. 26-2818, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed annexation approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to be added to Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
 Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

Public Notice

In reference to Ordinance No. 26-7359, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed 5P amendment approval for about 5.47 acres at 6050 Leeville Pike (Tax Map 79 Parcel 51.15) joined Leeville Pike Commercial Specific Plan in Ward 4. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
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Public Notice

In reference to Ordinance No. 26-7357, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed South Hartmann Overlay amendment approval for about 7.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 122) from AS-SFD & WU-SFAD to W/SEAD & W/U-TCM/TCR in Ward 3. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
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NOTICE OF PUBLIC HEARING

A public hearing will be held before the Wilson County Planning Commission on Friday, February 28, 2026 at 10:00 a.m. in the County Commission room of the Wilson County Courthouse, 228 East Main Street Lebanon, Tennessee. Items for consideration: Application has been made by Matt Greel, Nashville Superspeedway, to amend a portion of the Nashville Speedway Master Plan to add uses to allow year-round auto sales with limit to six (6) event days per calendar year. The property contains 518.06 acres being referenced as Wilson County Tax Map 141, Parcel 26.00. Several divisions of property and site plans will also be heard at this time. Meeting may be postponed if inclement weather prevails and the Wilson County Courthouse is closed; you may view the full agenda online at www.wilsoncountytg.gov

PUBLIC NOTICE

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 Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE

In reference to Resolution No. 26-2818, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed plan of services approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) near Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
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PUBLIC NOTICE

In reference to Ordinance No. 26-7360, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed zoning approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to RD9 in Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
 Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

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 Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE

In reference to Ordinance No. 26-7357, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed South Hartmann Overlay amendment approval for about 7.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 122) from AS-SFD & WU-SFAD to W/SEAD & W/U-TCM/TCR in Ward 3. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
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Continued on next page

RESOLUTION NO. 26-2819

A RESOLUTION ANNEXING PROPERTY AT 1544 RUTLEDGE LANE (TAX MAP 59 PARCEL 17.01) TO BE ADDED TO WARD 1

WHEREAS, the owner has requested the annexation of this property; and

WHEREAS, the owners will be responsible for extending any utilities at time of redevelopment; and

WHEREAS, the Lebanon Municipal Regional Planning Commission recommended approval of this Annexation to the Mayor and City Council by a vote of 9-0 at the February 9, 2026 Special Called Meeting.

NOW, THEREFORE, BE IT RESOLVED by the City of Lebanon, Tennessee, as follows:

Section 1. That Tennessee Code Annotated 6-51-102 authorizes the City of Lebanon to annex land at the request of the landowners when it appears that the prosperity of the municipality and the territory will be materially retarded and the welfare of the inhabitants and property endangered if the property is not annexed. The City of Lebanon hereby determined that the prosperity of the municipality and territory described herein will be materially retarded and the welfare of the inhabitants and property endangered if the property is not annexed.

Section 2. That pursuant to Section 6-51-101 through 6-51-114, Tennessee Code Annotated, the property (as shown on the attached map) is hereby annexed into the City of Lebanon, Wilson County, Tennessee, and incorporated within the corporate boundaries thereof.

Section 3. That this resolution takes effect 30 days from and after its final passage, the public welfare requiring it.

Notice of the Public Hearing was published in the Wilson Post on February 4, 2026.

The Public Hearing was held at 5:55 PM in the City Council Chambers on _____.

Attest:

Approved:

Commissioner of Finance & Revenue

Mayor

Approved as to Form:

Passed first reading: _____.

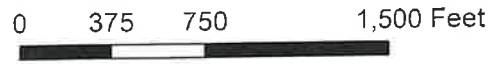
City Attorney

Passed second reading: _____.



- Legend**
- City Street
 - County
 - - - Future-Proposed Street
 - Interstate
 - Private Street
 - Ramp
 - State Route
 - Lebanon City Limit

AERIAL
Elizabeth Johnson Property
Plan of Services, Annexation & Zoning to RD9
1554 Rutledge Lane



MAIN STREET MEDIA OF TN
PO Box 5009
Lebanon, TN 37088 US
6154446008
accounting@mainstreetmediatn.com

MAIN STREET MEDIA
OF TENNESSEE

BILL TO
City of Lebanon (1)
Planning Office/TONYA
JONES
200 Castle Hts Ave. N.
Lebanon, TN 37087

INVOICE # 492029669
DATE 02/04/2026
DUE DATE 03/01/2026
TERMS Due on receipt

SALES REP
LP

PUBLICATION
WILSON

Legal Advertising:Legal Advertising
Legal Advertising 26-2819
Annexation Rutledge WP 2-4

1

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PUBLIC NOTICE

In reference to Resolution No. 26-2819, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed annexation approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to be added to Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

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STATE OF TENNESSEE

County of Wilson

Personally appeared before me,

Shelley K. Satterfield

A Notary Public of Tennessee,
Dave Gould, who being first duly
sworn, made oath that he is President
of *The Wilson Post*, a newspaper, and
that the hereto attached publication
appeared in the same on the

02-04-2026

Dave Gould

Dave Gould, President

Subscribed and sworn to before me
on the date of:

01-28-2026

Shelley K. Satterfield

Notary Public, Shelley K. Satterfield



PUBLIC NOTICE

Continued from prev page

If the creditor received the copy of the notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A), or (2) Twelve (12) months from the decedent's date of death. This is the 21st day of January, 2026. BRANDON P. DRAGAN PERSONAL REPRESENTATIVE ESTATE OF CORDERIA WILLIAMS DECEASED MELLIE SLOAN CLERK AND MASTER PROBATE CLERK BRANDON P. DRAGAN ATTORNEY Newspaper: Wilson Post Date to run: 1/28/2026 2/4/2026

NOTICE TO CREDITORS

ESTATE OF PAUL DUANE HACKETT CASE NO. 2025PR28 Notice is hereby given that on the 21st day of January, 2026, Letters Testamentary were granted to the estate of Paul Duane Hackett deceased, who died 12/09/2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred: (1) (A) Four (4) months from the date of the first publication of this notice to creditors or (B) Sixty (60) days from the date of the first publication of this notice to creditors if the creditor received the copy of this notice less than sixty (60) days prior to the date that is four (4) months from the date of first publication as described in (1)(A), or (2) Twelve (12) months from the decedent's date of death.

NOTICE TO CREDITORS

ESTATE OF DANIEL HACKETT PERSONAL REPRESENTATIVE ESTATE OF PAUL DUANE HACKETT DECEASED MELLIE SLOAN CLERK AND MASTER PROBATE CLERK J. STEPHEN BROWN ATTORNEY Newspaper: Wilson Post Date to run: 01/28/2026 02/04/2026 NOTICE OF SUBSTITUTE TRUSTEE'S FORECLOSURE SALE WHEREAS, Rodney J. Taylor executed a Deed of Trust to National Registered Agents, Inc., Trustee for the benefit of Mortgage Electronic Registration Systems, Inc. (MERS) as beneficiary, as recited in Subtitle 106, L.C., on November 17, 2023, and recorded on October 15, 2023 in Book 2396, Page 1222, as Instrument Number 231245819 in the Office of the Register of Wilson County, Tennessee; and WHEREAS, default having been made in the payment of the debt(s) and adjudicated thereby secured by the said Deed of Trust and the current Asset Management, LLC (the "Holder"), appointed the undersigned, McMichael Taylor Gray, LLC, as Substitute Trustee, with all the rights, powers and privileges of the original Trustee named in said Deed of Trust; and NOW, THEREFORE, notice is hereby given that the entire indebtedness...

Office 404-474-7149 Fax 404-475-8121 MTG File No.: 25-003941-02 NOTICE TO CREDITORS ESTATE OF JAMES WALTON ALDRIDGE JR. aka WALT ALDRIDGE CASE NO. 2025PR16 Notice is hereby given that on the 28th day of January, 2026, Letters Testamentary with respect to the estate of JAMES WALTON ALDRIDGE, aka WALT ALDRIDGE deceased, who died November 10, 2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred: (A) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors in at least sixty (60) days before the date that is four (4) months from the date of the first publication; or (B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of this notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A), or (2) Twelve (12) months from the decedent's date of death. This is the 28th day of January, 2026 STEPHANIE AKRIV PERSONAL REPRESENTATIVE ESTATE OF JAMES WALTON ALDRIDGE JR. aka WALT ALDRIDGE DECEASED MELLIE SLOAN CLERK AND MASTER PROBATE CLERK JUSTIN M. GILBERT ATTORNEY Newspaper: Wilson Post Date to run: 02/04/2026 02/11/2026

The following described property: Land in Wilson County, Tennessee, being Lot 586, Section X, Wiloughby Station, PLU D, as shown on plat of record in plat book 76, page 62, in the Register's Office, Wilson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Notice is hereby given that on the 21st day of January, 2026, Letters Testamentary were granted to the estate of Paul Duane Hackett deceased, who died 12/09/2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred: (A) Four (4) months from the date of the first publication of this notice to creditors or (B) Sixty (60) days from the date of the first publication of this notice to creditors if the creditor received the copy of this notice less than sixty (60) days prior to the date that is four (4) months from the date of first publication as described in (1)(A), or (2) Twelve (12) months from the decedent's date of death. This is the 28th day of January, 2026 STEPHANIE AKRIV PERSONAL REPRESENTATIVE ESTATE OF JAMES WALTON ALDRIDGE JR. aka WALT ALDRIDGE DECEASED MELLIE SLOAN CLERK AND MASTER PROBATE CLERK JUSTIN M. GILBERT ATTORNEY Newspaper: Wilson Post Date to run: 02/04/2026 02/11/2026

NOTICE TO CREDITORS

ESTATE OF CHARLES DENNIS NICHOLS, SR. CASE NO. 2025PR31 Notice is hereby given that on the 28th day of January, 2026, Letters of Administration with respect to the estate of CHARLES DENNIS NICHOLS, SR. deceased, who died November 29, 2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred: (A) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors in at least sixty (60) days before the date that is four (4) months from the date of the first publication; or (B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of this notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A), or (2) Twelve (12) months from the decedent's date of death. This is the 28th day of January, 2026. CHARLES D. NICHOLS, JR. PERSONAL REPRESENTATIVE

Office 404-474-7149 Fax 404-475-8121 MTG File No.: 25-003941-02 NOTICE TO CREDITORS ESTATE OF JAMES WALTON ALDRIDGE JR. aka WALT ALDRIDGE CASE NO. 2025PR16 Notice is hereby given that on the 28th day of January, 2026, Letters Testamentary with respect to the estate of JAMES WALTON ALDRIDGE, aka WALT ALDRIDGE deceased, who died November 10, 2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred: (A) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors in at least sixty (60) days before the date that is four (4) months from the date of the first publication; or (B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of this notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A), or (2) Twelve (12) months from the decedent's date of death. This is the 28th day of January, 2026 STEPHANIE AKRIV PERSONAL REPRESENTATIVE ESTATE OF JAMES WALTON ALDRIDGE JR. aka WALT ALDRIDGE DECEASED MELLIE SLOAN CLERK AND MASTER PROBATE CLERK JUSTIN M. GILBERT ATTORNEY Newspaper: Wilson Post Date to run: 02/04/2026 02/11/2026

The following described property: Land in Wilson County, Tennessee, being Lot 586, Section X, Wiloughby Station, PLU D, as shown on plat of record in plat book 76, page 62, in the Register's Office, Wilson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Notice is hereby given that on the 28th day of January, 2026, Letters of Administration with respect to the estate of CHARLES DENNIS NICHOLS, SR. deceased, who died November 29, 2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred: (A) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors in at least sixty (60) days before the date that is four (4) months from the date of the first publication; or (B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of this notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A), or (2) Twelve (12) months from the decedent's date of death. This is the 28th day of January, 2026 STEPHANIE AKRIV PERSONAL REPRESENTATIVE ESTATE OF JAMES WALTON ALDRIDGE JR. aka WALT ALDRIDGE DECEASED MELLIE SLOAN CLERK AND MASTER PROBATE CLERK JUSTIN M. GILBERT ATTORNEY Newspaper: Wilson Post Date to run: 02/04/2026 02/11/2026

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ESTATE OF CHARLES DENNIS NICHOLS, SR. DECEASED MELLIE SLOAN CLERK AND MASTER PROBATE CLERK JONATHAN M. TINSLEY ATTORNEY Newspaper: Wilson Post Date to run: 02/04/2026 02/11/2026 IN THE CHANCERY COURT OF WILSON COUNTY, TENNESSEE AT LEBANON WILSON COUNTY, TENNESSEE and the CITY OF WATERDOWNS, TENNESSEE and the CITY OF MT. JULET, TENNESSEE PLAINTIFFS vs. DELINQUENT TAXPAYERS A tax proceeding as defined by TCA 67-5-202(a)(1)(D) DEFENDANTS YEAR NUMBER 2021 202202CV22 2022 202404CV63 2022 2025CV61 MAP-59 E GROUP-C PARCEL 21 00 Description: 411 Woodrow Dr. Associated Owner(s): Amanda Nicole Reese Smith ORDER OF PUBLICATION It appearing from the Complaint and Affidavit of Robert Rochelle, Attorney for the Plaintiff, that grounds exist for obtaining service of process by publication upon the Defendants the heirs, devisees, successors and assigns of Amanda Nicole Reese Smith and Emily Robinson (Plaintiff) and all unknown, unborn and unbound persons who claim any interest in and to that parcel of real property shown on the Official Tax Records of Wilson County, Tennessee as being Map 59 E, Group C, Parcel 21.00, and further described as lying in the 10th Civil District of Wilson County, Tennessee and being known as 411 Woodrow Drive, Lebanon, Wilson County, Tennessee. This property is also known as Lot 3 of Greenfield Subdivision as shown on a plat of record in Plat Book 5, at page 8 in the Register's Office of Wilson County, Tennessee. The last instrument conveying the said property containing a full and complete legal description of the said property is of record in Book 106, at page 20, in the Register's Office of Wilson County, Tennessee. See also the Last Will and Testament of John Franklin Robinson of record in W&B Book 5, Page 237 in the Probate Records of the Clerk & Master of Wilson County, Tennessee. It further appearing that the Plaintiff has made and is continuing to make, a diligent effort to locate and give notice to all interested persons.

The following described property: Land in Wilson County, Tennessee, being Lot 586, Section X, Wiloughby Station, PLU D, as shown on plat of record in plat book 76, page 62, in the Register's Office, Wilson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Notice is hereby given that on the 28th day of January, 2026, Letters of Administration with respect to the estate of CHARLES DENNIS NICHOLS, SR. deceased, who died November 29, 2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred: (A) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors in at least sixty (60) days before the date that is four (4) months from the date of the first publication; or (B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of this notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A), or (2) Twelve (12) months from the decedent's date of death. This is the 28th day of January, 2026 STEPHANIE AKRIV PERSONAL REPRESENTATIVE ESTATE OF JAMES WALTON ALDRIDGE JR. aka WALT ALDRIDGE DECEASED MELLIE SLOAN CLERK AND MASTER PROBATE CLERK JUSTIN M. GILBERT ATTORNEY Newspaper: Wilson Post Date to run: 02/04/2026 02/11/2026

NOTICE TO CREDITORS

ESTATE OF CHARLES DENNIS NICHOLS, SR. CASE NO. 2025PR31 Notice is hereby given that on the 28th day of January, 2026, Letters of Administration with respect to the estate of CHARLES DENNIS NICHOLS, SR. deceased, who died November 29, 2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee. All persons, resident and nonresident, having claims, matured or unmatured, against the estate are required to file the same with the Clerk of the above-named Court on or before the earlier of the dates prescribed in (1) or (2) otherwise their claims will be forever barred: (A) Four (4) months from the date of the first publication of this notice if the creditor received an actual copy of this notice to creditors in at least sixty (60) days before the date that is four (4) months from the date of the first publication; or (B) Sixty (60) days from the date the creditor received an actual copy of the notice to creditors if the creditor received the copy of this notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A), or (2) Twelve (12) months from the decedent's date of death. This is the 28th day of January, 2026. CHARLES D. NICHOLS, JR. PERSONAL REPRESENTATIVE

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NOTICE OF PUBLIC HEARING
A public hearing will be held before the Wilson County Planning Commission on Friday, February 20, 2026 at 10:00 a.m. in the County Commission room of the Wilson County Courthouse, 228 East Main Street Lebanon, Tennessee. Items for consideration: Application has been made by Matt Greel, Nashville Superhighway, to amend a portion of the Nashville Speedway Master Plan to add uses to allow year-round auto sales with limits to six (6) event days per calendar year. The property contains 518.06 acres being referenced as Wilson County Tax Map 141 Parcel 26.00. Several divisions of property and site plans will also be heard at this time. Meeting may be postponed if inclement weather prevails and the Wilson County Courthouse is closed; you may view the full agenda online at www.wilsoncountytn.gov

PUBLIC NOTICE
In reference to Resolution No. 26-2818, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed plan of services approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) near Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE
In reference to Ordinance No. 26-7360, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed zoning approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to RD9 in Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE
In reference to Resolution No. 26-2819, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed annexation approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to be added to Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE
In reference to Ordinance No. 26-7359, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed SP amendment approval for about 5.47 acres at 6050 Leeville Pike (Tax Map 79 Parcel 51.15) zoned Leeville Pike Commercial, Specific Plan in Ward 4. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE
In reference to Ordinance No. 26-7357, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed South Hartmann Overlay amendment approval for about 7.92 acres at 541 Bartons Creek Road (Tax Map 81 Parcel 12.23) from AS-FD & WU-SFAD to WU-SFAD & WU-TCMY/TCR in Ward 3. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.
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Continued on next page

ORDINANCE 26-7360

AN ORDINANCE TO AMEND THE OFFICIAL ZONING ATLAS OF THE CITY OF LEBANON, TENNESSEE, BY REQUESTING ZONING APPROVAL OF ABOUT 5.04 ACRES AT 1544 RUTLEDGE LANE (TAX MAP 59 PARCEL 17.01) TO RD9 IN WARD 1

WHEREAS, the City of Lebanon desires to amend the official zoning atlas of the City; and

WHEREAS, the property owner would like to use the property for residential uses; and

WHEREAS, the requested Future Land Use designation for this property is RXH – Mixed Housing in the Future Land Use Plan; and

WHEREAS, the owner is asking for RD9 zoning; and

WHEREAS, the City of Lebanon believes that such amendment will promote, protect, and facilitate the public health, safety, and welfare of the community through coordinated and practical land use and land development for the betterment of Lebanon’s population; and

WHEREAS, the Lebanon Municipal Regional Planning Commission recommended approval of this Zoning to the Mayor and City Council by a vote of 9-0 at the February 9, 2026 Special Called Meeting.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. That the property described herein be, and the same is hereby zoned RD9:

Approximately 5.04 acres at 1544 Rutledge Lane as shown on the attached map.

For reference, see Deed Book 422 Page 912 in the Register’s Office of Wilson County, Tennessee, Tax Map 59 Parcel 17.01, for Wilson County, Tennessee.

Section 2. That all Ordinances in conflict herewith are repealed to the extent of said conflict.

Section 3. This resolution shall take effect after its adoption and upon the official annexation of this area.

Notice of the Public Hearing was published in the Wilson Post on February 4, 2026.

The Public Hearing was held at 5:55 PM in the City Council Chambers on _____.

Attest:

Approved:

 Commissioner of Finance & Revenue

 Mayor

Approved as to Form:

Passed first reading: _____.

 City Attorney

Passed second reading: _____.



Legend

Lebanon City Limit	R6H	OS	City Street
Zoning Overlay	PM6	U	County
RPD	PMH	UF	Future/Proposed Street
R920	RPT	IP	Interstate
R912	UC	L	Private Street
R99	OXU	H	Right of Way
R90	OXU	ALD	State Route
R29	ODM	SP	

ZONING

Elizabeth Johnson Property
 Plan of Services, Annexation & Zoning to RD9
 1554 Rutledge Lane



MAIN STREET MEDIA OF TN
PO Box 5009
Lebanon, TN 37088 US
6154446008
accounting@mainstreetmediatn.com

MAIN STREET MEDIA
OF TENNESSEE

BILL TO
City of Lebanon (1)
Planning Office/TONYA
JONES
200 Castle Hts Ave. N.
Lebanon, TN 37087

INVOICE # 492029678
DATE 02/04/2026
DUE DATE 03/01/2026
TERMS Due on receipt

SALES REP
LP

PUBLICATION
WILSON

Legal Advertising:Legal Advertising
Legal Advertising 26-7360
Approval Rutledge acres WP 2-4

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103.50

103.50

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BALANCE DUE

\$103.50

Please note new remit address is PO Box 5009, Lebanon, TN 37088, Thank You!

Please make your check payable to Main Street Media--NEW REMIT ADDRESS is PO BOX 5009, LEBANON, TN 37088

Cost of Publication

\$

103.50

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STATE OF TENNESSEE

County of Wilson

Personally appeared before me,

Shelley K. Satterfield

A Notary Public of Tennessee, Dave Gould, who being first duly sworn, made oath that he is President of *The Wilson Post*, a newspaper, and that the hereto attached publication appeared in the same on the

02-04-2026

Dave Gould

Dave Gould, President

Subscribed and sworn to before me
on the date of:

01-28-2026

Shelley K. Satterfield

Notary Public, Shelley K. Satterfield



PUBLIC NOTICE

Continued from prev page

If the creditor received the copy of the notice less than sixty (60) days prior to the date that is four (4) months from the date of the first publication as described in (1)(A) or (2) Twelve (12) months from the decedent's date of death. This is the 21st day of January, 2026.

BRANDON P. DRAGAN PERSONAL REPRESENTATIVE ESTATE OF CORDELA WILLIAMS DECEASED MELLIE SLOAN CLERK AND MASTER PROBATE CLERK BRANDON P. DRAGAN ATTORNEY Newspaper: Wilson Post Date to run: 1/28/2026 2/4/2026

NOTICE TO CREDITORS ESTATE OF PAUL DUANE HACKETT CASE NO. 2026R28 Notice is hereby given that on the 31st day of January 2026, Letters Testamentary were granted to the estate of Paul Duane Hackett deceased, who died 12/05/2025, were issued to the undersigned by the Probate Court of Wilson County, Tennessee.

NOW, THEREFORE, in compliance with Tennessee Code § 35-6-104(a), a true and correct copy of this Notice is displayed online and available for public viewing at www.andropostings.com. If the United States or the State of Tennessee have any first or claimants in the Property and are named herein as interested parties, timely notice has been given to the appropriate governmental entity, and the said will be subject to any applicable rights of redemption held by the entity as required by 28 U.S.C. § 1425 and/or Tennessee Code § 67-1-143.

This sale is subject to all matters shown on any applicable recorded plat, any unrecorded easements, restrictive covenants, assessments, or setback lines that may be applicable. Any statutory rights of redemption of any governmental agency, state, federal, or other laws or ordinances as well as any priority created by a future filing, any matter that an accurate survey of the premises might disclose, any present or future easements as well as any priority created by a future filing, any deed of trust, and any matter that an accurate survey of the premises might disclose, and all.

NOTICE OF PUBLIC HEARING

A public hearing will be held before the Wilson County Planning Commission on Friday, February 20, 2026 at 10:00 a.m. in the County Commission room of the Wilson County Courthouse, 228 East Main Street Lebanon, Tennessee. Items for consideration: Application has been made by Matt Greck, Nashville Superspeedway, to amend a portion of the Nashville Speedway Master Plan to add uses to allow year-round auto sales with limit to six (6) event days per calendar year.

PUBLIC NOTICE

In reference to Resolution No. 26-2818, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed plan of services approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) near Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee.

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ESTATE OF CHARLES DENNIS NICHOLS, SR. DECEASED MELLIE SLOAN CLERK AND MASTER PROBATE CLERK JONATHAN M. TINSLEY ATTORNEY Newspaper: Wilson Post Date to run: 02/04/2026 02/11/2026

IN THE CHANCERY COURT OF WILSON COUNTY, TENNESSEE AT LEBANON WILSON COUNTY, TENNESSEE and the CITY OF WATER TOWN, TENNESSEE and the CITY OF JULETT, TENNESSEE PLAINTIFFS

DELINQUENT TAXPAYERS. A tax proceeding as defined by TCA 67-5-2502(a)(1)(D) DEFENDANTS YEAR NUMBER 2023 #2025C61 MAR-33 GROUP-C PARCEL-21.00 Description: 411 Winwood Dr. Lebanon, Wilson County, Tennessee. Assessed Owner(s): Amanda Nicole Reese Smith

ORDER OF PUBLICATION I appearing from the Complaint and Affidavit of Robert Roache, Attorney for the Plaintiff, that grounds exist for issuing writs of process by publication upon the Defendants the heirs, devisees, successors and assigns of Amanda Nicole Reese Smith and Emily Robinson (Plaintiff) and all unknown, unborn and unborn persons who claim any interest in and to that parcel of real property shown on the Official Tax Records of Wilson County, Tennessee as being Map 59, Group C, Parcel 21.00, and further described as lying in the 10th Civil District of Wilson County, Tennessee and being known as 411 Winwood Drive, Lebanon, Wilson County, Tennessee.

IT IS THEREFORE ORDERED, that service of process by publication is hereby ordered and the Defendants the heirs, devisees, successors and assigns of Amanda Nicole Reese Smith and Emily Robinson (Plaintiff) and all unknown, unborn and unborn persons claiming any interest in the above described property are required to appear and answer or otherwise defend against the Complaint of Wilson County, Tennessee, the City of Lebanon, Tennessee, the City of Water Town, Tennessee, and the City of Juliett, Tennessee.

ORDER OF PUBLICATION I appearing from the Complaint and Affidavit of Robert Roache, Attorney for the Plaintiff, that grounds exist for issuing writs of process by publication upon the Defendants the heirs, devisees, successors and assigns of John Franklin Robinson of record in W2 Book 5, Page 237 in the Probate Records of the Clerk & Master of Wilson County, Tennessee. I further appearing to the Court that the Plaintiff has made and are continuing to make, a diligent effort to locate and give notice to all interested parties.

IT IS THEREFORE ORDERED, that service of process by publication is hereby ordered and the Defendants the heirs, devisees, successors and assigns of Amanda Nicole Reese Smith and Emily Robinson (Plaintiff) and all unknown, unborn and unborn persons claiming any interest in the above described property are required to appear and answer or otherwise defend against the Complaint of Wilson County, Tennessee, the City of Lebanon, Tennessee, the City of Water Town, Tennessee, and the City of Juliett, Tennessee.

PUBLIC NOTICE

In reference to Resolution No. 26-2818, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed annexation approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to be added to Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE

In reference to Ordinance No. 26-7359, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed SP amendment approval for about 5.47 acres at 6050 Leeville Pike (Tax Map 79 Parcel 51.15) zoned Leeville Pike Commercial Specific Plan in Ward 4. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

PUBLIC NOTICE

In reference to Ordinance No. 26-7360, notice is hereby given that the Mayor and City Council of the City of Lebanon, Tennessee, will hold a public hearing at 5:55 PM on March 3, 2026, in the Council Chambers for the purpose of discussing and hearing comments from the citizens on the proposed zoning approval for about 5.04 acres at 1544 Rutledge Lane (Tax Map 59 Parcel 17.01) to RD9 in Ward 1. The public hearing for the proposed amendment is being conducted pursuant to the laws of the State of Tennessee Code Annotated and the City of Lebanon, Tennessee. Copies of the proposed amendment are available for inspection at the following locations: City of Lebanon Mayor's Office, Engineering Office and Planning Office at 200 North Castle Heights Avenue. Questions can be addressed to Joshua Stahle at 444-3647 x2304. The public is welcome to attend.

Individuals needing auxiliary aids for effective communication and/or other reasonable accommodation in programs and services of the City of Lebanon are invited to make their needs and preferences known to the ADA Compliance Coordinator by calling 443-2809.

Continued on next page

Continued on next page

ORDINANCE NO. 26-7368

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO APPROVE A CONTRACT WITH WITT SIGN CO. AND THE RELATED BUDGET
AMENDMENT FOR REPLACEMENT OF THE PYLON SIGN AT THE JIMMY
FLOYD FAMILY CENTER**

WHEREAS, it is now necessary to replace the pylon sign in front of the Jimmy Floyd Family Center; and

WHEREAS, Witt Sign Co. has been selected to replace such pylon sign; and

WHEREAS, funds are available in the JFFC budget, however a budget amendment is necessary appropriate funds in the proper line items.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The Mayor and the Finance Director are hereby authorized to enter into a contract with Witt Sign Co. for the replacement of the pylon sign at the Jimmy Floyd Family Center, as detailed on the contract attached hereto by reference as if appearing verbatim herein, for the amount of Fifteen Thousand, One Hundred Twenty-two Dollars and Nineteen Cents (\$15,122.19).

Section 2. The Mayor and Finance Director are hereby authorized to amend the City of Lebanon 2025 – 2026 fiscal year budget as follows:

Department: Jimmy Floyd Family Center		
From: 12244431-72520	Engineering	\$18,000.00
To: 12244431-79300	Improvements	\$15,130.00
12244431-72600	Maintenance	\$2,870.00

Section 3. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading: _____

Passed second reading: _____

**CITY OF LEBANON ACCTG. DEPT.
BUDGET AMENDMENT FORM
FY 2025-2026**

FOR ACCOUNTING PURPOSES ONLY	
BGT #	_____
POSTED	_____
REF #	_____
INITIALS	_____

DEPARTMENT Jimmy Floyd Family Center

TRANSFER FROM

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
12244431 72520	Engineering	\$ 18,000.00	
	Total	\$ 18,000.00	

TRANSFER TO

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
12244431 79300	Improvements		\$ 15,130.00
12244431 72600	Maintenance		\$ 2,870.00
	Total		\$ 18,000.00

REQUESTED BY	<u>Alex Major</u>	DATE	<u>2/10/2025</u>
DEPARTMENT HEAD	<u>Alex Major</u>	DATE	<u>2/10/2025</u>
FINANCE DIRECTOR	<u>Lindseyll Offenbarger</u>	DATE	_____
MAYOR	_____	DATE	_____

BEFORE THE FACT AFTER THE FACT

REASON FOR THIS TRANSFER:
We will owe our architect approximately 25,000 for design fees by the end of the budget year.
I would like to use the surplus in our engineering line item for replacement of our pylon sign
in front of our building. The cost of that will be approximately 16,000. This will give us enough
in case we run into any added electrical, etc cost. Line item transfer. No money added to budget.



DATE: 12/01/2025	CONTRACT #: 25-1398
SUBMITTED TO: Alex Major	PHONE: (615) 453-4545
NAME/BILLING: City of Lebanon	JOB NAME: Jimmy Floyd Center
STREET: 200 North Castle Heights Avenue	STREET: 511 North Castle Heights Avenue
CITY, STATE, ZIP: Lebanon, TN 37087	CITY, STATE, ZIP: Lebanon, TN 37087

We hereby submit specifications and estimate for: **Top Cabinet Complete with New Faces w/LED Illumination (A)**

Remove customer's existing top cabinet from pole sign.

Dispose of properly, including landfill tipping fees

The cabinet will be steel frame w/.063 aluminum filler.
 The faces will be pan formed high impact Lexan (solar grade) with embossed copy and/or flat painted copy with all painting on the second surface(s), and /or translucent or opaque graphic film applied to the first and/or second surface(s).
 The sign will be complete with LED illumination w/12V 60W power supply.

Total cost including installation	<u>15,918.09</u>
Total	\$ 15,918.09
Less Witt Sign Company Inc. 5% Prepayment Discount	<u>(795.90)</u>
Total Due-Pay	\$ 15,122.19

Taxes Not Applicable

An extra charge will be made for the necessary sign erection permits, electrical permits and/or all other permits and licenses required plus the cost of securing same, or all permits and license required are to be furnished by the customer. This contract authorizes Witt Sign Co., Inc. to act as agent for the purpose of obtaining permits, variances and all necessary documents, approvals and inspections needed before any on-site signs will be allowed for installation and completion for the project being developed at the above address. Filing fees, professional services and consultation required in obtaining permits, variances and/or other documents including engineering necessary for securing permits and approvals will be charged at \$95.00 per man hour plus city planning and permit fees and electrical permit fees. An extra charge will be made if excessive rock is struck or any unforeseen circumstances are encountered. An extra charge will be made for all applicable taxes. Prices quoted do not include feeder lines to separate proposed sign or lighting. Customer warrants he/she owns the property and/or building where the signage is to be installed, or has permission to install the signage on the property and/or the building, from the owner. The parties to this contract hereby agree to resolve all disputes arising out of and related to this contract pursuant to the laws of the State of Tennessee and further agree that since this contract has been originated, been offered and been accepted in the the County of Wilson in the State of TN and further agree that since this contract has been originated, been offered and been accepted in the County of Wilson in the State of Tennessee, any claims arising under this contract may be filed in any Tennessee State Court in Wilson County of competent jurisdiction.

We hereby propose to furnish labor and materials-complete in accordance with the above specifications, for the sum of

Fifteen Thousand One Hundred Twenty-Two Dollars and 19/100 (\$15,122.19) with payment to be made as follows:

Terms: A 5% Prepayment Discount has been allowed.

A 3.5% fee will be added for Credit Card payments.

PRICES: Monthly lease figures include total maintenance of displays, property taxes, insurance (including P.L. and P.D.)

60-month lease	120-month lease	Cash Sale	Maintenance
\$ Mo.	\$ Mo.	\$ 15,122.19	N/A
		N/A	
\$ Deposit	\$ Deposit	\$ 15,122.19	

All materials used are of the highest quality. All work to be completed according to standard practices. Any alteration from specifications must be upon written order and charges adjusted. All agreements are contingent upon strikes, delays or accidents beyond our control.

Toby Vaughn
Sales Representative
(The signature of the sales representative is not binding upon Witt Sign Co., Inc. until accepted by an officer thereof.)

FIRM NAME
BY: _____
(Print Name and Title)
_____, Guarantor
_____, Guarantor

WITT SIGN COMPANY, INC.

Billing Address:

BY: _____

TITLE: _____

DATE: _____

Phone Number: _____

ELECTRIC SIGN MAINTENANCE AGREEMENT

- 1. Replacement and/or repair all defective electrical components within the sign body only, plus external Cell Modem and Temp Sensor are covered.
- 2. Priority Service - Render prompt inspection upon CUSTOMER'S REQUEST.
- 3. Annual external chemical cleaning and resetting of time clock.
- 4. SPECIAL SERVICES: Periodic drive by checking by Witt Sign Company Inc. Special Night Patrol.

RATE PER MONTH

N/A

The services rendered under this contract begin after installation and remain in force for a period of thirty-six (36) months and are to continue thereafter for similar periods unless notice of termination in writing is given thirty (30) days prior to the expiration of such terms.

Signed _____

Date: _____

ORDINANCE NO. 26-7370

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO AUTHORIZE THE PURCHASE OF A PORTION OF TAX MAP 103 PARCEL 30.01,
WALNUT GROVE ROAD, DEED BOOK 2286 PAGE 639**

WHEREAS, Article II, Section 1 (11) of the City of Lebanon Charter requires an ordinance for the acquisition of real property; and

WHEREAS, the city wishes to purchase a portion of Tax Map 103, Parcel 30.01, Walnut Grove Road, Lebanon, Tennessee, Deed Book 2286, Page 639, to provide a future additional entrance to the Lebanon Sports Complex improving traffic flow accessibility and overall site circulation; and

WHEREAS, a budget amendment is required to cover the cost.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The purchase of the portion of Tax Map 103, Parcel 30.01, Walnut Grove Road, Lebanon, Tennessee, Deed Book 2286, Page 639, as detailed on the plat attached hereto by reference as though appearing verbatim herein, for One Hundred, Sixty-Five Thousand Dollars (\$165,000.00) is hereby approved. The Mayor and the Finance Director are hereby authorized to execute all necessary documents related to such purchase.

Section 2. The Mayor and the Finance Director are hereby authorized to amend the City of Lebanon 2025 - 2026 fiscal year budget as follows for the purchase of real property and associated closing costs as follows:

Department: Engineering		
From: 11090000-79000	Budget Fund Balance	\$180,000.00
To: 31444447-79100	Sports Complex – Land	\$180,000.00

Section 3. The City Attorney is hereby authorized to engage an attorney for the closing process of purchasing such property.

Section 4. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading:

Passed second reading:

ORDINANCE NO. 26-_____

AN ORDINANCE OF THE CITY COUNCIL OF LEBANON TO AUTHORIZE THE PURCHASE OF A PORTION OF TAX MAP 103 PARCEL 30.01, WALNUT GROVE ROAD, DEED BOOK 2286 PAGE 639

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WHEREAS, a budget amendment is required to cover the cost.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The purchase of the portion of Tax Map 103, Parcel 30.01, Walnut Grove Road, Lebanon, Tennessee, Deed Book 2286, Page 639, as detailed on the attached plat, attached hereto by reference as though appearing verbatim herein, for One Hundred, Sixty-Five Thousand Dollars (\$165,000.00) is hereby approved. The Mayor and the Finance Director are hereby authorized to execute all necessary documents related to such purchase.

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Department: Engineering		
From: 11090000-79000	Budget Fund Balance	\$180,000.00
To: 31444447-79100	Sports Complex – Land	\$180,000.00

Section 3. The City Attorney is hereby authorized to engage an attorney for the closing process of purchasing such property.

Section 4. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Ordinance No. 26-_____

Page 2

Attest:

Approved:

Director of Finance

Mayor

Approved as to form:

City Attorney

Passed first reading: _____

Passed second reading: _____

**CITY OF LEBANON ACCTG. DEPT.
BUDGET AMENDMENT FORM
FY 2025-2026**

FOR ACCOUNTING PURPOSES ONLY	
BGT #	_____
POSTED	_____
REF #	_____
INITIALS	_____

DEPARTMENT ENGINEERING

RCVD FEB 20 2026

TRANSFER FROM

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11090000-79000	Budget Fund Balance	\$ 180,000.00	
Total		\$ 180,000.00	

TRANSFER TO

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
31444447-79100	Sports Complex - Land		\$ 180,000.00
Total			\$ 180,000.00

REQUESTED BY Jake Pruitte

DATE 2/20/2026

DEPARTMENT HEAD Kristen Rice

DATE 2/20/2026

FINANCE DIRECTOR Lindsey Wolfenbarger

DATE 2/20/26

MAYOR _____

DATE _____

BEFORE THE FACT AFTER THE FACT

REASON FOR THIS TRANSFER:

purchase a portion of a property to be added to the existing sports complex property

REAL ESTATE PURCHASE AND SALE AGREEMENT

This Real Estate Purchase and Sale Agreement (hereinafter referred to as the “Agreement”) is entered into by and between **DEBORAH DORNAN, TRUSTEE OF THE CHARLES DORNAN FAMILY TRUST** dated November 27, 2021, on the one hand (hereinafter referred to as “Seller”), and **THE CITY OF LEBANON, TENNESSEE, a governmental body politic**, on the other hand (hereinafter referred to as “Buyer” and, collectively with Seller, the “Parties”), as of the date that this Agreement is fully executed by the Parties (hereinafter referred to as the “Effective Date”).

W I T N E S S E T H:

1. For and in consideration of the sum of FIVE HUNDRED DOLLARS (\$500.00), cash in hand paid as earnest money (hereinafter referred to as the “Earnest Money”) to **ROCHELLE, MCCULLOCH & AULDS, P.L.L.C.** (hereinafter referred to as the “Escrow Agent”) and in part payment of the Purchase Price (as defined below) paid by Buyer, which Earnest Money shall be refundable to Buyer should this Agreement fail to close (except as provided for herein), Seller hereby agrees to sell and convey unto Buyer, by a good and valid Warranty Deed, a portion of the unaddressed real property located on Walnut Grove Road, Lebanon, Tennessee, being Control Map 103, Parcel 030.01 on the Official Tax Maps of Wilson County, Tennessee, with such portion being purchased being the approximately 3 plus or minus acres as generally depicted as the shaded area on the attached **Exhibit A**, the exact metes and bounds of which will be described in a survey (the “Survey”) to be obtained by Buyer and approved by Seller prior to closing (said tract of land being hereinafter referred to as the "Property").

2. Buyer agrees to purchase the Property and to pay therefore the total sum of **One Hundred Sixty-Five Thousand Dollars (\$165,000.00)** (hereinafter referred to as the “Purchase Price”), cash paid at closing.

3. Buyer warrants to Seller that the Buyer is acquiring the Property to build a public road (the “Road”) through the Property to access the Buyer’s property located immediately north of the Property. In addition to the Purchase Price, and as an inducement for Seller to enter into this Agreement, at closing, Buyer shall grant to Seller a fifty foot (50’) wide (the “Easement Area”) perpetual and assignable easement through the middle of the Property, granting Seller, and Seller’s heirs, successors, and assigns, access to the Road for vehicular ingress/egress and all other access (the “Easement”). The Easement Area shall be depicted on the Survey as generally described herein, subject to final approval by Seller, which such approval Seller shall not unreasonably withhold. The Easement shall be prepared by Seller, subject to approval by Buyer, which such approval Buyer shall not unreasonably withhold, and shall be executed by Buyer at closing. Additionally, for the benefit of the grantees of the Easement, Buyer shall build at its expense an asphalt or concrete driveway and stub out from the Road through the Easement Area to the remaining portion of the property from which the Property is being sold, which shall be completed within three (3) months from the earlier of Buyer’s completion of the Road, or Buyer allowing vehicular traffic on the Road, but in no event longer than two (2) years from closing. Additionally, the Easement shall provide the grantee of the easement the right to later erect a public road built to City’s current standards at the time of construction through the Easement Area unto the remaining property of Seller, at which time the Easement Area would become Public Right of Way. To the extent these obligations contained in this section contemplate actions and obligations after closing, such obligations shall remain following closing.

4. The Earnest Money will be disbursed in accordance with the terms of this Agreement. The Parties hereby authorize Escrow Agent to deposit the Earnest Money in its general escrow or earnest money account, commingled with other escrow funds, and with an FDIC insured state or national bank in Wilson County, Tennessee. The Escrow Agent shall have no duty to pay interest upon or otherwise invest the Earnest Money. In the event Escrow Agent shall become in doubt as to the ownership of the Earnest Money or as to Escrow Agent's duties with respect thereto, Escrow Agent shall have the right to retain possession and control over the said Earnest Money until such time as either (a) the Parties agree in writing as to the disposition of the same or (b) a court of competent jurisdiction enters a final order directing its disposition. In the event of any dispute, Escrow Agent shall additionally be authorized to interplead the Earnest Money to a court of competent jurisdiction, with Escrow Agent's expenses and attorney's fees being a charge against the funds deposited with the court.

5. Subject to this Agreement, Seller and Buyer understand and hereby agree that the sale of the Property is "AS IS, WHERE IS" and that Seller makes no warranties as to the Property or the fitness of the Property for any particular use.

6. Seller and Buyer understand and agree that Seller is exempt from making a Property Condition Disclosure under T.C.A. § 66-5-201, et seq.

7. Buyer shall be responsible for all costs of this transactions, including but not limited to the costs associated with the title search and examination of the Property by Escrow Agent, the premium for the issuance of a standard owner's title insurance policy for the Property by Escrow Agent, the costs associated with the Survey, all of Buyer and Seller's closing fees, the costs associated with the preparation and a Warranty Deed for the Property, any transfer and/or conveyance taxes for

the recording of the Warranty Deed (if any), and any endorsements to the standard owner's title policy desired by Buyer. Seller shall be responsible for Seller's attorney's fees.

8. Seller covenants with Buyer that Seller is lawfully seized and possessed of the Property; that Seller has a good and lawful right to make this conveyance, and that Seller will forever warrant and defend the title thereto against the lawful claims of all persons, whomsoever.

9. In the event of default under the terms of this Agreement by Seller or Buyer, the non-defaulting party shall have the right to specific performance and the right to return/retain the Earnest Money, in addition to any and all other rights and privileges granted to it under the laws of the State of Tennessee, and the defaulting party shall pay all attorney's fees and costs of the non-defaulting party arising out of this Agreement.

10. The closing for the transaction contemplated herein shall be conducted at the law offices of the Escrow Agent at 109 North Castle Heights Avenue, Lebanon, Tennessee 37087. The closing shall take place on or before **thirty (30) days after satisfaction of Buyer's closing conditions outlined in Section 11 below** (hereinafter referred to as the "Closing Deadline").

11. Buyer's obligation to close shall be contingent on the following:

A. Seller providing satisfactory proof to Escrow Agent of Seller's authority to complete the transaction contemplated by this Agreement; and

B. Buyer obtaining the approval of the purchase of the Property and this Agreement by the Lebanon City Council.

C. Buyer's approval of the Seller's proposed Easement Area (if Seller prepares the easement documents)

12. Seller's obligation to close shall be contingent upon:

A. Buyer furnishing payment in satisfaction of the Purchase Price;

B. Seller's approval of the Survey, the Easement Area, and the Easement, which such consent shall not be unreasonably withheld; and,

C. Buyer furnishing an executed and recordable version of the Easement as contemplated by Section 3 above, granting access to the public road that Buyer will construct on the Property.

D. Seller being free to close and sell the Property and not restricted by the Right of First Refusal and Access Easement Agreement, which is of record in Book 2326, Page 1864, in the Register's Office for Wilson County, Tennessee.

13. No addition, modification, or amendment of any term or provision of this Agreement shall be effective unless set forth in writing and signed by both Buyer and Seller.

14. POSSESSION of the Property shall be given on the date of the deed. TIME IS OF THE ESSENCE.

15. Buyer shall not have any right to assign this Agreement, and any attempted assignment shall be void.

16. This Agreement may be executed in any number of counterparts, and it shall be sufficient that the signature of each party appears on one or more such counterparts. All counterparts shall collectively constitute a single agreement. Originals transmitted by facsimile or electronic mail shall be considered original in all respects.

IN WITNESS WHEREOF, the Parties have caused this Agreement to be executed on the dates written below.

SELLER:

**THE CHARLES DORNAN FAMILY
TRUST DATED NOVEMBER 27, 2023**

By: DEBORAH DORNAN, Trustee

Date: _____

BUYER:

CITY OF LEBANON, TENNESSEE

By: _____

Name: _____

Its: _____

Date: _____

EXHIBIT A



CERTIFICATION OF OWNERSHIP AND DEDICATION

I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all streets, alleys, walks, parks and other open spaces to public and private use as noted, along with all necessary easements for the construction of rail and fill slopes, cut and fill ramps, inlet and outlet ditches or channel changes beyond the right-of-way limits of the road.

Signature of Owner _____ Date _____

Signature of Owner _____ Date _____

CERTIFICATE OF ACCURACY

I hereby certify that the plan shown and described hereon is a true and correct survey to the accuracy required by the Lebanon Tennessee Municipal Regional Planning Commission and that the monuments have been placed as shown hereon to the specifications of the State Board of Examiners for Land Surveyors

Registered Surveyor _____ Date _____

CERTIFICATE OF THE APPROVAL OF PUBLIC STREETS

I hereby certify: (1) that the public streets have been installed in an acceptable manner and according to City specifications in the subdivision; (2) that a Letter of Credit in the amount of \$_____ has been posted with the City of Lebanon Department of Public Works to assure completion of all required improvements in case of default.

Name & Title _____ Date _____

CERTIFICATE FOR APPROVAL OF RECORDING

I hereby certify that the subdivision plat shown hereon has been found to comply with the Subdivision Regulations for Lebanon, Tennessee, except for Variances. If any, as noted in the minutes of the Planning Commission and that it has been approved for recording in the Office of the County Registrar.

Secretary of the Planning Commission _____ Date _____

Void unless recorded by _____

CERTIFICATE OF SEWER SYSTEM

I hereby certify: (1) that the sewer system outlined or indicated hereon has been installed in accordance with current State and/or local government requirements; or (2) that a Letter of Credit in the amount of \$_____ has been placed with the City of Lebanon Utilities Department to assure completion of all required sewer improvements in case of default.

Name & Title _____ Date _____

CERTIFICATE OF THE APPROVAL OF WATER SYSTEM

I hereby certify: (1) that the water system outlined or indicated hereon has been installed in accordance with current State and/or local government requirements; or (2) that a Letter of Credit in the amount of \$_____ has been placed with the City of Lebanon Utilities Department to assure completion of all required water improvements in case of default.

Name & Title _____ Date _____

CERTIFICATION OF PROPERTY NUMBERS AND STREET NAMES

I hereby certify that the property numbers assigned herein conform to the Wilson County Emergency Communications District (E-911) policies and the street names conform to the local local Agreement for fire outcall.

Wilson County Communications E-911 District Official _____ Date _____

NOTES

1. THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE LOT 19B OF THE CHARLES DORNAN PROPERTY INTO TWO TRACTS.
2. LOT 19C IS NOT A SUITABLE BUILDING TRACT AND IS TO BE ADDED TO TAX MAP 92, PARCEL 52 00.
3. THE GLOBAL NAVIGATION SATELLITE SYSTEMS (GNSS) PORTION OF THIS SURVEY WAS PERFORMED TO THE FEDERAL GEODETIC CONTROL COMMITTEE, GEOSPATIAL ACCURACY STANDARDS, PART 2: STANDARDS FOR GEODETIC NETWORKS (95% CONFIDENCE).
4. THIS IS A CATEGORY 1 SURVEY AND THE RATIO OF PRECISION OF THE CLOSED TRAVERSE IS IN EXCESS OF 1:10,000 USING TOTAL STATION SURVEY EQUIPMENT BY THE METHOD OF RANDOM TRAVERSE. THIS SURVEY WAS PERFORMED IN COMPLIANCE WITH THE CURRENT TENNESSEE MINIMUM STANDARDS OF PRACTICE.
4. THE UNDERGROUND UTILITIES HAVE NOT BEEN PHYSICALLY LOCATED. ABOVE GRADE AND UNDERGROUND UTILITIES SHOWN WERE TAKEN FROM VISIBLE APPURTANCES AT THE SITE, PUBLIC RECORDS, AND OR MAPS PREPARED BY OTHERS. THIS SURVEYOR MAKE NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED. THE APPROPRIATE UTILITY PROVIDER MUST BE CONTACTED TO CONFIRM AVAILABILITY AND LOCATION OF UTILITIES.
5. ANY AND ALL UTILITIES MAY CARRY ONE OR MORE EASEMENT. PROPERTY OWNER MUST CONTACT APPROPRIATE UTILITY AUTHORITY FOR THE EXACT LOCATION AVAILABILITY AND LOCATION OF UTILITIES.
3. FEDERAL FLOOD NOTE: THIS SUBJECT PROPERTY IS NOT IN AN AREA DESIGNATED AS A SPECIAL FLOOD HAZARD AREA AS GRAPHICALLY INDICATED ON NFIP MAP NO. 4718C0193E, EFFECTIVE DATE 04/25/2024.
4. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF TITLE SEARCH, THEREFORE THIS THIS PROPERTY IS SUBJECT TO ANY FINDINGS THAT A CURRENT AND ACCURATE TITLE SEARCH MAY REVEAL.
5. RECORDING OF THIS PLAT Voids, Vacates and Supercedes PLAT BOOK 29, PAGE 618, WILSON COUNTY, TENNESSEE REGISTER OF DEEDS, AS IT PERTAINS TO LOT 19B.
6. SUBJECT PROPERTY IS A PORTION OF TAX MAP 103 PARCEL 30 01 CONVEYED TO DEBORAH DORNAN IN DEED BOOK 2286, PAGE 639.
7. DRAINAGE EASEMENTS OUTSIDE OF THE DESIGNATED RIGHT-OF-WAYS ARE NOT THE RESPONSIBILITY OF WILSON COUNTY OR THE CITY OF LEBANON.

LEGEND

- IRON PIN FOUND
- IRON PIN SET
- △ PK NAIL FOUND



TENNESSEE STATE PLANE COORDINATE SYSTEM - NAD 1983 VERTICAL DATUM - 1988

TAX MAP 92, PARCEL 52.00
CITY OF LEBANON
DEED BOOK 1870, PAGE 2131
PLAT BOOK 29, PAGE 670



TAX MAP 103, PARCEL 30.01
MARTHA J. DORNAN
DEED BOOK 2286, PAGE 639
PLAT BOOK 29, PAGE 618
REMAINING LAND OF LOT 19B - 7.34 ACRES ±

TAX MAP 103, PARCEL 34.00
MARTHA J. DORNAN
DEED BOOK 2286, PAGE 674
PLAT BOOK 29, PAGE 618

SUBDIVISION OF LOT 19B OF THE CHARLES DORNAN PROPERTY
TAX MAP 103, PARCEL 30.01
21ST CIVIL DISTRICT OF WILSON COUNTY, TENNESSEE

REMAINDER OF LOT 19B - 7.34 ACRES ±
LOT 19C - 136,858 S.F. OR 3.14 ACRES ±

DATE: 2/10/26
REV:



200 N CASTLE HEIGHTS AVE
LEBANON, TN 37087

ORDINANCE NO. 26-7371

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO APPROVE GRANTING A PERPETUAL RIGHT-OF-WAY EASEMENT TO
MIDDLE TENNESSEE ELECTRIC TO SERVE NEW CITY CONSTRUCTION AT
355 WEST BADDOUR PARKWAY**

WHEREAS, the City is constructing a new Animal Services and Codes Facility at 355 West Baddour Parkway; and

WHEREAS, it is now necessary to grant a perpetual Right-of-Way Easement to Middle Tennessee Electric for electric service to the property.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The Right-of-Way Easement between the City of Lebanon and Middle Tennessee Electric for electric service at 355 West Baddour Parkway, Lebanon, Tennessee 37087, attached hereto by reference as if appearing verbatim herein, is hereby approved. The Mayor and Finance Director are hereby authorized to execute such easement.

Section 2. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

Passed first reading: _____

Passed second reading: _____

Right-of-Way

Easement

This instrument prepared by: MTE
555 New Salem Highway, Murfreesboro, TN 37129
rkl Employee Initials



Service Location # 6000497365 Meter Set SO # 16835389 WO# _____

Grantor: City of Lebanon And/by _____

Select one of the following: unmarried married business entity

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the Grantor, whether one or more, does hereby grant unto Middle Tennessee Electric Membership Corporation, a Tennessee not-for-profit corporation ("Grantee" or "MTE"), its affiliates, successors or assigns, a perpetual easement (the "Easement") that, except as may be otherwise indicated on Exhibit 1, if attached, shall be twenty feet (20') from the centerline (total of 40') for any overhead transmission and/or distribution line or system, including anchoring, and ten feet (10') from the centerline (total of 20') for any underground transmission and/or distribution line or system with the right to:

- install, construct, reconstruct, rephase, operate and maintain an electric transmission and/or distribution line or system;
- inspect and make such repairs, changes, alterations, improvements, removals from, substitutions and additions to its facilities as Grantee may from time to time deem advisable, including, by way of example and not by way of limitation, the right to increase or decrease the number of conduits, wires, cables, poles, guy wire and anchors, hand holes, manholes, connection boxes, transformers and transformer enclosures;
- cut, trim and control the growth by chemical means, machinery or otherwise of trees and shrubbery within the Easement, or any tree that may interfere with or threaten to endanger the operation and maintenance of said line or system;
- prohibit, prevent and restrict the planting and/or maintenance of any trees, shrubbery or vegetation not approved in writing by Grantee (except those trees that appear on MTE's approved standard planting guide) which approval may be withheld by Grantee in its sole discretion if it determines said trees, shrubbery or vegetation may in the future interfere with or threaten to endanger the operation and maintenance of said line or system;
- prohibit the planting of any trees, shrubbery or vegetation within 15' of a pole or pad-mounted equipment;
- keep the Easement clear of all buildings, structures or other obstructions;
- license, permit or otherwise agree to the joint use or occupancy of the lines, system or, if any of said system is placed underground, of the trench and related underground facilities, by any other person, association or corporation for electrification, for other utility or commercial purposes;
- install and maintain guy additions to overhead lines if any portion of the lines or system is placed underground;

over, across; and through the land owned by Grantor as further described below (the "Property");

County Wilson State of Tennessee Tax Map: 058M Group: B Parcel: 030.03
 Address 355 W Baddour Parkway Lebanon 37087
House/building# Street/Road Name City Zip

and such Property being of record in Deed Book 2261, Page 2042, Register's Office of the above-named county, and as may be further described according to Exhibit 1 attached hereto and incorporated herein by reference, if attached, together with the right of ingress and egress over adjacent lands of the Grantor, and Grantor's successors and assigns for the purposes of this Easement.

The Grantor agrees that all poles, wires, and other facilities, including any main service entrance equipment, installed in, upon or under the Property at Grantee's expense shall remain the property of the Grantee and removable at the option of the Grantee. The Grantor hereby expressly releases any claims, demands, actions, or causes of action for trespass related to the Grantee's use of this Easement as described herein. The grant and other provisions of this Easement shall run with the land for the benefit of the Grantee, its affiliates, successor and assigns.

IN WITNESS WHEREOF, the Grantor has executed this instrument this _____ day of _____, 202_____.

Print Name/Title of Authorized Signatory

Legal Signature

STATE OF _____

COUNTY OF _____

On the ___ day of _____, 202____, personally appeared before me, the within named bargainer(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Notary Signature My Commission Expires _____

Print Name/Title of Authorized Signatory

Legal Signature

STATE OF _____

COUNTY OF _____

On the ___ day of _____, 202____, personally appeared before me, the within named bargainer(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Notary Signature My Commission Expires _____

ORDINANCE NO. 26-7372

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO APPROVE BIDS AND AWARD CONTRACT FOR THE EQUALIZATION BASIN
AND PUMP STATION, PROJECT NO. CL 23102, AND TO APPROVE THE RELATED
BUDGET AMENDMENT**

WHEREAS, it is now necessary to construct an Equalization Basin and Pump Station;
and

WHEREAS, competitive bidding for this project was opened on January 15, 2026,
wherein the City of Lebanon received the following bids; and

<u>COMPANY</u>	<u>AMOUNT</u>
Judy Construction Company, Inc.	\$18,350,500.00
J. Cumby Construction, Inc.	\$18,845,937.50
Bowen Engineering Corporation	\$18,990,000.00
Harper Construction Company of Tennessee, LLC	\$19,267,000.00
Reeves Young, LLC	\$19,345,000.00
W & O Construction Company, Inc.	\$19,510,000.00
Herrick Company, Inc.	\$19,599,000.00
Cleary Construction, Inc.	\$20,743,000.00
Cumberland Valler Constructors, Inc.	\$20,990,325.00
Smith Contractors, Inc.	\$21,552,000.00

WHEREAS, Water Management Services, LLC recommends Judy Construction
Company, Inc. as the best and lowest bidder for this project; and

WHEREAS, a budget amendment is necessary to cover bid overage and Construction
Engineering Inspection services.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as
follows:

Section 1. The bids opened on January 15, 2026, for the Equalization Basin and
Pump Station, Project No. CL 23102, detailed on the bid tabulation attached hereto by reference
as if appearing verbatim herein, are hereby accepted. Judy Construction Company, Inc. is hereby
approved as the best and lowest bidder. The Mayor and the Finance Director are hereby
authorized to enter into a contract with Judy Construction Company, Inc. for Equalization Basin
and Pump Station, Project No. CL 23102, in the amount of Eighteen Million, Three Hundred
Fifty Thousand, Five Hundred Dollars and No Cents (\$18,350,500.00).

Section 2. The Mayor and Finance Director are hereby authorized to amend the City of Lebanon 2025 – 2026 fiscal year budget as follows:

Department: WWTP		
From: 41190001-79010	Budget Retained Earnings	\$2,400,000.00
To: 411-16520	Construction in Progress WO SO23012	\$2,400,000.00

Section 3. The Mayor and Finance Director are hereby authorized to enter into a contract for Construction Engineering Inspection Services for such project.

Section 4. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Commissioner of Finance & Revenue

Mayor

Approved as to form:

City Attorney

Passed first reading: _____

Passed second reading: _____



SUITE 401
2 INTERNATIONAL PLAZA
NASHVILLE, TENNESSEE 37217

TELEPHONE: 615/366-6088
FAX: 615/366-6203

Water Management Services, LLC

ENGINEERING • PLANNING • OPERATIONS • RATE STUDIES

February 17, 2026

Mrs. Regina Santana, P.E., Utilities Director
City of Lebanon
Lebanon Utilities Department
200 Carver Lane
Lebanon, Tennessee 37087

RE: City of Lebanon, Tennessee
Equalization Basin and Pump Station
C.L. Project No. 23102 (WMS #23157)

Dear Regina:

We have completed our tabulation of the bids received at 2:00 p.m. on January 15, 2026, for the construction of the above referenced project. Our review of the bids for this project found the bids to be correct as read aloud. A copy of the bid tabulation is attached for your review, and a ranking of these bids is as follows:

<u>Ranking</u>	<u>Name of Firm</u>	<u>Total Bid</u>
1	Judy Construction Company, Inc.	\$18,350,500.00
2	J. Cumby Construction, Inc.	\$18,845,937.50
3	Bowen Engineering Corporation	\$18,990,000.00
4	Harper Construction Company of Tennessee, LLC	\$19,267,000.00
5	Reeves Young, LLC	\$19,345,000.00
6	W&O Construction Company, Inc.	\$19,510,000.00
7	Herrick Company, Inc.	\$19,599,000.00
8	Cleary Construction, Inc.	\$20,743,000.00
9	Cumberland Valler Constructors, Inc.	\$20,990,325.00
10	Smith Contractors, Inc.	\$21,552,000.00

As indicated above, Judy Construction Company, Inc. was found to be the lowest bidder for the Equalization Basin and Pump Station project. Judy Construction Company, Inc. has an extensive list of completed water and wastewater projects, and a check of references finds that Judy Construction Company, Inc., has a proven record of satisfactory project completion.

The bidding document for this project allows for the selection of designated items of major equipment. A listing of those major equipment items and the bidder's installed price is also included with the attached bid tabulation. Listed below is our recommendation of manufacturers of the various items of major equipment. If the selection of major equipment is approved, the base bid of \$18,350,500.00 will be reduced by \$62,874.00 resulting in an adjusted base bid of \$18,287,626.00.



<u>Description of Equipment</u>	<u>Name of Recommended Manufacturer</u>
Motor Control Centers	Culter Hammer
Self-Priming Pumps	Gorman Rupp
Submersible Pumps	Barnes
Odor Control System	Evoqua
SCADA System	Prime Controls
Prestressed Tanks	CROM

All bids received for the project exceed the amount budgeted by the Utilities Department. An analysis of the bids found that the height of the equalization basin and the rock anchor requirements were significant factors in the cost of the project. Site limitations reduce the ability to increase the tanks' diameter and thus result in a taller tank for the selected design volume. Discussions with the low bidder and the prestressed tank manufacturer were undertaken to determine what changes could be made to reduce the overall cost of the project. Based on these discussions the recommendation is to reduce the tank height and volume to 8.0 million gallons.

Judy Construction Company, Inc. has agreed to execution of an initial change order to reduce the size of the tank and is offering a reduction in the project bid of (\$1,116,000.00). Therefore, we recommend the award of this project to Judy Construction Company, Inc. contingent upon the execution of an initial change order to reduce the amount of the project to \$17,171,626.00. Subject to the approval of this recommendation of award by the City of Lebanon, a contract can be entered into between the City of Lebanon and Judy Construction Company, Inc. provided they can obtain the required bonds and insurance.

If you should have any questions regarding the above, please contact us.

Respectfully Submitted,


Steven M. Jones, P.E.

Enclosures

ORDINANCE NO. 26-7373

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO AMEND TITLES 11 AND 12 OF THE LEBANON MUNICIPAL CODE TO DELETE
SECTION 11-401(4)(f) AND TO REVISE TITLES IN SECTION 12-104**

WHEREAS, the Lebanon City Council passed Ord. No. 25-7137 to amend Titles 11 and 12 of the Lebanon Municipal Code relative to construction activity; and

WHEREAS, LMC § 11-401(4)(f) Building Operation was intended to be repealed in connection with such amendments but was inadvertently not repealed; and

WHEREAS, it is now necessary to amend LMC § 12-104 by changing “Commissioner of Public Services” to “Executive Director of Engineering and Planning” wherever it appears in that section; and

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. That Title 11 of the Lebanon Municipal Code is hereby amended by repealing Section 11-401(4)(f) in its entirety.

Section 2. The Title 12, Section 12-104 of the Lebanon Municipal Code is hereby amended by replacing “Commissioner of Public Services” with “Executive Director of Engineering and Planning” wherever it appears in that section.

Section 3. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Commissioner of Finance & Revenue

Mayor

Approved as to form:

City Attorney

Passed first reading: _____

Passed second reading: _____

ORDINANCE NO. 26-7374

**AN ORDINANCE OF THE CITY COUNCIL OF LEBANON
TO AUTHORIZE BUDGET AMENDMENTS FOR THE POLICE DEPARTMENT**

WHEREAS, the Lebanon City Council passed Ord. No. 25-7222 on June 17, 2025, to adopt the 2025 – 2026 fiscal year budget; and

WHEREAS, budget amendments are now necessary to appropriate funds collected for schools hosted by the police department; and

WHEREAS, the required budget amendments are detailed on the budget amendment form attached hereto as if appearing verbatim herein.

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, Tennessee, as follows:

Section 1. The Mayor and the Commissioner of Finance and Revenue are hereby authorized to amend the 2025 – 2026 fiscal year budget as follows:

Department: Police

From: 1104-35197	Training FTO Fund Balance	\$11,350.00
To: 11042100-73100	Office Supplies	\$10,000.00
11042100-73200	Operating Supplies	\$1,350.00

Section 2. This ordinance shall take effect immediately upon its passage, the public welfare requiring the same.

Attest:

Approved:

Commissioner of Finance & Revenue

Mayor

Approved as to form:

City Attorney

Passed first reading: _____

Passed second reading: _____

**CITY OF LEBANON ACCTG. DEPT.
BUDGET AMENDMENT FORM
FY 2025-2026**

FOR ACCOUNTING PURPOSES ONLY	
BGT #	_____
POSTED	_____
REF #	_____
INITIALS	_____

DEPARTMENT Police

RCVD FEB 20 2026

TRANSFER FROM

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
1104-35197	Training FTO Fund balance	\$ 11,350.00	
	Total	\$ 11,350.00	

TRANSFER TO

G/L ACCT NO	ACCT DESCRIPTION	DEBIT	CREDIT
11042100-73100	Office Supplies		\$ 10,000.00
11042100-73200	Operating Supplies		\$ 1,350.00
	Total		\$ 11,350.00

REQUESTED BY	<u>William Glover</u>	DATE	<u>2/20/2026</u>
DEPARTMENT HEAD	<u>Mike Justice, Chief of Police</u>	DATE	<u>2/20/2026</u>
FINANCE DIRECTOR	_____	DATE	_____
MAYOR	_____	DATE	_____

BEFORE THE FACT AFTER THE FACT

REASON FOR THIS TRANSFER:

To transfer out of the FTO training fund. We collect this funds from schools that we host through out the current budget year, then transfer into spendable lines.

RESOLUTION NO. 26-2823

A RESOLUTION OF THE CITY COUNCIL OF LEBANON, TENNESSEE

INITIAL RESOLUTION AUTHORIZING THE ISSUANCE OF NOT TO EXCEED EIGHTEEN MILLION FIVE HUNDRED THOUSAND AND NO/100 DOLLARS (\$18,500,000) GENERAL OBLIGATION BONDS OF THE CITY OF LEBANON, TENNESSEE

BE IT RESOLVED by the City Council of the City of Lebanon, Tennessee (the "Municipality") that for the purpose of financing, in whole or in part, the (i) extension, construction, improvement, and equipping of the Municipality's water and sewer system and gas system; (ii) acquisition of all other property, real and personal, appurtenant to the foregoing; (iii) payment of engineering, legal, fiscal and administrative costs incident to the foregoing; (iv) reimbursement to the Municipality for funds previously expended for any of the foregoing; and (v) payment of the costs related to the issuance and sale of the bonds referenced therein, there shall be issued bonds, in one or more series, of said Municipality in the aggregate principal amount of not to exceed \$18,500,000, which shall bear interest at a rate or rates not to exceed six percent (6.00%) per annum. The bonds shall be payable from unlimited ad valorem taxes to be levied on all taxable property within the Municipality provided that the respective portions of the funds, as designated by the Mayor of the Municipality, that finance improvements to the water and sewer system and the gas system, respectively, of the Municipality shall also be payable from but not secured by the revenues of each such respective system.

BE IT FURTHER RESOLVED by the City Council of the Municipality that the Finance Director of the Municipality be, and is, hereby directed and instructed to cause the foregoing initial resolution relative to the issuance of not to exceed \$18,500,000 general obligation bonds to be published in full in a newspaper having a general circulation in the Municipality, for one issue of said paper followed by the statutory notice:

NOTICE

The foregoing resolution has been adopted. Unless within twenty (20) days from the date of publication hereof a petition signed by at least ten percent (10%) of the registered voters of the Municipality shall have been filed with the Finance Director of the Municipality protesting the issuance of the bonds, such bonds will be issued as proposed.

Lindsey Wolfenbarger, Finance Director

Adopted and approved this 3rd day of March, 2026.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

STATE OF TENNESSEE)

COUNTY OF WILSON)

I, Lindsey Wolfenbarger, certify that I am the duly qualified and acting Finance Director of the City of Lebanon, Tennessee, and as such official I further certify that attached hereto is a copy of excerpts from the minutes of a regular meeting of the governing body of the Municipality held on March 3, 2026; that these minutes were promptly and fully recorded and are open to public inspection; that I have compared said copy with the original minute record of said meeting in my official custody; and that said copy is a true, correct and complete transcript from said original minute record insofar as said original record relates to not to exceed \$18,500,000 General Obligation Bonds of said Municipality.

WITNESS my official signature of said Municipality on this the ____ day of March, 2026.

Finance Director

RESOLUTION NO. 26-2824

A RESOLUTION OF THE CITY COUNCIL OF LEBANON, TENNESSEE

A RESOLUTION AUTHORIZING THE ISSUANCE OF GENERAL OBLIGATION BONDS OF THE CITY OF LEBANON TENNESSEE IN THE AGGREGATE PRINCIPAL AMOUNT OF NOT TO EXCEED \$18,500,000, IN ONE OR MORE SERIES; MAKING PROVISION FOR THE ISSUANCE, SALE AND PAYMENT OF SAID BONDS, ESTABLISHING THE TERMS THEREOF AND THE DISPOSITION OF PROCEEDS THEREFROM; AND PROVIDING FOR THE LEVY OF TAXES FOR THE PAYMENT OF PRINCIPAL OF, PREMIUM, IF ANY, AND INTEREST ON THE BONDS

WHEREAS, Sections 9-21-101, et seq., inclusive, of the Tennessee Code Annotated, as amended, authorize the City of Lebanon, Tennessee (the "Municipality"), by resolution of the City Council, to issue and sell bonds to finance public works; and

WHEREAS, the City Council of the Municipality hereby determines that it is necessary and advisable to issue general obligation bonds, in one or more series, for the purpose of financing, in whole or in part, the (i) extension, construction, improvement, and equipping of the Municipality's water and sewer system and gas system; (ii) acquisition of all other property, real and personal, appurtenant to the foregoing; (iii) payment of engineering, legal, fiscal and administrative costs incident to the foregoing; (iv) reimbursement to the Municipality for funds previously expended for any of the foregoing; and (v) payment of the costs related to the issuance and sale of the bonds referenced herein; and

WHEREAS, the City Council of the Municipality has previously adopted an initial resolution (the "Initial Resolution") authorizing the issuance of not to exceed \$18,500,000 for the purposes described above; and

WHEREAS, the Initial Resolution, together with the notice required by Section 9-21-206, Tennessee Code Annotated, as amended, will be published as required by law; and

WHEREAS, it is the intention of the City Council of the Municipality to adopt this resolution for the purpose of authorizing not to exceed \$18,500,000 in aggregate principal amount of bonds for the above-described purposes, providing for the issuance, sale and payment of said bonds, establishing the terms thereof, and the disposition of proceeds therefrom, and providing for the levy of a tax for the payment of principal thereof, premium, if any, and interest thereon.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Lebanon, Tennessee, as follows:

Section 1. Authority. The bonds authorized by this resolution are issued pursuant to 9-21-101, et seq., Tennessee Code Annotated, as amended, and other applicable provisions of law.

Section 2. Definitions. In addition to the terms defined in the preamble above, the following terms shall have the following meanings in this resolution unless the text expressly or by necessary implication requires otherwise:

(a) "Bonds" means the not to exceed \$18,500,000 General Obligation Bonds of the Municipality, to be dated their date of issuance, and having such series designation or such other dated date as shall be determined by the Mayor pursuant to Section 8 hereof.

(b) "Book-Entry Form" or "Book-Entry System" means a form or system, as applicable, under which physical bond certificates in fully registered form are issued to a Depository, or to its nominee as Registered Owner, with the certificate of bonds being held by and "immobilized" in the custody of such Depository, and under which records maintained by persons, other than the Municipality or the Registration Agent, constitute the written record that identifies, and records the transfer of, the beneficial "book-entry" interests in those bonds.

(c) "Code" means the Internal Revenue Code of 1986, as amended, and all regulations promulgated thereunder.

(d) "Depository" means any securities depository that is a clearing agency under federal laws operating and maintaining, with its participants or otherwise, a Book-Entry System, including, but not limited to, DTC.

(e) "DTC" means the Depository Trust Company, a limited purpose company organized under the laws of the State of New York, and its successors and assigns.

(f) "DTC Participant(s)" means securities brokers and dealers, banks, trust companies and clearing corporations that have access to the DTC System.

(g) "Governing Body" means the City Council of the Municipality.

(h) "Mayor" shall mean the Mayor of the Municipality.

(i) "Municipal Advisor" for the Bonds authorized herein means Cumberland Securities Company, Inc., Knoxville, Tennessee.

(j) "Projects" means the (i) extension, construction, improvement, and equipping of the Municipality's water and sewer system and gas system; (ii) acquisition of all other property, real and personal, appurtenant to the foregoing (iii) payment of engineering, legal, fiscal and administrative costs incident to the foregoing; and (iv) reimbursement to the Municipality for funds previously expended for any of the foregoing.

(k) "Registration Agent" means the registration and paying agent appointed by the Mayor pursuant to the terms hereof, or any successor designated by the Governing Body.

Section 3. Findings of the Governing Body: Compliance with Debt Management Policy.

(a) In conformance with the directive of the State Funding Board of the State of Tennessee, the Municipality has heretofore adopted its Debt Management Policy. The Governing Body hereby finds that the issuance and sale of the Bonds, as proposed herein, is consistent with the Municipality's Debt Management Policy.

(b) The estimated interest expense and costs of issuance of the Bonds have been made available to the Governing Body.

Section 4. Authorization and Terms of the Bonds.

(a) For the purpose of providing funds to finance, in whole or in part, the cost of the Projects and costs incident thereto; reimbursement to the appropriate fund of the Municipality for prior expenditures for the foregoing costs, if applicable; and payment of costs incident to the issuance and sale of the Bonds, there is hereby authorized to be issued bonds, in one or more series, of the Municipality in the aggregate principal amount of not to exceed \$18,500,000. The Bonds shall be issued in one or more series, in fully registered, book-entry form (except as otherwise set forth herein), without coupons, and subject to the adjustments permitted hereunder, shall be known as "General Obligation Bonds", shall be dated their date of issuance, and shall have such series designation or such other dated date as shall be determined by the Mayor pursuant to the terms hereof. The Bonds shall bear interest at a rate or rates not to exceed six percent (6.00%) per annum, payable (subject to the adjustments permitted hereunder) semi-annually on June 1 and December 1 in each year, commencing December 1, 2026. The Bonds shall be issued initially in \$5,000 denominations or integral multiples thereof, as shall be requested by the original purchaser thereof. The Bonds shall mature serially or be subject to mandatory redemption and shall be payable on June 1 of each year, subject to prior optional redemption as hereinafter provided, in the years 2027 through 2056, inclusive, in principal amounts that will provide for approximately level or declining annual debt service, with the final debt service schedule being established by the Mayor, in consultation with the Municipal Advisor, pursuant to Section 8 hereof.

(b) Subject to the adjustments permitted under Section 8 hereof, the Bonds maturing on June 1, 2036 and thereafter shall be subject to redemption prior to maturity at the option of the Municipality on June 1, 2035 and thereafter, as a whole or in part at any time at the redemption price of par plus accrued interest to the redemption date.

If less than all the Bonds shall be called for redemption, the maturities to be redeemed shall be selected by the Governing Body in its discretion. If less than all of the Bonds within a single maturity shall be called for redemption, the interests within the maturity to be redeemed shall be selected as follows:

(i) if the Bonds are being held under a Book-Entry System by DTC, or a successor Depository, the Bonds to be redeemed shall be determined by DTC, or such successor Depository, by lot or such other manner as DTC, or such successor Depository, shall determine; or

(ii) if the Bonds are not being held under a Book-Entry System by DTC, or a successor Depository, the Bonds within the maturity to be redeemed shall be selected by the Registration Agent by lot or such other random manner as the Registration Agent in its discretion shall determine.

(c) Pursuant to the terms hereof, the Mayor is authorized to sell the Bonds, or any maturities thereof, as term bonds ("Term Bonds") with mandatory redemption requirements corresponding to the maturities set forth herein or as determined by the Mayor. In the event any or all the Bonds are sold as Term Bonds, the Municipality shall redeem Term Bonds on redemption dates corresponding to the maturity dates set forth herein, in aggregate principal amounts equal to the maturity amounts established pursuant to the terms hereof for each redemption date, as such maturity amounts may be adjusted pursuant to the terms hereof, at a price of par plus accrued interest thereon to the date of redemption. The Term Bonds to be redeemed within a single maturity shall be selected as follows:

(i) if the Term Bonds are being held under a Book-Entry System by DTC, or a successor Depository, the Term Bonds to be redeemed shall be determined by DTC, or such successor Depository, by lot or such other manner as DTC, or such successor Depository, shall determine; or

(ii) if the Term Bonds are not being held under a Book-Entry System by DTC, or a successor Depository, the Term Bonds within the maturity to be redeemed shall be selected by the Registration Agent by lot or such other random manner as the Registration Agent in its discretion shall determine.

At its option, to be exercised on or before the forty-fifth (45th) day next preceding any such mandatory redemption date, the Municipality may (i) deliver to the Registration Agent for cancellation Term Bonds to be redeemed, in any aggregate principal amount desired, and/or (ii) receive a credit in respect of its redemption obligation under this mandatory redemption provision for any Term Bonds of the maturity to be redeemed which prior to said date have been purchased or redeemed (otherwise than through the operation of this mandatory sinking fund redemption provision) and cancelled by the Registration Agent and not theretofore applied as a credit against any redemption obligation under this mandatory sinking fund provision. Each Term Bond so delivered or previously purchased or redeemed shall be credited by the Registration Agent at 100% of the principal amount thereof on the obligation of the Municipality on such payment date and any excess shall be credited on future redemption obligations in chronological order, and the principal amount of Term Bonds to be redeemed by operation of this mandatory sinking fund provision shall be accordingly reduced. The Municipality shall on or before the forty-fifth (45th) day next preceding each payment date furnish the Registration Agent with its certificate indicating whether or not and to what extent the provisions of clauses (i) and (ii) of this subsection are to be availed of with respect to such payment and confirm that funds for the balance of the next succeeding prescribed payment will be paid on or before the next succeeding payment date.

Notice of any call for redemption shall be given by the Registration Agent on behalf of the Municipality not less than twenty (20) nor more than sixty (60) days prior to the date fixed for redemption by sending an appropriate notice to the registered owners of the Bonds to be redeemed by first-class mail, postage prepaid, at the addresses shown on the Bond registration records of the Registration Agent as of the date of the notice; but neither failure to mail such notice nor any defect in any such notice so mailed shall affect the sufficiency of the proceedings for redemption of any of the Bonds for which proper notice was given. The notice may state that it is conditioned upon the deposit of moneys in an amount equal to the amount necessary to effect the redemption with the Registration Agent no later than the redemption date ("Conditional Redemption"). As long as DTC, or a successor Depository, is the registered owner of the Bonds, all redemption notices shall be mailed by the Registration Agent to DTC, or such successor Depository, as the registered owner of the Bonds, as and when above provided, and neither the Municipality nor the Registration Agent shall be responsible for mailing notices of redemption to DTC Participants or Beneficial Owners. Failure of DTC, or any successor Depository, to provide notice to any DTC Participant or Beneficial Owner will not affect the validity of such redemption. The Registration Agent shall mail said notices as and when directed by the Municipality pursuant to written instructions from an authorized representative of the Municipality (other than for a mandatory sinking fund redemption, notices of which shall be given on the dates provided herein) given at least forty-five (45) days prior to the redemption date (unless a shorter notice period shall be satisfactory to the Registration Agent). From and after the redemption date, all Bonds called for redemption shall cease to bear interest if funds are available at the office of the Registration Agent for the payment thereof and if notice has been duly provided as set forth herein. In the case of a Conditional Redemption, the failure of the Municipality to make funds available in part or in whole on or before the redemption date shall not constitute an event of default, and the Registration Agent shall give immediate notice to the Depository, if applicable, or the affected Bondholders that the redemption did not occur and that the Bonds called for redemption and not so paid remain outstanding.

(d) The Governing Body hereby authorizes and directs the Mayor to appoint the Registration Agent for the Bonds and hereby authorizes the Registration Agent so appointed or the Registration Agent

for the Bonds to maintain Bond registration records with respect to the Bonds, to authenticate and deliver the Bonds as provided herein, either at original issuance or upon transfer, to effect transfers of the Bonds, to give all notices of redemption as required herein, to make all payments of principal and interest with respect to the Bonds as provided herein, to cancel and destroy Bonds which have been paid at maturity or upon earlier redemption or submitted for exchange or transfer, to furnish the Municipality at least annually a certificate of destruction with respect to Bonds cancelled and destroyed, and to furnish the Municipality at least annually an audit confirmation of Bonds paid, Bonds outstanding and payments made with respect to interest on the Bonds. The Mayor is hereby authorized to execute and the Finance Director is hereby authorized to attest such written agreement between the Municipality and the Registration Agent as they shall deem necessary and proper with respect to the obligations, duties and rights of the Registration Agent. The payment of all reasonable fees and expenses of the Registration Agent for the discharge of its duties and obligations hereunder or under any such agreement is hereby authorized and directed.

(e) The Bonds shall be payable, both principal and interest, in lawful money of the United States of America at the main office of the Registration Agent. The Registration Agent shall make all interest payments with respect to the Bonds by check or draft on each interest payment date directly to the registered owners as shown on the Bond registration records maintained by the Registration Agent as of the close of business on the fifteenth day of the month next preceding the interest payment date (the "Regular Record Date") by depositing said payment in the United States mail, postage prepaid, addressed to such owners at their addresses shown on said Bond registration records, without, except for final payment, the presentation or surrender of such registered Bonds, and all such payments shall discharge the obligations of the Municipality in respect of such Bonds to the extent of the payments so made. Payment of principal of and premium, if any, on the Bonds shall be made upon presentation and surrender of such Bonds to the Registration Agent as the same shall become due and payable. All rates of interest specified herein shall be computed on the basis of a three hundred sixty (360) day year composed of twelve (12) months of thirty (30) days each. In the event the Bonds are no longer registered in the name of DTC, or a successor Depository, if requested by the Owner of at least \$1,000,000 in aggregate principal amount of the Bonds, payment of interest on such Bonds shall be paid by wire transfer to a bank within the continental United States or deposited to a designated account if such account is maintained with the Registration Agent and written notice of any such election and designated account is given to the Registration Agent prior to the record date.

(f) Any interest on any Bond that is payable but is not punctually paid or duly provided for on any interest payment date (hereinafter "Defaulted Interest") shall forthwith cease to be payable to the registered owner on the relevant Regular Record Date; and, in lieu thereof, such Defaulted Interest shall be paid by the Municipality to the persons in whose names the Bonds are registered at the close of business on a date (the "Special Record Date") for the payment of such Defaulted Interest, which shall be fixed in the following manner: the Municipality shall notify the Registration Agent in writing of the amount of Defaulted Interest proposed to be paid on each Bond and the date of the proposed payment, and at the same time the Municipality shall deposit with the Registration Agent an amount of money equal to the aggregate amount proposed to be paid in respect of such Defaulted Interest or shall make arrangements satisfactory to the Registration Agent for such deposit prior to the date of the proposed payment, such money when deposited to be held in trust for the benefit of the persons entitled to such Defaulted Interest as in this Section provided. Thereupon, not less than ten (10) days after the receipt by the Registration Agent of the notice of the proposed payment, the Registration Agent shall fix a Special Record Date for the payment of such Defaulted Interest which date shall be not more than fifteen (15) nor less than ten (10) days prior to the date of the proposed payment to the registered Owners. The Registration Agent shall promptly notify the Municipality of such Special Record Date and, in the name and at the expense of the Municipality, not less than ten (10) days prior to such Special Record Date, shall cause notice of the proposed payment of such Defaulted Interest and the Special Record Date therefor to be mailed, first-class postage prepaid, to each registered owner at the address thereof as it appears in the Bond registration records maintained by

the Registration Agent as of the date of such notice. Nothing contained in this Section or in the Bonds shall impair any statutory or other rights in law or in equity of any registered owner arising as a result of the failure of the Municipality to punctually pay or duly provide for the payment of principal of, premium, if any, and interest on the Bonds when due.

(g) The Bonds are transferable only by presentation to the Registration Agent by the registered owner, or his legal representative duly authorized in writing, of the registered Bond(s) to be transferred with the form of assignment included in the form of the Bond completed in full and signed with the name of the registered owner as it appears upon the face of the Bond(s) accompanied by appropriate documentation necessary to prove the legal capacity of any legal representative of the registered owner. Upon receipt of the Bond(s) in such form and with such documentation, if any, the Registration Agent shall issue a new Bond or the Bond to the assignee(s) in \$5,000 denominations, or integral multiples thereof, as requested by the registered owner requesting transfer. The Registration Agent shall not be required to transfer or exchange any Bond during the period commencing on a Regular or Special Record Date and ending on the corresponding interest payment date of such Bond, nor to transfer or exchange any Bond after the publication of notice calling such Bond for redemption has been made, nor to transfer or exchange any Bond during the period following the receipt of instructions from the Municipality to call such Bond for redemption; provided, the Registration Agent, at its option, may make transfers after any of said dates. No charge shall be made to any registered owner for the privilege of transferring any Bond, provided that any transfer tax relating to such transaction shall be paid by the registered owner requesting transfer. The person in whose name any Bond shall be registered shall be deemed and regarded as the absolute owner thereof for all purposes and neither the Municipality nor the Registration Agent shall be affected by any notice to the contrary whether or not any payments due on the Bonds shall be overdue. The Bonds, upon surrender to the Registration Agent, may, at the option of the registered owner, be exchanged for an equal aggregate principal amount of the Bonds of the same maturity in any authorized denomination or denominations.

(h) The Bonds shall be executed in such manner as may be prescribed by applicable law, in the name, and on behalf, of the Municipality with the signature of the Mayor and the attestation of the Finance Director.

(i) Except as otherwise provided in this resolution, the Bonds shall be registered in the name of Cede & Co., as nominee of DTC, which will act as securities depository for the Bonds. References in this Section to a Bond or the Bonds shall be construed to mean the Bond or the Bonds that are held under the Book-Entry System. One Bond for each maturity shall be issued to DTC and immobilized in its custody or a custodian of DTC. The Registration Agent is a custodian and agent for DTC, and the Bond will be immobilized in its custody. A Book-Entry System shall be employed, evidencing ownership of the Bonds in authorized denominations, with transfers of beneficial ownership effected on the records of DTC and the DTC Participants pursuant to rules and procedures established by DTC.

Each DTC Participant shall be credited in the records of DTC with the amount of such DTC Participant's interest in the Bonds. Beneficial ownership interests in the Bonds may be purchased by or through DTC Participants. The holders of these beneficial ownership interests are hereinafter referred to as the "Beneficial Owners." The Beneficial Owners shall not receive the Bonds representing their beneficial ownership interests. The ownership interests of each Beneficial Owner shall be recorded through the records of the DTC Participant from which such Beneficial Owner purchased its Bonds. Transfers of ownership interests in the Bonds shall be accomplished by book entries made by DTC and, in turn, by DTC Participants acting on behalf of Beneficial Owners. **SO LONG AS CEDE & CO., AS NOMINEE FOR DTC, IS THE REGISTERED OWNER OF THE BONDS, THE REGISTRATION AGENT SHALL TREAT CEDE & CO. AS THE ONLY HOLDER OF THE BONDS FOR ALL PURPOSES UNDER THIS RESOLUTION, INCLUDING RECEIPT OF ALL PRINCIPAL OF, PREMIUM, IF ANY, AND INTEREST ON THE BONDS, RECEIPT OF NOTICES, VOTING AND REQUESTING OR**

DIRECTING THE REGISTRATION AGENT TO TAKE OR NOT TO TAKE, OR CONSENTING TO, CERTAIN ACTIONS UNDER THIS RESOLUTION.

Payments of principal, interest, and redemption premium, if any, with respect to the Bonds, so long as DTC is the only owner of the Bonds, shall be paid by the Registration Agent directly to DTC or its nominee, Cede & Co., as provided in the Letter of Representation relating to the Bonds from the Municipality and the Registration Agent to DTC (the "Letter of Representation"). DTC shall remit such payments to DTC Participants, and such payments thereafter shall be paid by DTC Participants to the Beneficial Owners. The Municipality and the Registration Agent shall not be responsible or liable for payment by DTC or DTC Participants for sending transaction statements or for maintaining, supervising or reviewing records maintained by DTC or DTC Participants.

In the event that (1) DTC determines not to continue to act as securities depository for the Bonds, or (2) to the extent permitted by the rules of DTC, the Municipality determines that the continuation of the Book-Entry System of evidence and transfer of ownership of the Bonds would adversely affect their interests or the interests of the Beneficial Owners of the Bonds, then the Municipality shall discontinue the Book-Entry System with DTC or, upon request of such original purchaser, deliver the Bonds to the original purchaser in the form of fully-registered Bonds, as the case may be. If the Municipality fails to identify another qualified securities depository to replace DTC, the Municipality shall cause the Registration Agent to authenticate and deliver replacement Bonds in the form of fully-registered Bonds to each Beneficial Owner. If the purchaser(s) certifies that it intends to hold the Bonds for its own account, then the Municipality may issue certificated Bonds without the utilization of DTC and the Book-Entry System.

THE MUNICIPALITY AND THE REGISTRATION AGENT SHALL NOT HAVE ANY RESPONSIBILITY OR OBLIGATIONS TO ANY PARTICIPANT OR ANY BENEFICIAL OWNER WITH RESPECT TO (i) THE BONDS; (ii) THE ACCURACY OF ANY RECORDS MAINTAINED BY DTC OR ANY DTC PARTICIPANT; (iii) THE PAYMENT BY DTC OR ANY DTC PARTICIPANT OF ANY AMOUNT DUE TO ANY BENEFICIAL OWNER IN RESPECT OF THE PRINCIPAL OF AND INTEREST ON THE BONDS; (iv) THE DELIVERY OR TIMELINESS OF DELIVERY BY DTC OR ANY DTC PARTICIPANT OF ANY NOTICE DUE TO ANY BENEFICIAL OWNER THAT IS REQUIRED OR PERMITTED UNDER THE TERMS OF THIS RESOLUTION TO BE GIVEN TO BENEFICIAL OWNERS; (v) THE SELECTION OF BENEFICIAL OWNERS TO RECEIVE PAYMENTS IN THE EVENT OF ANY PARTIAL REDEMPTION OF THE BONDS; OR (vi) ANY CONSENT GIVEN OR OTHER ACTION TAKEN BY DTC OR ITS NOMINEE, CEDE & CO., AS OWNER.

(j) The Registration Agent is hereby authorized to take such action as may be necessary from time to time to qualify and maintain the Bonds for deposit with DTC, including but not limited to, wire transfers of interest and principal payments with respect to the Bonds, utilization of electronic book entry data received from DTC in place of actual delivery of Bonds and provision of notices with respect to Bonds registered by DTC (or any of its designees identified to the Registration Agent) by overnight delivery, courier service, telegram, telecopy or other similar means of communication. No such arrangements with DTC may adversely affect the interest of any of the owners of the Bonds; provided, however, that the Registration Agent shall not be liable with respect to any such arrangements it may make pursuant to this Section.

(k) The Registration Agent is hereby authorized to authenticate and deliver the Bonds to the original purchaser, upon receipt by the Municipality of the proceeds of the sale thereof and to authenticate and deliver Bonds in exchange for Bonds of the same principal amount delivered for transfer upon receipt of the Bond(s) to be transferred in proper form with proper documentation as hereinabove described. The

Bonds shall not be valid for any purpose unless authenticated by the Registration Agent by the manual signature of an officer thereof on the certificate set forth herein on the Bond form.

(l) In case any Bond shall become mutilated, or be lost, stolen, or destroyed, the Municipality, in its discretion, shall issue, and the Registration Agent, upon written direction from the Municipality, shall authenticate and deliver, a new Bond of like tenor, amount, maturity and date, in exchange and substitution for, and upon the cancellation of, the mutilated Bond, or in lieu of and in substitution for such lost, stolen or destroyed Bond, or if any such Bond shall have matured or shall be able to mature, instead of issuing a substituted Bond the Municipality may pay or authorize payment of such Bond without surrender thereof. In every case, the applicant shall furnish evidence satisfactory to the Municipality and the Registration Agent of the destruction, theft or loss of such Bond, and indemnify satisfactory to the Municipality and the Registration Agent; and the Municipality may charge the applicant for the issue of such new Bond an amount sufficient to reimburse the Municipality for the expense incurred by it in the issue thereof.

Section 5. Source of Payment. The Bonds shall be payable from unlimited ad valorem taxes to be levied on all taxable property within the Municipality provided that the respective portions of the Bonds, as designated by the Mayor of the Municipality, that finance improvements to the water and sewer system and the gas system, respectively, of the Municipality shall also be payable from but not secured by the revenues of each such respective system. For the prompt payment of the principal of, premium, if any, and interest on the Bonds, the full faith and credit of the Municipality are hereby irrevocably pledged.

Section 6. Form of Bonds. The Bonds shall be in substantially the following form, the omissions to be appropriate completed when the Bonds are prepared and delivered:

(Form of Bond)

REGISTERED
Number _____ REGISTERED
\$ _____

UNITED STATES OF AMERICA
STATE OF TENNESSEE
COUNTY OF WILSON
CITY OF LEBANON, TENNESSEE
GENERAL OBLIGATION BOND, SERIES [_____]

Interest Rate: Maturity Date: Date of Bond: CUSIP No.:

Registered Owner:

Principal Amount:

FOR VALUE RECEIVED, the City of Lebanon, Tennessee (the "Municipality") hereby promises to pay to the registered owner hereof, hereinabove named, or registered assigns, in the manner hereinafter provided, the principal amount hereinabove set forth on the maturity date hereinabove set forth (or upon earlier redemption as set forth herein), and to pay interest (computed on the basis of a 360-day year of twelve 30-day months) on said principal amount at the annual rate interest hereinabove set forth from the date hereof until said maturity date or redemption date, said interest being payable on December 1, 2026, and semi-annually thereafter on the first day of June and December in each year until this Bond matures or is redeemed. The principal hereof and interest hereon are payable in lawful money of the United States of America by check or draft at the designated corporate trust office of _____, _____, as registration agent and paying agent (the "Registration Agent"). The

Registration Agent shall make all interest payments with respect to this Bond on each interest payment date directly to the registered owner hereof shown on the Bond registration records maintained by the Registration Agent as of the close of business on the fifteenth day of the month next preceding the interest payment date (the "Regular Record Date") by check or draft mailed to such owner at such owner's address shown on said Bond registration records, without, except for final payment, the presentation or surrender of this Bond, and all such payments shall discharge the obligations of the Municipality to the extent of the payments so made. Any such interest not so punctually paid or duly provided for on any interest payment date shall forthwith cease to be payable to the registered owner on the relevant Regular Record Date; and, in lieu thereof, such defaulted interest shall be payable to the person in whose name this Bond is registered at the close of business on the date (the "Special Record Date") for payment of such defaulted interest to be fixed by the Registration Agent, notice of which shall be given to the owners of the Bonds of the issue of which this Bond is one not less than ten (10) days prior to such Special Record Date. Payment of principal of this Bond shall be made when due upon presentation and surrender of this Bond to the Registration Agent.

Except as otherwise provided herein or in the Resolution, as hereinafter defined, this Bond shall be registered in the name of Cede & Co., as nominee of The Depository Trust Company, New York, New York ("DTC"), which will act as securities depository for the Bonds of the series of which this Bond is one. One Bond for each maturity shall be issued to DTC and immobilized in its custody or a custodian of DTC. The Registration Agent is a custodian and agent for DTC, and the Bond will be immobilized in its custody. A book-entry system shall be employed, evidencing ownership of the Bonds in \$5,000 denominations, or multiples thereof, with transfers of beneficial ownership effected on the records of DTC and the DTC Participants, as defined in the Resolution, pursuant to rules and procedures established by DTC. So long as Cede & Co., as nominee for DTC, is the registered owner of the Bonds, the Municipality and the Registration Agent shall treat Cede & Co. as the only owner of the Bonds for all purposes under the Resolution, including receipt of all principal and maturity amounts of, premium, if any, and interest on the Bonds, receipt of notices, voting and requesting or taking or not taking, or consenting to, certain actions hereunder. Payments of principal, maturity amounts, interest, and redemption premium, if any, with respect to the Bonds, so long as DTC is the only owner of the Bonds, shall be paid directly to DTC or its nominee, Cede & Co. DTC shall remit such payments to DTC Participants, and such payments thereafter shall be paid by DTC Participants to the Beneficial Owners, as defined in the Resolution. Neither the Municipality nor the Registration Agent shall be responsible or liable for payment by DTC or DTC Participants, for sending transaction statements or for maintaining, supervising or reviewing records maintained by DTC or DTC Participants. In the event that (1) DTC determines not to continue to act as securities depository for the Bonds or (2) to the extent permitted by the rules of DTC, the Municipality determines that the continuation of the book-entry system of evidence and transfer of ownership of the Bonds would adversely affect its interests or the interests of the Beneficial Owners of the Bonds, the Municipality may discontinue the book-entry system with DTC. If the Municipality fails to identify another qualified securities depository to replace DTC, the Municipality shall cause the Registration Agent to authenticate and deliver replacement Bonds in the form of fully-registered Bonds to each Beneficial Owner. Neither the Municipality nor the Registration Agent shall have any responsibility or obligations to DTC Participant or any Beneficial Owner with respect to (i) the Bonds; (ii) the accuracy or any records maintained by DTC or any DTC Participant; (iii) the payment by DTC or any DTC Participant of any amount due to any Beneficial Owner in respect of the principal or maturity amounts of and interest on the Bonds; (iv) the delivery or timeliness of delivery by DTC or any DTC Participant of any notice due to any Beneficial Owner that is required or permitted under the terms of the Resolution to be given to Beneficial Owners; (v) the selection of Beneficial Owners to receive payments in the event of any partial redemption of the Bonds; or (vi) any consent given or other action taken by DTC, or its nominee, Cede & Co., as owner.

Bonds of the issue of which this Bond is one maturing on June 1, 2036 and thereafter shall be subject to redemption prior to maturity at the option of the Municipality on June 1, 2035 and thereafter, as a whole or in part at any time at the redemption price of par plus accrued interest to the redemption date.

If less than all the Bonds shall be called for redemption, the maturities to be redeemed shall be designated by the City Council of the Municipality, in its discretion. If less than all the principal amount of the Bonds of a maturity shall be called for redemption, the interests within the maturity to be redeemed shall be selected as follows:

(i) if the Bonds are being held under a Book-Entry System by DTC, or a successor Depository, the amount of the interest of each DTC Participant in the Bonds to be redeemed shall be determined by DTC, or such successor Depository, by lot or such other manner as DTC, or such successor Depository, shall determine; or

(ii) if the Bonds are not being held under a Book-Entry System by DTC, or a successor Depository, the Bonds within the maturity to be redeemed shall be selected by the Registration Agent by lot or such other random manner as the Registration Agent in its discretion shall determine.

[Subject to the credit hereinafter provided, the Municipality shall redeem Bonds maturing _____ on the redemption dates set forth below opposite the maturity dates, in aggregate principal amounts equal to the respective dollar amounts set forth below opposite the respective redemption dates at a price of par plus accrued interest thereon to the date of redemption. DTC, as securities depository for the series of Bonds of which this Bond is one, or such Person as shall then be serving as the securities depository for the Bonds, shall determine the interest of each Participant in the Bonds to be redeemed using its procedures generally in use at that time. If DTC or another securities depository is no longer serving as securities depository for the Bonds, the Bonds to be redeemed within a maturity shall be selected by the Registration Agent in the same manner as is described above for optional redemption. The dates of redemption and principal amount of Bonds to be redeemed on said dates are as follows:

<u>Final Maturity</u>	<u>Redemption Date</u>	<u>Principal Amount of Bonds Redeemed</u>
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*Final Maturity

At its option, to be exercised on or before the forty-fifth (45th) day next preceding any such redemption date, the Municipality may (i) deliver to the Registration Agent for cancellation Bonds to be redeemed, in any aggregate principal amount desired, and/or (ii) receive a credit in respect of its redemption obligation under this mandatory redemption provision for any Bonds of the maturity to be redeemed which prior to said date have been purchased or redeemed (otherwise than through the operation of this mandatory sinking fund redemption provision) and cancelled by the Registration Agent and not theretofore applied as a credit against any redemption obligation under this mandatory sinking fund provision. Each Bond so delivered or previously purchased or redeemed shall be credited by the Registration Agent at 100% of the principal amount thereof on the obligation of the Municipality on such payment date and any excess shall

be credited on future redemption obligations in chronological order, and the principal amount of Bonds to be redeemed by operation of this mandatory sinking fund provision shall be accordingly reduced. The Municipality shall on or before the forty-fifth (45th) day next preceding each payment date furnish the Registration Agent with its certificate indicating whether or not and to what extent the provisions of clauses (i) and (ii) of this subsection are to be availed of with respect to such payment and confirm that funds for the balance of the next succeeding prescribed payment will be paid on or before the next succeeding payment date.]

Notice of any call for redemption shall be given by the Registration Agent not less than twenty (20) nor more than sixty (60) days prior to the date fixed for redemption by sending an appropriate notice to the registered owners of the Bonds to be redeemed by first-class mail, postage prepaid, at the addresses shown on the Bond registration records of the Registration Agent as of the date of the notice; but neither failure to mail such notice nor any defect in any such notice so mailed shall affect the sufficiency of the proceedings for the redemption of any of the Bonds for which proper notice was given. The notice may state that it is conditioned upon the deposit of moneys in an amount equal to the amount necessary to effect the redemption with the Registration Agent no later than the redemption date ("Conditional Redemption"). As long as DTC, or a successor Depository, is the registered owner of the Bonds, all redemption notices shall be mailed by the Registration Agent to DTC, or such successor Depository, as the registered owner of the Bonds, as and when above provided, and neither the Municipality nor the Registration Agent shall be responsible for mailing notices of redemption to DTC Participants or Beneficial Owners. Failure of DTC, or any successor Depository, to provide notice to any DTC Participant will not affect the validity of such redemption. From and after any redemption date, all Bonds called for redemption shall cease to bear interest if funds are available at the office of the Registration Agent for the payment thereof and it notice has been duly provided as set forth in the Resolution, as hereafter defined. In the case of a Conditional Redemption, the failure of the Municipality to make funds available in part or in whole on or before the redemption date shall not constitute an event of default, and the Registration Agent shall give immediate notice to the affected Bondholders that the redemption did not occur and that the Bond called for redemption and not so paid remain outstanding.

This Bond is transferable by the registered owner hereof in person or by such owner's attorney duly authorized in writing at the designated office of the Registration Agent set forth on the front side hereof, but only in the manner, subject to limitations and upon payment of the charges provided in the Resolution, as hereafter defined, and upon surrender and cancellation of this Bond. Upon such transfer, a new Bond or Bonds of authorized denominations of the same maturity and interest rate for the same aggregate principal amount will be issued to the transferee in exchange therefor. The person in whose name this Bond is registered shall be deemed and regarded as the absolute owner thereof for all purposes and neither the Municipality nor the Registration Agent shall be affected by any notice to the contrary whether or not any payments due on the Bond shall be overdue. Bonds, upon surrender to the Registration Agent, may, at the option of the registered owner thereof, be exchanged for an equal aggregate principal amount of the Bonds of the same maturity in authorized denomination or denominations, upon the terms set forth in the Resolution. The Registration Agent shall not be required to transfer or exchange any Bond during the period commencing on a Regular Record Date or Special Record Date and ending on the corresponding interest payment date of such Bond, nor to transfer or exchange any Bond after the notice calling such Bond for redemption has been made, nor during a period following the receipt of instructions from the Municipality to call such Bond for redemption.

This Bond is one of a total authorized issue aggregating \$ _____ and issued by the Municipality to finance, in whole or in part, the (i) extension, construction, improvement, and equipping of the Municipality's water and sewer system and gas system; (ii) acquisition of all other property, real and personal, appurtenant to the foregoing; (iii) payment of engineering, legal, fiscal and administrative costs incident to the foregoing; (iv) reimbursement to the Municipality for funds previously expended for any of

the foregoing; and (v) payment of the costs related to the issuance and sale of the Bonds, pursuant to 9-21-101, et seq., Tennessee Code Annotated, as amended, and pursuant to a resolution adopted by the City Council of the Municipality on March 3, 2026 (the "Resolution").

The Bonds shall be payable from unlimited ad valorem taxes to be levied on all taxable property within the Municipality provided that the respective portions of the Bonds, as designated by the Mayor of the Municipality, that finance improvements to the water and sewer system and the gas system, respectively, of the Municipality shall also be payable from but not secured by the revenues of each such respective system. For the prompt payment of the principal of, premium, if any, and interest on the Bonds, the full faith and credit of the Municipality are hereby irrevocably pledged.

This Bond and the income therefrom are exempt from all present state, county and municipal taxes in Tennessee except (a) Tennessee excise taxes on interest on the Bond during the period the Bond is held or beneficially owned by any organization or entity, other than a sole proprietorship or general partnership, doing business in the State of Tennessee, and (b) Tennessee franchise taxes by reason of the inclusion of the book value of the Bond in Tennessee franchise tax base of any organization or entity, other than a sole proprietorship or general partnership, doing business in the State of Tennessee.

It is hereby certified, recited, and declared that all acts, conditions and things required to exist, happen and be performed precedent to and in the issuance of this Bond exist, happen and be performed precedent to and in the issuance of this Bond exist, have happened and have been performed in due time, form and manner as required by law, and that the amount of this Bond, together with all other indebtedness of the Municipality, does not exceed any limitation prescribed by the constitution and statutes of the State of Tennessee.

IN WITNESS WHEREOF, the Municipality has caused this Bond to be signed by its Mayor and attested by its Finance Director as of the date hereinabove set forth.

CITY OF LEBANON, TENNESSEE

By: FORM – DO NOT SIGN
Mayor

ATTESTED:

FORM - DO NOT SIGN
Finance Director

Transferable and payable at the designated corporate trust office of: _____

Date of Registration: _____

This Bond is one of the issue of Bonds issued pursuant to the Resolution hereinabove described.

Registration Agent

By: _____
Authorized Officer

(FORM OF ASSIGNMENT)

FOR VALUE RECEIVED, the undersigned sells, assigns and transfers unto _____, whose address is _____ (Please insert Federal Identification or Social Security Number of Assignee _____), the within Bond of City of Lebanon, Tennessee, and does hereby irrevocably constitute and appoint _____, attorney, to transfer the said Bond on the records kept for registration thereof with full power of substitution in the premises.

Dated: _____

NOTICE: The signature to this assignment must correspond with the name of the registered owner as it appears on the face of the within Bond in every particular, without alteration or enlargement or any change whatsoever.

Signature guaranteed:

NOTICE: Signature(s) must be guaranteed by a member firm of a Medallion Program acceptable to the Registration Agent

Section 7. Levy of Tax. The Municipality, through its Governing Body, shall annually levy and collect a tax upon all taxable property within the Municipality, in addition to all other taxes authorized by law, sufficient to pay principal of, premium, if any, and interest on the Bonds when due, and for that purpose there is hereby levied a direct annual tax in such amount as may be found necessary each year to pay principal and interest coming due on the Bonds in said year. Principal and interest falling due at any time when there are insufficient funds from this tax levy on hand shall be paid from the current funds of the Municipality and reimbursement therefor shall be made out of the taxes hereby provided to the levied when the same shall have been collected. The tax herein provided may be reduced to the extent of any direct

appropriations from other funds, taxes and revenues of the Municipality to the payment of debt service on the Bonds, including revenues from the various systems described in Section 5.

Section 8. Sale of Bonds.

(a) The Bonds shall be offered for competitive public sale in one or more series, at a price of not less than 98% of par, plus accrued interest, as a whole or in part from time to time as shall be determined by the Mayor, in consultation with the Municipal Advisor. The Bonds, or any series thereof, shall be sold by delivery of bids via physical delivery, mail, fax, or telephone or by electronic bidding means of an internet bidding service as shall be determined by the Mayor, in consultation with the Municipal Advisor.

(b) If the Bonds are sold in more than one series, the Mayor is authorized to cause to be sold in each series an aggregate principal amount of Bonds less than that shown in Section 4 hereof for each series, so long as the total aggregate principal amount of all series issued does not exceed the total aggregate of Bonds authorized to be issued herein.

(c) The Mayor is further authorized with respect to each series of Bonds to:

(1) change the dated date of the Bonds, or any series thereof, to a date other than the date of issuance of the Bonds;

(2) change the designation of the Bonds, or any series thereof, to a designation other than "General Obligation Bonds" and to specify the series designation of the Bonds, or any series thereof;

(3) change the first interest payment date on the Bonds, or any series thereof, to a date other than December 1, 2026, provided that such date is not later than twelve months from the dated date of such series of Bonds;

(4) establish the principal and interest payment dates and the maturity amounts of the Bonds, or any series thereof, provided that (A) the total principal amount of all series of the Bonds does not exceed the total amount of Bonds authorized herein; (B) the final maturity date of each series shall not exceed the final maturity described in Section 4 hereof; and (C) the debt service on each series of the Bonds shall not result in balloon indebtedness that requires the approval of the Director of Local Finance in the State Comptroller's office;

(5) adjust or remove the Municipality's optional redemption provisions of the Bonds, provided that the premium amount to be paid on Bonds or any series thereof does not exceed two percent (2%) of the principal amount thereof;

(6) sell the Bonds, or any series thereof, or any maturities thereof as Term Bonds with mandatory redemption requirements corresponding to the maturities set forth herein or as otherwise determined by the Mayor, as he shall deem most advantageous to the Municipality; and

(7) cause all or a portion of the Bonds to be insured by a bond insurance policy issued by a nationally recognized bond insurance company if such insurance is requested and paid for by the winning bidder of the Bonds, or any series thereof.

The form of the Bond set forth in Section 6 hereof shall be conformed to reflect any changes made pursuant to this Section 8 hereof.

(d) The Mayor is authorized to sell the Bonds, or any series thereof, simultaneously with any other bonds or notes authorized by resolution or resolutions of the Governing Body. The Mayor is further authorized to sell the Bonds, or any series thereof, as a single issue of bonds with any other bonds with substantially similar terms authorized by resolution or resolutions of the Governing Body, in one or more series as the Mayor shall deem to be advantageous to the Municipality and in doing so, the Mayor is authorized to change the designation of the Bonds to a designation other than "General Obligation Bonds"; provided, however, that the total aggregate principal amount of combined bonds to be sold does not exceed the total aggregate principal amount of Bonds authorized by this resolution or bonds authorized by any other resolution or resolutions adopted by the Governing Body.

(e) The Mayor is authorized to award the Bonds, or any series thereof, in each case to the bidder whose bid results in the lowest true interest cost to the Municipality, provided the rate or rates on the Bonds does not exceed the maximum rate prescribed by Section 4 hereof. The award of the Bonds by the Mayor to the lowest bidder shall be binding on the Municipality, and no further action of the Governing Body with respect thereto shall be required.

(f) The Mayor and Finance Director are authorized to cause the Bonds, in book-entry form (except as otherwise permitted herein), to be authenticated and delivered by the Registration Agent to the successful bidder and to execute, publish, and deliver all certificates and documents, including an official statement and closing certificates, as they shall deem necessary in connection with the sale and delivery of the Bonds. The Mayor is hereby authorized to enter into a contract with the Municipal Advisor, for Municipal Advisory services in connection with the sale of the Bonds and to enter into an engagement letter with Bass, Berry & Sims PLC to serve as bond counsel in connection with the Bonds, and all actions heretofore taken by the officers of the Municipality in that regard are hereby ratified and approved.

(g) No Bonds shall be issued until the passage of twenty (20) days from the date of publication of the Initial Resolution, and in no event shall the Bonds be issued if a legally sufficient petition, as defined by Section 9-21-207, Tennessee Code Annotated, is filed within such twenty-day period.

Section 9. Disposition of Bond Proceeds. The proceeds of the sale of the Bonds shall be deposited with a financial institution regulated by the Federal Deposit Insurance Corporation or similar federal agency in a special fund known as the Construction Fund (the "Construction Fund"), with an appropriate series designation, or such other designation as shall be determined by the Mayor to be kept separate and apart from all other funds of the Municipality. The Municipality shall disburse funds in the Construction Fund to pay costs of issuance of the Bonds, including necessary legal, accounting and fiscal expenses, printing, engraving, advertising and similar expenses, administrative and clerical costs, Registration Agent fees, bond insurance premiums, if any, and other necessary miscellaneous expenses incurred in connection with the issuance and sale of the Bonds. Notwithstanding the foregoing, costs of issuance of the Bonds may be withheld from the good faith deposit or purchase price of the Bonds and paid to the Municipal Advisor to be used to pay costs of issuance of the Bonds. The remaining funds in the Construction Fund shall be disbursed solely to pay the costs of the Projects and to reimburse the Municipality for any funds previously expended for costs of the Projects. Money in the Construction Fund shall be secured in the manner prescribed by applicable statutes relative to the securing of public or trust funds, if any, or, in the absence of such a statute, by a pledge of readily marketable securities having at all times a market value of not less than the amount in said Construction Fund. Money in the Construction Fund shall be invested in such investments as shall be permitted by applicable law to the extent permitted by applicable law.

Section 10. Official Statement. The officers of the Municipality, or any of them, are hereby authorized and directed to provide for the preparation and distribution of a Preliminary Official Statement describing each series of the Bonds. After bids have been received and the series of the Bonds have been

awarded, the officers of the Municipality, or any of them, shall make such completions, omissions, insertions and changes in the Preliminary Official Statement not inconsistent with this resolution as are necessary or desirable to complete it as a final Official Statement for purposes of Rule 15c2-12(e)(3) of the Securities and Exchange Commission. The officers of the Municipality, or any of them, shall arrange for the delivery to the successful bidder on each series of the Bonds of a reasonable number of copies of the Official Statement within seven (7) business days after the Bonds have been awarded for delivery, by the successful bidder on each series of the Bonds, to each potential investor requesting a copy of the Official Statement and to each person to whom such bidder and members of its bidding group initially sell the Bonds.

The officers of the Municipality, or any of them, are authorized, on behalf of the Municipality, to deem the Preliminary Official Statement and the Official Statement in final form, each to be final as of its date within the meaning of Rule 15c2-12(b)(1), except for the omission in the Preliminary Official Statement of certain pricing and other information allowed to be omitted pursuant to such Rule 15c2-12(b)(1). The distribution of the Preliminary Official Statement and the Official Statement in final form shall be conclusive evidence that each has been deemed in final form as of its date by the Municipality except for the omission in the Preliminary Official Statement of such pricing and other information.

Notwithstanding the foregoing, no Official Statement is required to be prepared if the Bonds, or any series thereof, are purchased by a purchaser that certifies that such purchaser intends to hold the Bonds, or any series thereof, for its own account and has no present intention to reoffer the Bonds, or any series thereof.

Section 11. Discharge and Satisfaction of Bonds. If the Municipality shall pay and discharge the indebtedness evidenced by any series of the Bonds in any one or more of the following ways:

(a) By paying or causing to be paid, by deposit of sufficient funds as and when required with the Registration Agent, the principal of and interest on such Bonds as and when the same become due and payable;

(b) By depositing or causing to be deposited with any trust company or financial institution whose deposits are insured by the Federal Deposit Insurance Corporation or similar federal agency and which has trust powers (an "Agent"; which Agent may be the Registration Agent) in trust or escrow, on or before the date of maturity or redemption, sufficient money or Defeasance Obligations, as hereafter defined, the principal of and interest on which, when due and payable, will provide sufficient moneys to pay or redeem such Bonds and to pay interest thereon when due until the maturity or redemption date (provided, if such Bonds are to be redeemed prior to maturity thereof, proper notice of such redemption shall have been given or adequate provision shall have been made for the giving of such notice); or

(c) By delivering such Bonds to the Registration Agent for cancellation by it;

and if the Municipality shall also pay or cause to be paid all other sums payable hereunder by the Municipality with respect to such Bonds, or make adequate provision therefor, and by resolution of the Governing Body instruct any such Agent to pay amounts when and as required to the Registration Agent for the payment of principal of and interest on such Bonds when due, then and in that case the indebtedness evidenced by such Bonds shall be discharged and satisfied and all covenants, agreements and obligations of the Municipality to the holders of such Bonds shall be fully discharged and satisfied and shall thereupon cease, terminate and become void.

If the Municipality shall pay and discharge the indebtedness evidenced by any of the Bonds in the manner provided in either clause (a) or clause (b) above, then the registered owners thereof shall thereafter be entitled only to payment out of the money or Defeasance Obligations deposited as aforesaid.

Except as otherwise provided in this Section, neither Defeasance Obligations nor moneys deposited with the Registration Agent pursuant to this Section nor principal or interest payments on any such Defeasance Obligations shall be withdrawn or used for any purpose other than, and shall be held in trust for, the payment of the principal and interest on said Bonds; provided that any cash received from such principal or interest payments on such Defeasance Obligations deposited with the Registration Agent, (A) to the extent such cash will not be required at any time for such purpose, shall be paid over to the Municipality as received by the Registration Agent and (B) to the extent such cash will be required for such purpose at a later date, shall, to the extent practicable, be reinvested in Defeasance Obligations maturing at times and in amounts sufficient to pay when due the principal and interest to become due on said Bonds on or prior to such redemption date or maturity date thereof, as the case may be, and interest earned from such reinvestments shall be paid over to the Municipality, as received by the Registration Agent. For the purposes of this Section, Defeasance Obligations shall direct obligations of, or obligations, the principal of and interest on which are guaranteed by, the United States of America, which obligations shall not be subject to redemption prior to their maturity other than at the option of the registered owner thereof.

Section 12. Federal Tax Matters Related to the Bonds.

(a) The Bonds are expected to be issued as federally tax-exempt bonds. If so issued, the Municipality hereby covenants that it will not use, or permit the use of, any proceeds of the Bonds in a manner that would cause the Bonds to be subjected to treatment under Section 148 of the Code, and applicable regulations thereunder, as an "arbitrage bond". To that end, the Municipality shall comply with applicable regulations adopted under said Section 148. The Municipality further covenants with the registered owners from time to time of the Bonds that it will, throughout the term of the Bonds and through the date that the final rebate, if any, must be made to the United States in accordance with Section 148 of the Code, comply with the provisions of Sections 103 and 141 through 150 of the Code and all regulations proposed and promulgated thereunder that must be satisfied in order that interest on the Bonds shall be and continue to be excluded from gross income for federal income tax purposes under Section 103 of the Code.

(b) It is reasonably expected that the Municipality will reimburse itself for certain expenditures made by it in connection with the Projects by issuing the Bonds. This resolution shall be placed in the minutes of the Governing Body and shall be made available for inspection by the general public at the office of the Governing Body. This resolution constitutes a declaration of official intent under Treas. Reg. §1.150-2.

(c) The Governing Body hereby delegates to the Mayor the authority to designate, and determine whether to designate, any series of the Bonds as "qualified tax-exempt obligations," as defined in Section 265 of the Code, to the extent such series of the Bonds may be designated as such as determined in consultation with bond counsel.

(d) The appropriate officers of the Municipality are authorized and directed, on behalf of the Municipality, to execute and deliver all such certificates and documents that may be required of the Municipality in order to comply with the provisions of this Section related to the issuance of each series of the Bonds.

Section 13. Continuing Disclosure. The Municipality hereby covenants and agrees that it will provide annual financial information and event notices if and as required by Rule 15c2-12 of the Securities Exchange Commission for the Bonds. The Mayor is authorized to execute at the closing of the sale of the

Bonds an agreement for the benefit of and enforceable by the owners of the Bonds specifying the details of the financial information and event notices to be provided and its obligations relating thereto. Failure of the Municipality to comply with the undertaking herein described and to be detailed in said closing agreement shall not be a default hereunder, but any such failure shall entitle the owner or owners of any of the Bonds to take such actions and to initiate such proceedings as shall be necessary and appropriate to cause the Municipality to comply with their undertaking as set forth herein and in said agreement, including the remedies of mandamus and specific performance.

Section 14. Reasonably Expected Economic Life. The "reasonably expected economic life" of the Project within the meaning of Sections 9-21-101, et seq., Tennessee Code Annotated, is greater than the term of the Bonds authorized herein.

Section 15. Resolution a Contract. The provisions of this resolution shall constitute a contract between the Municipality and the registered owners of the Bonds, and after the issuance of the Bonds, no change, variation or alteration of any kind in the provisions of this resolution shall be made in any manner until such time as the Bonds and interest due thereon shall have been paid in full.

Section 16. Separability. If any section, paragraph or provision of this resolution shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such section, paragraph or provision shall not affect any of the remaining provisions of this resolution.

Section 17. Repeal of Conflicting Resolutions and Effective Date. All other resolutions and orders, or parts thereof in conflict with the provisions of this resolution, are, to the extent of such conflict, hereby repealed and this resolution shall be in immediate effect from and after its adoption.

Duly adopted and approved on March 3, 2026.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

STATE OF TENNESSEE)

COUNTY OF WILSON)

I, Lindsey Wolfenbarger, certify that I am the duly qualified and acting Finance Director of City of Lebanon, Tennessee, and as such official I further certify that attached hereto is a copy of excerpts from the minutes of a meeting of the governing body of the Municipality held on March 3, 2026; that these minutes were promptly and fully recorded and are open to public inspection; that I have compared said copy with the original minute record of said meeting in my official custody; and that said copy is a true, correct and complete transcript from said original minute record insofar as said original record relates to the Municipality's General Obligation Bonds.

WITNESS my official signature of said Municipality on this the _____ day of March, 2026.

Finance Director

RESOLUTION NO. 26-2825

**A RESOLUTION OF THE CITY COUNCIL OF LEBANON
TO AUTHORIZE APPLICATION FOR AND ACCEPTANCE OF FUNDS OBTAINED
THROUGH THE BUREAU OF JUSTICE ASSISTANCE GRANT PROGRAM**

WHEREAS, funds have been made available for local governments through the Bureau of Justice Assistance FY25 the Kevin and Avonte Program: reducing injury and death of missing individuals with dementia and developmental disabilities; and

WHEREAS, such program does not require that any funds awarded to a local governmental entity be matched by that local governmental entity; and

WHEREAS, the Lebanon Police Department wishes to apply for and receive funds through the Bureau of Justice Assistance FY25 the Kevin and Avonte Program: reducing injury and death of missing individuals with dementia and developmental disabilities.

NOW, THEREFORE, BE IT RESOLVED by the City of Lebanon, Tennessee, as follows:

Section 1. The Mayor and the Commissioner of Finance Director shall authorize and execute any documentation necessary for the purposes of the Lebanon Police Department applying for and accepting funds in the amount of up to One Hundred, Fifty Thousand Dollars (\$150,000.00) being made available through the Bureau of Justice Assistance Grant Program.

Section 2. The application for and acceptance of any funds awarded to the City of Lebanon through the Bureau of Justice Assistance Grant Program shall not include any City of Lebanon matching funds.

Section 3. This resolution shall take effect immediately upon its passage, the public welfare requiring the same.

Adopted this _____ day of _____, 2026.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney

RESOLUTION NO. 26-2826

**A RESOLUTION OF THE CITY COUNCIL OF LEBANON
TO AUTHORIZE ADVERTISING FOR PROPOSALS FOR ENGINEERING DESIGN
SERVICES FOR LEBANON SPORTS COMPLEX PHASE II**

WHEREAS, the City of Lebanon wishes to proceed with Phase II of the Lebanon Sports Complex to meet current and future recreational and community needs; and

WHEREAS, professional engineering design services are required to prepare plans, specifications, cost estimates, and related documents for Phase II of the project.

NOW, THEREFORE, BE IT RESOLVED by the City of Lebanon, Tennessee, as follows:

Section 1. The Mayor, Finance Director, and Engineering Department are hereby authorized to advertise for proposals for engineering design services for Phase II of Lebanon Sports Complex.

Section 2. This resolution shall take effect immediately upon its passage, the public welfare requiring the same.

Adopted this _____ day of _____, 2026.

Attest:

Approved:

Finance Director

Mayor

Approved as to form:

City Attorney