

## REGULAR SESSION

October 9, 2018

The Board of Mayor and Aldermen of the City of McMinnville, Tennessee, met in regular session at its regular meeting place, City Hall, Tuesday, October 9, 2018, at approximately 7:00 p.m. Adequate public notice of the agenda was given by notices posted at City Hall, articles in the Southern Standard newspaper and news reports on the local radio stations. Present were: Mayor Ben Newman; Aldermen Kate Alsbrook, Everett Brock, Ryle Chastain, Steve Harvey, Rachel Kirby and Mike Neal. Absent: None. Others present: Bill Brock, Acting City Administrator; Shirley Durham, City Recorder; Tim Pirtle, City Attorney; and members of the news media and press.

The meeting was presided over by the Honorable Mayor Ben Newman, with Shirley Durham recording the action taken at the meeting.

### CONSIDERATION OF MINUTES

Mayor Newman stated that written copies of the minutes of the regular session of September 25, 2018 had been sent to each member of the Board of Mayor and Aldermen previously. He asked if any member of the Board wished to make any corrections, additions or modifications to the minutes.

Motion was made by Mr. Chastain to dispense with the reading of the minutes and approve them as written. The motion was seconded by Mr. Brock and carried.

### RECOGNITION OF VISITORS

Mayor Newman recognized Paige Northcutt, 115 Polk Street, who stated she was in favor of the renovations to the civic center but was not in favor of the expansion of the wellness center. This would be in direct competition with her business. She would rather the City use her taxpayer money for an indoor pool. She asked the Board to consider building an indoor pool.

### COMMUNICATIONS

Motion was made by Mr. Neal to approve a request from Julie Carr, on behalf of Junior Auxiliary of McMinnville, for permission for street closures for the 33<sup>rd</sup> Annual Christmas in the Park scheduled for December 4, 2018 from 6:00 p.m. to 8:00 p.m. The streets required to be closed include West Court Square, Depot Street, North Spring Street, East Main Street beginning at the intersection beside Magness Library and ending where Main Street connects to Sparta Street. She

asked for streets to be closed from 5:30 p.m. until 9:00 p.m., for a stage, electricity, and extra trash cans. The motion was seconded by Mr. Chastain and carried.

Motion was made by Mr. Neal to approve a request from Robert Newman to close a portion of Colville Street to through traffic on October 27, 2018, from 11:00 a.m. until 5:00 p.m. for their annual Block Party. The motion was seconded by Mr. Chastain and carried

#### PUBLIC HEARING

Mayor Newman declared the meeting open for a Public Hearing to hear comments regarding the rezoning of property located at 418 Oak Hill Drive from R-1 Low Density Residential District to R-2 Medium Density Residential District. He invited anyone present to address the Board and speak either for or against the rezoning.

After a period of time when no one expressed a desire to speak. Mayor Newman declared the Public Hearing closed.

#### UNFINISHED BUSINESS

Alderman Brock stated there was some confusion regarding where citizens could register comments regarding the Magness Drive extension.

Administrator Brock said he would contact the person in charge of the project to find out what the problem was. He will report back.

#### NEW BUSINESS

Motion was made by Mr. Brock to authorize the City to apply for a loan not to exceed \$10,000,000, 20-year term fixed rate with a ten-year rate adjustment, through the Tennessee Municipal Bond Fund for the renovations and addition to the McMinnville Civic Center. The motion was seconded by Mr. Chastain and upon call of the roll Aldermen Alsbrook, Brock, Chastain, Harvey, Kirby, Neal and Mayor Newman voted aye. Voting Nay: None. Motion carried.

Motion was made by Mr. Chastain to authorize Mayor Newman to sign an application to apply for a \$63,000 ARC Grant for Ben Lomand to install WIFI in the downtown area. This is a 50% match. The motion was seconded by Mr. Brock and carried.

#### RESOLUTIONS

Resolution No. 2053, a resolution to authorize the City of McMinnville, Tennessee to accept the low bid from Sain Construction Co. for the McMinnville Civic Center Addition and Renovation in the amount of \$9,228,000.00 for the McMinnville Parks and Recreation Department subject to execution of a mutually agreed contract with the lowest bidder and subject to acquiring

the funding for the project on terms and conditions acceptable to the Board of Mayor & Aldermen for the City of McMinnville; and to authorize the Mayor to sign any required contract documents related to the project; and to express the time when the resolution becomes effective was introduced for adoption.

Motion was made by Mr. Chastain to adopt Resolution No. 2053. The motion was seconded by Mr. Brock and upon call of the roll Aldermen Alsbrook, Brock, Chastain, Harvey, Kirby, Neal and Mayor Newman voted aye. Voting Nay: None. Motion carried.

#### ORDINANCES

Ordinance No. 1780, an ordinance of the City of McMinnville, Tennessee, to change the 30 M.P.H. speed limit to 20 M.P.H. on Highland Drive and a portion of George Huggins Drive; to place the responsibility for erection of speed limit signs with the McMinnville Public Works Department; to set the fine for violation; and to express the time for this ordinance to become effective was introduced for second and final reading.

Motion was seconded by Mr. Neal to pass Ordinance No. 1780 on second and final reading. The motion was seconded by Mr. Chastain and upon call of the roll Aldermen Alsbrook, Brock, Chastain, Harvey, Kirby, Neal and Mayor Newman voted aye. Voting Nay: None. Motion carried.

Ordinance No. 1781, an ordinance of the City of McMinnville, Tennessee, to change the zoning classification of property located at 418 Oak Hill Drive from R-1 Low Density Residential District to R-2 Medium Density Residential District; and to express the time for this ordinance to become effective was introduced for first reading.

Motion was made by Mr. Chastain to pass Ordinance No. 1781 on first reading. The motion died from lack of a second.

#### DEPARTMENTAL REPORTS

Anthony Pelham, Water and Sewer Director, reported there would be a Public Hearing on October 23, 2018 at 5:00 p.m. regarding the \$525,000 CDBG grant the City of McMinnville is applying for to do Water and Sewer Rehab. Members of the Board do not have to attend. This Public Hearing is a requirement of the grant to get input from the citizens. The grant requires a 25% match.

Brad Hennessee, Assistant Public Works Director, reported they met with State officials on September 27<sup>th</sup> regarding the violations at the Transfer Station leased by McMinnville Green.

McMinnville Green and the City of McMinnville are to write a letter setting out a Plan of Action on how McMinnville Green plans to stay in compliance with TDEC regulations. The City of McMinnville as the property owner will be held liable for any future violations.

ANNOUNCEMENTS

Mr. Harvey announced the Parks and Recreation Committee would reconvene their recessed meeting following adjournment.

ADJOURNMENT

There being no further business the meeting adjourned.

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City Recorder

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Mayor