



211 East Government
Street
Brandon, MS 39042

www.rankincounty.org

RANKIN COUNTY BOARD OF SUPERVISORS Regular Board Meeting

Wednesday, April 15, 2026

**~ Minutes ~
9:00 AM**

**Admin
Regular Board Meeting**

I. CALL TO ORDER

9:00 AM Meeting called to order on Wednesday, April 15, 2026, at Rankin Board Room, 211 East Government Street, Suite A, Brandon, MS.

Attendee Name	Title	Status
Steve Gaines	Supervisor Dist. 4	Present
Brad Calhoun	Supervisor Dist. 3	Present
Sid Scarbrough	President	Present
Phil Schoggen	Supervisor Dist. 2	Present
Jay Bishop	Supervisor Dist. 5	Present
Mark S. Scarborough	Chancery Clerk	Present
Craig Slay	Board Attorney	Present
Keith Hicks	Co. Administrator	Present

II. INVOCATION

Board Attorney, Craig Slay

III. PUBLIC COMMENTS AND RECOGNITION

A. Mara Polk, CMRLS

B. Drew King and Randy King of King 1 LLC, Halton Court, addressed the board regarding drainage issues on two lots purchased on Halton Court.

The following spoke in opposition to continued construction on the two lots purchased by King 1 LLC:

Laura Faulkner, 1051 Halton Court

James Tullos, 1080 Halton Court

Sara & David Snowden, 1075 Halton Court

Jesse Murphree, 1063 Halton Court

Ryan McGuffee, 183 Grants Ferry Cir

- C. Motion to add the following to the agenda:
Set Public Hearing for Thursday, May 28, 2026, at 9:00 a.m. for King
1 LLC Building Permit, 2 lots on Halton Court
(District 2)
RESULT: Passed
MOVER: Brad Calhoun
SECONDER: Phil Schoggen
AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen
- D. Set Public Hearing for Thursday, May 28, 2026, at 9:00 a.m. for King
1 LLC Building Permit, 2 lots on Halton Court
(District 2)
RESULT: Passed
MOVER: Phil Schoggen
SECONDER: Brad Calhoun
AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen
- E. Krystel & Kyris Brown, 445 McLin Cir, addressed the board regarding
the pending application for a private cemetery related to the address
475 McLin Cir.
- F. Supervisor Calhoun left the board meeting at 10:07 a.m.

IV. OLD BUSINESS

Minutes Approval

A. April 6, 2026

RESULT: Passed
MOVER: Jay Bishop
SECONDER: Steve Gaines
AYES: Jay Bishop, Steve Gaines, Sid Scarbrough, Phil Schoggen
ABSENT: Brad Calhoun

V. CONSENT AGENDA

Consent Agenda Items will be considered together and will be approved on a single motion. Any Supervisor desiring to remove an item for separate consideration should so request before approval of the agenda. Discussion items will be considered separately.

RESULT: Passed
MOVER: Jay Bishop
SECONDER: Phil Schoggen
AYES: Jay Bishop, Steve Gaines, Sid Scarbrough, Phil Schoggen
ABSENT: Brad Calhoun

1. APPROVAL OF THE FOLLOWING: **FINANCIAL REPORTS**

- A. Approval of claims docket in the amount of \$11,987,245.68
- B. Acknowledge receipt of Budget and Financial Reports for the
month of April 2026

- C. Budget Amendment for the Board of Supervisors Fund for Tree Cutting Services, Increase of \$500,000.00
- D. Budget Amendment for the EOC Fund for Light Tower, Increase of \$15,815.00
- E. Budget Amendment for the EOC Fund for Langford Replacement Equipment, Increase of \$71,138.68
- F. Acknowledgement of receipt of the Constable Annual Financial Report for year ending 2025 from Gary Windham

GRANTS, AGREEMENTS & LEASES

- G. Request approval for Rankin County Youth Court to apply for a grant through the Office of Juvenile Justice and Delinquency Prevention (OJJDP); this grant will provide additional funding for existing Juvenile Intervention (Drug Treatment) Courts to develop and enhance the services provided to our clients
- H. Acknowledgement of rate sheet associated with agreement between Rankin County and Pafford EMS of Mississippi
- I. Authority for Sheriff or his designee to execute MOU with Best Friends regarding scholarship funds provided to Rankin County Animal Shelter
- J. Authorization for Board President to execute Memorandum of Understanding between Rankin County Sheriff's Department and United States Capitol Police to provide for cost reimbursement where county law enforcement is called upon to provide services requested by USCP
- K. Authority for the Rankin County Sheriff's Office to enter into an Additional Services Agreement with Flock Group, Inc. for in order to view, search and utilize software for license plate detection and authority for Sheriff to sign document
- L. Request approval of Assignment of Residential Leasehold Interest Contract for Sixteenth Section Lands between Rankin County Board of Education and the Rankin County School District and Timothy Wayne Renfroe, II (Lessors) do hereby sell, convey, and warrant unto Danny Overstreet (Lessee)

Other

- M. Approval to accept or reject the disallowance of certain Homestead Exemptions for 2025, and approval to accept disallowance of Homestead Exemption on certain parcels; no penalty will be incurred by owner (See Attached List)

2. AUTHORITY TO ISSUE CHECKS:

DUES, TRAVEL and TRAINING CONFERENCES

- A. Authority to pay registration fees in the amount of \$350.00 for Sara Corneliussen to attend the Negotiations and Talk Tactics Course on June 1 – 2, 2026, in Richland, MS and authority to issue check and pay any travel related expenses
- B. Authority to pay registration fees in the amount of \$150.00 for Sara Corneliussen to attend the Bomb Threats Course on June 15, 2026, in Brandon, MS and authority to issue check and pay any travel related expenses
- C. Authority to pay registration fess in the amount of \$150.00 for Sara Corneliussen to attend the Domestic Violence Course on June 16, 2026, in Brandon, MS and authority to issue check and pay any travel related expenses
- D. Authority to pay registration fees in the amount of \$300.00 each for Thomas Woods and Bailee Polk to attend the Suicide Prevention Course on June 17, 2026, in Brandon, MS and authority to issue check and pay any travel related expenses
- E. Authority for Zach Cotton, Dustin Smith, and Christopher Cousins to attend the Executing Search Warrants Course on May 27 – 28, 2026, in Meridian, MS and authority to pay any travel related expenses
- F. Authority to pay registration fees in the amount of \$350.00 for David Ruth to attend the Mississippi Coroner and Medical Examiner Association (MSCMEA) 2026 Summer Conference on June 23 – 26, 2026, in Biloxi, MS and authority to issue check and pay any travel related expenses
- G. Authority to pay registration fees in the amount of \$250.00 each for Keith Hicks and Wanda Martin to attend the Office of The State Auditor Seminar for Continuing Professional Education on April 20 – 21, 2026, in Brandon, MS and authority to issue check and pay any travel related expenses

- H. Authority to pay registration fees in the amount of \$495.00 each for 5 Supervisors, County Administrator, Comptroller, Assistant Comptroller, and Road Manager and authority to pay registration fees in the amount of \$625.00 each for County Engineer and Board Attorney to attend the Mississippi Association of Supervisors (MAS) 2026 Annual Conference on June 15 – 18, 2026, in Biloxi, MS and authority to issue check upon receipt of invoice and pay any travel related expenses
- I. Authority to pay 2026 International Code Council (ICC) Membership Dues in the amount of \$310.00 for Brian Measells and authority to issue check

Other

- J. Authority to issue check in the amount of \$31,576.27 to Cleary Volunteer Fire Department for Additional Support for the construction of new volunteer fire station, to be paid from Bond Funds
- K. Authority to issue check in the amount of \$4,348.00 to Shell Road Volunteer Fire Department for Additional Support for the purchase of a fire pump and authority to issue check
- L. Authority to reimburse Layla Laird in the amount of \$200.00 for deposit for the Reservoir Community Center

3. Authority to approve the following Inventory Changes:

- A. Approval of the following Inventory Changes to remove items from the county inventory that are broken, duplicates, or obsolete and to surplus items (See attached)

4. Authority to approve the following Personnel

Recommendations: Sheriff's Department: William Deel (Promotion to Certified Adult Detention Officer) at Step 346; Remington Hopson (Promotion to Certified Adult Detention Officer) at Step 346; Kyle Matte (Promotion to Certified Adult Detention Officer) at Step 346; Xiandria Patrick (Promotion to Certified Juvenile Detention Officer) at Step 346;
Road Department: Martez Cobb (New Hire, Driver) at Step 359;

5. Record various documents to be made a permanent part of the minutes

VI. BRETT ISHEE, FIRE COORDINATOR

- A. Discussion of Burn Building

Postponed to a later date

VII. HEWITT PITTMAN, PURCHASE CLERK

A. Supervisor Calhoun returned to the board meeting at 10:09 a.m.

B. Authority to Advertise for the following Term Bids:

1. Asphalt
2. Polypropylene Culverts
3. Crushed Aggregates
4. Gravel
5. Scrub Seal, Slurry Seal, Micro-Surfacing

RESULT: Passed

MOVER: Jay Bishop

SECONDER: Sid Scarbrough

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

VIII. TIM PARKER, COUNTY ENGINEER

A. Demolition and Disposal of Structures – Former Brandon Cement Plant – Approval of Pay Request #2 from 2B Dirt and Contracting, LLC. in the amount of \$164,183.75 and authority to issue check

RESULT: Passed

MOVER: Brad Calhoun

SECONDER: Steve Gaines

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

IX. CRAIG SLAY, BOARD ATTORNEY

Set Public Hearings:

A. Set Public Hearing for Thursday, April 30, 2026, at 9:00 a.m. for Chad Horton Nuisance Property, 151 Church Road (District 2)

RESULT: Passed

MOVER: Phil Schoggen

SECONDER: Brad Calhoun

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

B. Set Public Hearing for Thursday, April 30, 2026, at 9:00 a.m. for Lee Garland Nuisance Property, 340 Kings Ridge Circle (District 2)

RESULT: Passed

MOVER: Phil Schoggen

SECONDER: Brad Calhoun

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

C. Set Public Hearing for Thursday, April 30, 2026, at 9:00 a.m. for Timothy Jones Nuisance Property, 102 Oakdale Circle (District 4)

RESULT: Passed

MOVER: Phil Schoggen

SECONDER: Brad Calhoun

- AYES:** Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen
- D. Set Public Hearing for Thursday, April 30, 2026, at 9:00 a.m. for Elizabeth Ann Douglas Nuisance Property, 629 Jerusalem Church Road (District 1)
- RESULT:** Passed
MOVER: Phil Schoggen
SECONDER: Brad Calhoun
AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen
- E. Set Public Hearing for Thursday, April 30, 2026, at 9:00 a.m. for JGA Holdings LLC Nuisance Property, Highway 471 (District 2)
- RESULT:** Passed
MOVER: Phil Schoggen
SECONDER: Brad Calhoun
AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen
- F. Set Public Hearing for Thursday, April 30, 2026, at 9:00 a.m. for Randy Owens Nuisance Property, 347 Kimberly Avenue (District 3)
- RESULT:** Passed
MOVER: Phil Schoggen
SECONDER: Brad Calhoun
AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen
- G. Set Public Hearing for Thursday, May 4, 2026, at 9:00 a.m. for Bailey Permenter Conditional Use Permit, 291 Baker Lane (District 4)
- RESULT:** Passed
MOVER: Brad Calhoun
SECONDER: Phil Schoggen
AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

Public Hearings:

- H. Public Hearing for Katherine Brown Conditional Use Permit, Arnold Drive (District 4)

1. Action on Katherine Brown

Board Attorney, Craig Slay, opened the public hearing. Hearing no comment, Mr. Slay closed the public hearing.

*Once the hardship no longer exists, the mobile home must be removed from the property.

RESULT: Passed

MOVER: Steve Gaines

SECONDER: Jay Bishop

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- I. Public Hearing for Max Nalder Rezoning Request, Highway 471 (District 4)

1. Action on Max Nalder

Board Attorney, Craig Slay, opened the public hearing.

The following spoke in opposition:

Cindy Jackson, 1486 Hwy 471

Stephen Ingle, 128 Martin Cir

Cameron Yates, Martin Cir (vacant property)

Timothy Huff, 126 Martin Cir

After comments, the applicant addressed some of the concerns raised. Hearing no further comment, Mr. Slay closed the public hearing.

Motion to Deny.

RESULT: Passed

MOVER: Jay Bishop

SECONDER: Phil Schoggen

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

Other:

- J. Acknowledgement of receipt of revised and amended application for private family cemetery from Pamela Hervey related to the address 475 McLin Circle, Florence, MS. Authority to set public hearing for May 4, 2026, to consider whether a private family cemetery limited to 48 total burial plots on ½ acre situated in the SW ¼ of the NW ¼ and the SE ¼ of the NW ¼ of Section 26, T4N, R2E, Rankin County, Mississippi will be authorized

RESULT: Passed

MOVER: Sid Scarbrough

SECONDER: Jay Bishop

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- K. Authority to void the 2024 tax sale and refund the tax sale purchaser for PPIN 86326 & PPIN 84676 and request that the Tax Collector generate a new bill for the 2023 taxes at the base amount. Both properties went into exempt status for the 2024 taxes due to the property owner being a Disabled Veteran, and due to this exemption, there was no tax bill generated for 2024 notifying the property owner of the delinquency for the 2023 taxes

RESULT: Passed

MOVER: Brad Calhoun

SECONDER: Phil Schoggen

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- L. Acknowledgment of receipt of Ad Valorem Tax Agreement (FILOT) between Rankin County, Mississippi, and Encompass Health Rehabilitation Hospital of Flowood, LLC, as finally approved by Mississippi Development Authority. Authority to place fully-approved and final agreement into the Official Minutes of the Rankin County

Board of Supervisors. Authority for copy of final agreement to be provided to Rankin County Tax Assessor, Rankin County Tax Collector and any other persons within county government requiring a copy

RESULT: Passed

MOVER: Phil Schoggen

SECONDER: Jay Bishop

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- M. Authority for Board Attorney to file petition to set aside tax sale and refund tax sale purchaser for 2022 ad valorem taxes assessed to Parcel M1-61

RESULT: Passed

MOVER: Jay Bishop

SECONDER: Sid Scarbrough

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- N. Consideration of and potential action to adopt resolution authorizing ad valorem tax exemptions for Trilogy Communications, Inc. (Pearl, Mississippi, Expansion)

RESULT: Passed

MOVER: Phil Schoggen

SECONDER: Steve Gaines

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

X. KEITH HICKS, COUNTY ADMINISTRATOR

- A. Authorization for Board President to execute Standard AIA contract for replacement of re-roofing and HVAC improvements to Rankin County Justice Center (Rankin County Circuit Courthouse).

Authorization for Board President and/or county administrator to take further actions and do all things necessary to carry out re-roofing and HVAC improvement project. Authorization for County Administrator to issue payment for all services further to contract upon submission of proper invoices and completion of satisfactory services

RESULT: Passed

MOVER: Jay Bishop

SECONDER: Steve Gaines

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- B. Motion to add the following to the agenda:

Authority to adjust the existing Bond Project List to include the Justice Center Re-Roofing Project in the amount of \$1.2 million

RESULT: Passed

MOVER: Steve Gaines

SECONDER: Phil Schoggen

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- C. Authority to adjust the existing Bond Project List to include the Justice Center Re-Roofing Project in the amount of \$1.2 million

RESULT: Passed

MOVER: Steve Gaines

SECONDER: Phil Schoggen

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- D. Acknowledgement of 2025 Monies Received from the Circuit Clerk in the amount of \$43,896.70

RESULT: Passed

MOVER: Sid Scarbrough

SECONDER: Steve Gaines

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- E. Authority to advertise for construction of the new District Attorney's Building Project on Marquette Road

RESULT: Passed

MOVER: Jay Bishop

SECONDER: Brad Calhoun

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- F. Discussion of and potential action on the Florence-Byram Parkway Clearing & Grubbing Project

Authority to award bid to Musgrove Corporation in the amount of \$286,506.06

RESULT: Passed

MOVER: Sid Scarbrough

SECONDER: Jay Bishop

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

XI. ADDITIONAL BUSINESS TO BE DISCUSSED

- A. Motion to add the following to the agenda:
Authority to publish Notice of Request for Proposals (RFP) for Computer-Aided Design hardware/software, Records Management System hardware/software and Jail Management System hardware/software on behalf of Rankin County Sheriff's Department upon final review and approval by legal counsel

RESULT: Passed

MOVER: Jay Bishop

SECONDER: Phil Schoggen

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

- B. Authority to publish Notice of Request for Proposals (RFP) for Computer-Aided Design hardware/software, Records Management System hardware/software and Jail Management System hardware/software on behalf of Rankin County Sheriff's Department upon final review and approval by legal counsel

RESULT: Passed

MOVER: Jay Bishop

SECONDER: Brad Calhoun

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

XII. EXECUTIVE SESSION

A. Motion to discuss the need to go into Executive Session

RESULT: Passed

MOVER: Jay Bishop

SECONDER: Steve Gaines

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

B. Motion to go into Executive Session to discuss potential litigation, county-owned property (medical facility) and potential acquisition of real property

RESULT: Passed

MOVER: Jay Bishop

SECONDER: Steve Gaines

AYES: Jay Bishop, Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

C. Supervisor Bishop left the board meeting at 12:01 p.m.

D. Motion to come out of Executive Session

The record shows that no action was taken.

RESULT: Passed

MOVER: Sid Scarbrough

SECONDER: Steve Gaines

AYES: Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

ABSENT: Jay Bishop

XIII. ADDED ITEMS

A. Motion to add the following to the agenda:

Authority for the Board President and/or County Administrator and/or Board Attorney to enter into an agreement with professionals who are associated with the Exide Battery Corporation Bankruptcy Trust for the purpose of a transaction that will result in a piece of property near the downtown Florence Battery Plant being transferred from the Bankruptcy Trust to Rankin County

RESULT: Passed

MOVER: Sid Scarbrough

SECONDER: Steve Gaines

AYES: Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen

ABSENT: Jay Bishop

B. Authority for the Board President and/or County Administrator and/or Board Attorney to enter into an agreement with professionals who are associated with the Exide Battery Corporation Bankruptcy Trust for the purpose of a transaction that will result in a piece of property near the downtown Florence Battery Plant being transferred from the Bankruptcy Trust to Rankin County, the amount of professional fees will not exceed t \$15,000.00.

RESULT: Passed

MOVER: Sid Scarbrough
SECONDER: Brad Calhoun
AYES: Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen
ABSENT: Jay Bishop

XIV. RECESS UNTIL 04/30/2026, AT 9:00 A.M.

RESULT: Passed
MOVER: Sid Scarbrough
SECONDER: Steve Gaines
AYES: Steve Gaines, Brad Calhoun, Sid Scarbrough, Phil Schoggen
ABSENT: Jay Bishop

On this day, Wednesday, April 15, 2026,



A handwritten signature in blue ink, appearing to read "Sid Scarbrough".

SID SCARBROUGH, PRESIDENT
RANKIN COUNTY BOARD OF SUPERVISORS

A handwritten signature in blue ink, appearing to read "Mark S. Scarborough".

MARK S. SCARBOROUGH, CLERK OF THE BOARD