

**BOARD OF MAYOR AND ALDERMEN (BMA)
MINUTES FOR
September 25, 2023**

The Board of Mayor and Aldermen of the City of Tullahoma, Coffee and Franklin Counties, Tennessee assembled at the Municipal Building, in Tullahoma, for a meeting on Monday, September 25, 2023, at 5:30 p.m. with Mayor Ray Knowis presiding and the following named members of the Board of Mayor and Aldermen: Jenna Amacher, Daniel Berry, Kurt Glick, Derick Mann, Jerry Mathis and Bobbie Wilson.

Mr. Jason Quick, City Administrator; Mr. Stephen M. Worsham, City Attorney; Mrs. Sue Wilson, Finance Director; Mr. Charles Rush, Interim Planning Director; and Mrs. Lori Ashley, City Recorder were present at the meeting.

Mayor Ray Knowis called the meeting to order.

City Recorder Lori Ashley called the roll.

The Invocation was said by Christine Jones, and she led the Pledge of Allegiance.

COMMENDATIONS AND CERTIFICATES: N/A

PROCLAMATIONS, AWARDS AND SPECIAL PRESENTATION:

Proclamation recognizing Public Power Week, October 1 – 7, 2023: A week-long celebration of Tullahoma Utilities Authority's year-round service to Tullahoma.

Quarterly report from Tullahoma Area Chamber of Commerce Executive Director, Hope Nunley.

COMMENTS FROM CITIZENS:

Greg Sandlin, 106 Albemarle Drive, spoke in support of rezoning property along N Jackson Street in the Ledford Mill area. Believes this is natural progression and a logical place for growth in the Tullahoma Area.

Jennie Kuebitz, 409 Albemarle Drive, asked the board for their support to serve on the Tullahoma Arts Council.

Patti Mantooh, 306 Setters Lane, asked the board for their support to serve on the Tullahoma Arts Council.

THE AGENDA WAS PRESENTED FOR APPROVAL

A motion was made by Alderman Berry and seconded by Alderman Mathis to approve the agenda.

A motion was made by Alderman Wilson and seconded by Alderman Berry to add; Request to Approve a Permit Request for Special Event Signs in the Public Way for Tullahoma Arts Council Annual Arts Crawl and to waive all permit fees.

On roll call all members voted aye and it was so ordered.

A motion was made by Alderman Glick to remove Item No. 7 from the consent agenda and add it to the first item in new business.

A motion was made by Alderman Berry and seconded by Alderman Mathis to approve the agenda as amended.

On roll call all members present voted aye and it was so ordered.

CONSENT AGENDA:

Item No. 23-167 – Minutes of the September 5, 2023, Special Called Meeting.

Item No. 23-168 – Minutes of the September 11, 2023, Regular Meeting and Public Hearing.

Item No. 23-169 – Request to approve a Permit Request for Special Event Signs in the Public Way for the South Jackson Performing Arts Center Oktoberfest event and waive all permit fees.

Item No. 23-170 – Request to approve a Permit Request for Special Event Signs in the Public Way for the Coffee County One Day of Hope annual charity event and waive all permit fees.

Item No. 23-171 – Set a Public Hearing and First Reading for October 9, 2023, on a request to rezone the property located along S Anderson Street (Coffee County: 127d, group a, parcel 010.00) (24.7 acres) from General Commercial (C-2) to Neighborhood Commercial (C-3) Zoning District.

Item No. 23-172 – Set a Public Hearing and First Reading for October 9, 2023, on a Text Amendment to allow accessory structures to match the side yard setbacks for a dwelling structure for properties zoned in R-1, R-2, and R-3.

Item No. 23-173 – Moved to New Business

Item No. 23-174 – Set a Public Hearing and First Reading for October 9, 2023, to adopt a Floodplain Ordinance per the standard floodplain requirements that align with the State of Tennessee.

Item No. 23-175 – Set a Public Hearing and First Reading for October 9, 2023, a Text Amendment to the Stormwater Ordinance to update recent changes in stormwater quality.

A motion was made by Alderman Berry and seconded by Alderman Glick to approve the consent agenda.

On roll call all members present voted aye and it was so ordered.

REPORTS FROM THE MEMBERS OF THE BOARD OF MAYOR AND ALDERMEN

ALDERMAN WILSON – She invited everyone to attend the guided tour of the Arboretum at 6:30 pm on Wednesday September 27th. She also updated everyone on events happening at South Jackson Performing Arts Center and at the Tullahoma Fine Arts Center.

ALDERMAN MANN – He attended the joint study session with the Planning Commission and CPDC. He attended the Heart / Journey concert and gave praise to the Parks & Recreation Department for their hard work on that event.

ALDERMAN MATHIS – No Report

ALDERMAN BERRY – Congratulated the School Board on being nominated for TSBA. Congratulations to Sergeant Aurther who was named employee of the month, nominated by Justin Blackwell. Thanked the Chamber of Commerce for all the work they do in the community. Enjoyed the Journey concert. Looking forward to the 41A Festival.

ALDERMAN GLICK – He attended the Journey concert and thanked the Parks & Recreation for a great job putting this event on. Encouraged everyone to attend the 41A Festival this coming weekend. Asked for an update on the Johnson Lane Projects. Verizon will be putting a tower in the Turkey Creek Area of Tullahoma. He thanked everyone for calling Verizon.

MAYOR PRO TEM AMACHER – Thanked the board for allowing her to serve as Mayor Pro Tem. Congratulated the 40 under 40 nominees. Working on several projects with the Tullahoma Housing Authority.

MAYOR RAY KNOWIS – Announced two vacancies on the Tullahoma Housing Authority. Attended the Airport Authority and TUA meetings this month. Excited to see the 41A Festival back downtown this year.

CITY ATTORNEY – Mr. Worsham and Mr. Quick have been working together and getting acquainted. He has sent an email to all board members with a list of pending court matters. The fencing has been removed around the cemetery to allow for the widening of Wilson Avenue project. Reviewed the plans with Ralph Graham, Board Members, and others for Revitalizing Downtown.

CITY ADMINISTRATOR – Mr. Quick congratulated the 40 under 40 nominees and thanked the Chamber for putting this event on. Met with Public Works and expressed his appreciation for the work they do. Did a twelve-hour Ride Along with the Police Department this past weekend and saw what our officers face day to day. Completed an SRO site visit at all seven schools. The

Journey concert was well attended and there was a grand slam tournament held this weekend, he thanked the Parks & Recreation Department for all their hard work on both events. Thanked the Kiwanis Club for their work on the 41A Festival, and to the City Departments supporting this event. National Night Out will be held October 3rd, he encouraged everyone to attend.

UNFINISHED BUSINESS:

Ordinance No. 1604 – An Ordinance to amend the zoning map of the City of Tullahoma, Tennessee, as set forth in the Tullahoma Municipal Code, which is Ordinance No. 1392, to re-zone parcels located at 409 E Warren Street from General Commercial (C-2) to Neighborhood Commercial (C-3) zoning district, for passage on the second and final reading.

A motion was made by Alderman Berry and seconded by Alderman Glick to approve Ordinance No. 1604.

On roll call all members voted aye and it was so ordered.

Ordinance No. 1605 – An Ordinance to amend the zoning map of the City of Tullahoma, Tennessee, as set forth in the Tullahoma Municipal Code, which is Ordinance No. 1392, to re-zone parcels located at E Lauderdale St (Coffee County 124N, Group C, Parcel 014.00) from General Commercial (C-2) to Neighborhood Commercial (C-3) zoning district, for passage on the second and final reading.

A motion was made by Alderman Mann and seconded by Alderman Berry to approve Ordinance No. 1605.

On roll call all members present voted aye and it was so ordered.

Ordinance No. 1606 – An Ordinance to amend the Zoning Ordinance of the City of Tullahoma, Tennessee, which is Ordinance No. 1392, by amending article V General Provisions – Section 601 Home Occupations Requirements and Section 403.B. Residential Districts uses permitted upon review (11) Home Occupations, for passage on the second and final reading.

A motion was made by Alderman Berry and seconded by Alderman Amacher to approve Ordinance No. 1606.

On roll call all members present voted aye and it was so ordered.

NEW BUSINESS:

Item No. 23-173 – Set a Public Hearing and First Reading for October 9, 2023, to rezone the property along N Jackson Street (Coffee County: 107, parcel 017.00 and Coffee County 108, parcel 095.00) from Agriculture (AG) to Planned Mixed Use (P-MU) with the following density 350 single family lots, 326 townhomes, and 320 multifamily units on 175 acres with additional conditions from the planning commission.

A motion was made by Alderman Berry and seconded by Alderman Glick to approve Item No. 23-173.

A discussion ensued.

On roll call all members present voted as follows;

Aye(s): Berry, Glick, Knowis, Mann, Mathis, Wilson

Abstain(s): Amacher

The vote being six (6) aye(s), one (1) abstain(s), the motion passed and it was so ordered. *Amacher stated she was abstaining because she owns property next to the proposed development.

Resolution No. 1970 – A Resolution recognizing the Authority of the City Administrator in the Employment Matter of Casta Brice.

A motion was made by Alderman Berry and seconded by Alderman Mann to approve Resolution No. 1970.

On roll call all members present voted aye and it was so ordered.

Item No. 23-176 – Consider approval of a Tennessee Highway Safety Grant Award in the amount of \$28,752.50, with no local match required for the Tullahoma Police Department.

A motion was made by Alderman Berry and seconded by Alderman Mann to approve Item No. 23-176.

On roll call all members present voted aye and it was so ordered.

Item No. 23-177 – Consider approval of the purchase of quint-style fire apparatus from Ferrara Fire Apparatus in the amount of \$1,282,977 for the Tullahoma Fire Department.

A motion was made by Alderman Mann and seconded by Alderman Wilson to approve Item No. 23-177.

On roll call all members present voted aye and it was so ordered.

Item No. 23-178 – Consider the Appointment of Jennie Kuebitz and Patti Mantooth to fill two vacancies on the Tullahoma Arts Council to serve unexpired terms ending August 12, 2024.

A motion was made by Alderman Berry and seconded by Alderman Mann to approve Item No. 23-178.

On roll call all members present voted aye and it was so ordered.

Item No. 23-179 – Consider approval of a Permit Request for Special Event Signs in the Public Way for the Tullahoma Arts Council Annual Arts Crawl and to waive all permit fees.

A motion was made by Alderman Berry and seconded by Alderman Mann to approve Item No. 23-179.

On roll call all members present voted aye and it was so ordered.

There being no further business to come before the Board of Mayor and Alderman at this time, the Board Meeting adjourned at 6:32 p.m.

CITY RECORDER

MAYOR