

BOARD MEETING

JANUARY 24, 2011

The Board of Mayor and Aldermen of the City of Tullahoma, Coffee and Franklin Counties, Tennessee met in a regular session at the Municipal Building, in Tullahoma, on Monday, January 24, 2011, with Mayor Troy Bisby presiding and the following named members of the Board of Mayor and Aldermen: Jimmy Blanks, James Eads, Jerry Mathis, Mike Norris, Greg Sandlin and Mike Stanton. There were seven (7) Board members present.

Louis J. Baltz, City Administrator; Randall Morrison, City Attorney; and Rosemary Womack, City Recorder; were also present at the meeting.

The meeting was opened with an invocation delivered by Dr. Baylon Hilliard and he led the pledge of allegiance to the flag.

PROCLAMATIONS, AWARDS, AND SPECIAL PRESENTATION:

City Administrator, Louis J. Baltz, gave a presentation on a scenario for a transition to Biennial Municipal Elections. He then introduced Ms. Connie Casteel, Coffee County Election Commissioner, and opened the floor up for discussion. Staff was asked to get an attorney general's opinion on changing the Judge's length of term and after that to convert the three page chart into a resolution and bring it back to the Board of Mayor and Aldermen.

Dr. Lynn Sebourn, Chairman of the Tullahoma Area Economic Development Corporation, gave an update and requested to move forward on several important items. He stated there is an item on the agenda later on in the evening that deals directly with their request.

COMMENTS FROM CITIZENS

Dr. Neil Loeffler, 310 Oak Park Circle, stated that as a citizen, he has followed the Tullahoma Area Economic Development Corporation (TAEDC) since its inception. He asked the BMA to continue to support this corporation. Dr. Loeffler also wanted to announce that at the commemoration of Dr. Martin Luther King's birthday that our City Administrator, Mr. Louis J. Baltz III, had received the Dr. Martin Luther King, Jr. Citizenship award from the Tullahoma We Care Committee.

Mr. John Miller, 109 Troon Way, Chairman of the Tullahoma Airport Authority, stated that he does not support the proposed zoning change request.

Mr. Joe Lester, 2011 Country Club Drive, stated that he wrote two letters to the City; one in November and one dated January 13, 2011. He is in opposition to the change and is concerned about what type of precedent that the City will be setting if we grant the request.

Mr. Matt Roberts, 144 Hunters Ridge Drive, stated he is the CEO of Harton Regional Medical Center. His focus is on improving the area around the hospital and he wants to see it zoned for medical development.

Ms. Janie Collie, 290 Acola Lane, Winchester (representing the National Health Care Center) stated that she was appointed and served on the Planning Commission for 9 years. She stated that the land near the airport was never intended to be used as a heavy industrial area and the future growth of the area was intended for aerospace industry and medical types of businesses.

Mr. Tom Campbell, the Director of Development for the National Health Care Corporation (NHC), stated the corporation he represents has invested a lot of money for their planned development in the area near the airport. He urged the BMA to vote "no" to the down zoning of the land near the airport. They do not want to see a recycling center at this location.

Mr. Randy Bean, 289 Concord Road, representing P & M Service, Inc. located at 100 Wilson Street, stated the company has already invested a substantial amount to improve the building. He asked the BMA to approve their request and let the Planning and Codes department do their job.

Mr. Stan McNabb, 100 Cherry Springs Road, stated that Wilson Street is the wrong location for a recycling center, perhaps they should consider the industrial park.

REPORTS FROM THE MEMBERS OF THE BOARD OF MAYOR AND ALDERMEN

ALDERMAN SANDLIN - Mr. Sandlin stated he went to a recent School Board Meeting as a citizen and requested that they consider allowing home schooled children to play sports on the Tullahoma City School teams. He also said he attended the following meetings: Planning Commission, Tullahoma Housing Authority, Manchester Chamber dinner and the Tullahoma Area Chamber of Commerce banquet.

ALDERMAN STANTON - Mr. Stanton stated he attended the following meetings: Martin Luther King March, Tullahoma Area Chamber banquet, Tullahoma Pride Committee, and the Dream Tullahoma Sub Committee.

ALDERMAN MATHIS - Mr. Mathis stated he attended the Planning Commission meeting.

ALDERMAN EADS - Mr. Eads stated he attended the following meetings: Tullahoma Area Chamber of Commerce banquet and the Duck River Utility Commission.

ALDERMAN BLANKS - Dr. Blanks stated that he attended Tullahoma Area Economic Development Corporation meeting and the School Board meeting.

MAYOR PRO-TEM NORRIS - Mr. Norris said he had no report.

MAYOR BISBY - Mayor Bisby said that he attended the Martin Luther King's March on Monday, January 17, 2011. He said he met with the engineers concerning the Cedar Lane Road improvements. Mayor Bisby wanted to say Happy Birthday to Lila Mathews who turned 102 over the past weekend.

CITY ATTORNEY - Mr. Randall Morrison had no report.

CITY ADMINISTRATOR - Mr. Louis J. Baltz III, stated that the Tullahoma Airport Authority Board has three (3) positions that will need to be filled shortly and that if any citizen is interested in being selected for this board, their citizen participation forms will need to be turned in by the close of business on February 11, 2011.

CONSENT AGENDA:

AGENDA ITEM 11-04 - MINUTES OF JANUARY 13, 2011 REGULAR MEETING.

A motion was made by Mr. Mathis and seconded by Mr. Sandlin to approve the minutes of the January 13, 2011 regular meeting.

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

OLD BUSINESS:

ORDINANCE NO. 1410 - AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF TULLAHOMA, TENNESSEE, WHICH IS ORDINANCE NO. 1392, BY AMENDING SECTION 5 -INDUSTRIAL ZONES, PART B - USES PERMITTED ON REVIEW AND PART C - USES PROHIBITED, for passage on second and final reading

Mayor Bisby read the caption for Ordinance No. 1410.

City Administrator and Acting Planning and Codes Director, Mr. Louis J. Baltz III, gave the background information.

A motion was made by Mr. Sandlin and seconded by Mr. Eads to approve Ordinance No. 1410.

A discussion was held among the members of the Board of Mayor and Aldermen.

An amendment to the Ordinance was offered by Mr. Eads and seconded by Dr. Blanks as follows:

In Section 5 Industrial Zones

**A. Allowable Industrial (I) zones uses shall be:
I-2.**

to strike the words "paper manufacturing"

In Section 5 Industrial Zones

B. Uses permitted upon review

to strike the words "1. The following uses may be permitted on review by the Planning Commission." and replace with

1. The following uses may be permitted in an I, Division 1 zone on review by the Planning Commission:

a. all other similar uses which the Planning Commission declares to be special uses

2. The following uses may be permitted in an I, Division 2 zone on review by the Planning Commission:

- a. Acid manufacture.
- b. Blast furnace or coke oven.
- c. Distillation of bones.
- d. Explosives, manufacturer or storage.
- e. Fat rendering, except as an incidental use.
- f. Fertilizer manufacture.
- g. Glue manufacture.
- h. Paper and pulp manufacture.
- i. Municipal or joint (municipal/county) owned and/or operated or private sanitary landfill facility, solid waste management facility, balefill and/or fill facilities, bailing facility, separation facility, and related and accessory uses as regulated in Article.
- j. All other similar uses which the Planning Commission declares to be special uses.

- k. Recycling facility (except Automobile Scrap Yards).
- l. Other uses as approved by the Planning Commission.

C. Uses Prohibited.

Dwelling units, including hotels and motels; elementary and high schools, public or private; yards or lots for scrap or salvage operations or second-hand automobile parts; salvage yards or junk yards; and all uses or structures not of a nature specifically permitted herein.

On roll call all members present voted and the results were as follows:

AYES: Bisby, Blanks, Eads, Mathis, Norris, Sandlin

NAYS: Stanton

The vote being six (6) Ayes and one (1) Nay, the motion passed and it was so ordered.

Action on Ordinance No. 1410 as amended, was deferred since, by law, this amendment must be referred to the Planning Commission for a recommendation after which it will be brought back to the BMA for final consideration.

NEW BUSINESS:

ITEM 11-05 – REQUEST FROM THE TULLAHOMA AREA ECONOMIC DEVELOPMENT CORPORATION

Mayor Bisby read the caption for Agenda Item No. 11-05.

Alderman Blanks gave the background information.

A motion was made by Dr. Blanks and seconded by Mr. Sandlin to approve Alternative No. 1 which is to authorize staff to draft a budget amendment so that the TAEDC can start work in the current fiscal year on the following items:

1. Approval to submit a FY11 budget amendment for one quarter of funding as outlined in the presentation.
2. Approval to start drafting agreement by & between TAEDC & City for employment of a director, after which approval and adoption of a budget, the TAEDC can start search process.
3. After the budget amendment is adopted, as outlined in No. 1 above, approval to begin the process to obtain legal services/attorney with expertise in Tennessee economic and community development law to assist the TAEDC.

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

ITEM 11-06 – APPROVAL OF FIRE PREVENTION & SAFETY GRANT APPLICATION

Mayor Bisby read the caption for Agenda Item 11-106.

Fire Chief Shasteen gave the background information.

A motion was made by Mr. Norris and seconded by Mr. Eads to approve application & authorize the appropriate persons to execute same.

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 Aldermen at this time the Board Meeting adjourned at 7:46 p.m.

CITY RECORDER

MAYOR