

**MINUTES OF THE AGENDA WORK SESSION  
October 11, 2018 – 6:00 pm**

**To Set the Agenda for The  
October 25, 2018 Council Meeting**

The East Ridge City Council met pursuant to notice on October 11, 2018, 6:00 pm, at East Ridge City Hall to set the agenda for the October 25, 2018 Council Meeting and other items.

Mayor Lambert called the meeting to order.

**Present were:** Mayor Lambert, Councilmember Cagle, Councilmember Helton, Councilmember Williams, City Manager Miller, City Attorney Litchford and City Recorder Middleton. Vice Mayor Sewell was not present.

**Old Business:**

**ORDINANCE NO. \_\_\_\_ - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AMENDING TITLE I CHAPTER 4 REGARDING GENERAL ADMINISTRATION (2<sup>nd</sup> and final reading)** – Mayor Lambert stated this is potential second reading of this ordinance. It is on tonight’s regular meeting agenda for first reading.

**RESOLUTION NO. 2825 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AUTHORIZING THE EXPENDITURE OF FUNDS FROM THE CITY’S FUND BALANCE FOR CONSTRUCTION OF A FIELD HOUSE AT THE EAST RIDGE HIGH SCHOOL FOOTBALL STADIUM (tabled 8/9/18)** – City Manager Miller stated he met with Coach Tim James last week to discuss figures for this project. He stated it could be in the range of \$300,000 to \$350,000. Coach James is going to contact some subcontractors to try to get the cost lower. Mr. Miller recommends this item not be removed from the table in tonight’s regular meeting.

**New Business Discussion:**

**PUBLIC HEARING FOR ORDINANCE NO. \_\_\_\_ - Rezoning East Ridge Avenue**

**ORDINANCE NO. \_\_\_\_ - Rezoning East Ridge Avenue (1<sup>st</sup> reading)** – Director Custer stated this was approved by the Planning Commission. The property sits in a split zone with a real estate office. The owner, Wade Trammel would like to use the house for clients who come in from out of town and for short term rentals. C2 commercial zoning would allow for that.

**RESOLUTION NO. \_\_\_\_ - Bids for soccer uniforms (bid opening 10/10/18)** – City Manager Miller stated bid opening was October 10<sup>th</sup> with eight bids received. Parks and Recreation Director Wilson will have a recommendation for the October 25<sup>th</sup> meeting.

**RESOLUTION NO. \_\_\_\_ - Purchase of Radios Through Homeland Security Grant** – Chief Reed stated these grant funds are disbursed through Hamilton County. The City has

already approved a resolution to accept the grant. The Chief would like to use the funds for radios and accessories.

**Grant Consent Agenda:**

1. **RESOLUTION NO.** \_\_\_\_\_ - State Farm Good Neighbor Citizenship Company Grant FY 2019 (to help elderly/disabled homeowners with home repairs using volunteers)
2. **RESOLUTION NO.** \_\_\_\_\_ - America Walks Community Change Grant (\$1,500 grant to help with healthy programming – through community center)

Community Involvement Coordinator Bowers stated that State Farm wants to do a program for lower income and disabled citizens. The City could use volunteer groups and churches to assist. There is no match for this grant and it would be administered through Code Enforcement. Ms. Bowers also stated she is working with Parks and Recreation staff on the American Walks grant which is to help promote healthy lifestyles.

**Other:**

Councilmember Cagle thanked Mr. Miller and the Traffic Shop for getting the Optimist sign put back up.

Councilmembers Williams and Helton had nothing at this time.

Mayor Lambert stated that Mr. Sewell is not here but his property was not impacted by the recent hurricane. The Mayor asked everyone to keep the people affected by the hurricane in their prayers.

The meeting was adjourned.

**REGULAR MEETING OF THE CITY COUNCIL  
OF THE CITY OF EAST RIDGE**

**October 11, 2018  
6:30 pm**

The East Ridge City Council met pursuant to notice on October 11, 2018, 6:30 pm at East Ridge City Hall.

Mayor Lambert called the meeting to order.

Mayor Lambert gave the invocation. All joined in the Pledge of Allegiance to the Flag.

**Present were:** Mayor Lambert, Councilmember Cagle, Councilmember Helton, Councilmember Williams, City Manager Miller, City Attorney Litchford, and City Recorder Middleton. Vice Mayor Sewell was not present.

**Special Proclamation** – Mayor Lambert read and presented a proclamation to Larry Clark, the local coordinator for the Tennessee River Rescue. The Mayor stated he appreciates Mr. Clark very much. Mr. Clark stated he appreciates the City and the Councilmembers who support this effort, plus the public works, Sanitation, Fire and Police Departments for helping. He stated they had 76 volunteers which included the ROTC and a Boy Scout troop.

**Consent Agenda:**

- A. Approval of Minutes September 27, 2018 Agenda Work Session
- B. Approval of Minutes September 27, 2018 Regular Council Meeting
- C. Declaration of Surplus Property

Councilmember Cagle stated he had a correction to the minutes of the regular council meeting. He stated the vote on Ordinance 1082 was not unanimous; it was a 4-1 vote. Councilmember Williams made a motion, seconded by Councilmember Cagle, to approve the Consent Agenda with the correction to the September 27, 2018 regular council meeting minutes. The vote was unanimous. Motion approved.

**Communication from Citizens:**

Earl Wilson, representing the East Ridge Needy Child Fund, thanked all council that have helped put the Pioneer Fest together. It will be held Saturday, October 13<sup>th</sup> from 10 am – 3 pm at Camp Jordan. He stated there will be entertainment and children's activities and the candidates for office will be there.

Councilmember Williams would like to get clarification on what the sign ordinance states about political signs being on city property. City Attorney Litchford stated the sign ordinance does not allow political signs on city property and has no exceptions other than at polling locations 24 hours in advance. Mayor Lambert stated that signs are not allowed on city property, but it

does not state that they cannot be placed on trucks or tents; they just cannot be put in the ground or on a pole. Director Custer stated the language in the political sign ordinance should mimic the language in the sign ordinance for special events.

Denny Manning, 910 Sunnydell Circle, stated early voting starts next week and this event would be 24 hours before the early voting. Mayor Lambert stated it would be more than 24 hours from Saturday until early voting and Camp Jordan is not a polling location. Mr. Manning asked why the candidates were not notified.

**Communication from Councilmembers:**

Councilmember Cagle stated there is a Crown Victoria listed in the surplus memo that is operable and one inoperable. Director Custer stated the one listed is inoperable and the other needs \$2,500 worth of repairs, and the car is not worth that expense. He stated Codes will still have one extra vehicle. Mr. Cagle asked why, when we have many cars sitting around, did Mr. Miller give the new Parks and Recreation Director Wilson a car allowance. Mr. Miller stated that when he retires, Mr. Wilson will get his car, so the car allowance will stop at that time.

Councilmembers Williams and Helton, and Mayor Lambert had nothing further at this time.

**Communication from City Manager:**

City Manager Miller asked City Recorder Middleton to announce the information regarding the tent lottery for the election. Ms. Middleton stated the lottery for tent spaces will be held on October 30<sup>th</sup> at 12 noon in the Council chambers. She stated if there were any candidates present for them to give her their contact information in order for her to send the information and rules of the lottery. She stated all candidates must RSVP in order to be included in the lottery.

**Mayor Lambert added one item under New Business as Item E** – Approval of a potential settlement agreement regarding litigation between the City of East Ridge and the outdoor flea market

**Old Business:**

**ORDINANCE NO. 1082– AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, TO AMEND THE EAST RIDGE CITY CODE, TITLE 8, CHAPTER 1, SECTION 8-101 TITLE “DEFINITION OF ALCOHOLIC BEVERAGES AND CHAPTER 2, SECTION 2-206 TITLED “‘BEER’ DEFINED” (2<sup>nd</sup> and final reading)** - City Attorney Litchford read on caption. Councilmember Helton made a motion, seconded by Councilmember Williams, to approve Ordinance No. 1082 on second and final reading. Mayor Lambert stated this would change the definition of beer in our city code to match the state code. If the state code changes, our city code would also change. Councilmember Cagle stated he does not understand why our city code must comply with state code. Councilmember Williams stated that the City is controlling these events at Camp Jordan by issuing a special event permit. Roll call vote: Vice Mayor Sewell - yes; Councilmember Cagle - no; Councilmember Helton - yes; Councilmember Williams - yes; Mayor Lambert - yes. Motion approved.

**ORDINANCE NO. 1083– AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, TO AMEND ORDINANCE NO. 1078 ENTITLED “AN ORDINANCE TO PROVIDE REVENUE FOR THE CITY OF EAST RIDGE, TENNESSEE FOR THE FISCAL YEAR JULY 1, 2018 TO JUNE 30, 2019 APPROPRIATING THE SAME TO THE PAYMENT OF EXPENSES OF THE MUNICIPAL GOVERNMENT . . .” BY DESIGNATING A PORTION OF THE UNASSIGNED FUND BALANCE OF THE GENERAL FUND AND BY CHANGING THE REVENUES OF THE GENERAL FUND AND BY CHANGING THE EXPENDITURES OF THE GENERAL FUND (2<sup>nd</sup> and final reading)** - City Attorney Litchford read on caption. Councilmember Williams made a motion, seconded by Councilmember Helton, to approve Ordinance No. 1083 on second and final reading. City Manager Miller stated this amendment is for the land purchase for the dog park, the SWAT equipment and the court van insert. The vote was unanimous. Motion approved.

**RESOLUTION NO. 2825– A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AUTHORIZING THE EXPENDITURE OF FUNDS FROM THE CITY’S FUND BALANCE FOR CONSTRUCTION OF A FIELD HOUSE AT THE EAST RIDGE HIGH SCHOOL FOOTBALL STADIUM (tabled 8/9/18)** - City Attorney Litchford read on caption. Mayor Lambert stated this item would be left on the table.

**New Business:**

**ORDINANCE NO. 1084 – AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AMENDING TITLE I CHAPTER 4 REGARDING GENERAL ADMINISTRATION (1<sup>st</sup> reading)** - City Attorney Litchford read on caption. Mr. Litchford stated this ordinance states this position would be a designation as part of a title for a full-time employee, determined by the city manager with council approval, but in the event the city manager seat is vacant, council would set this by appointment. There is a 90-day period of protection where the assistant cannot be removed unless it is for an act of misconduct. In the event the assistant is removed it would not impact the employees’ previous position; that position would be protected. Councilmember Cagle made a motion to pay the Assistant City Manager an additional \$500 per pay period when this person is acting as Assistant City Manager, and when he is not acting as Assistant he would revert to his previous salary. Motion died for lack of a second. Mr. Cagle discussed when Chief Williams was appointed as Deputy City Manager and stated he is trying to do the same thing now. He also discussed the fact that former City Manager Hyatt refused to sign the resolution making Chief Williams the Deputy.

Mayor Lambert stated he was vehemently opposed to City Manager Hyatt leaving. He stated it was clear Mr. Hyatt’s contract would not be renewed and we had to have someone, so council passed the resolution to appoint Mike Williams. Mr. Lambert also stated it is disgraceful how the council has treated city managers in the past. Council decided to run off several people who ably filled this position. Mr. Hyatt was not going to get his contract renewed because he did not agree to fire an employee. He stated there was an individual who the majority of the council wanted gone and Mr. Hyatt would not fire this individual. The Mayor wants the best for this city, but that will never happen if council does not stop playing petty games of “you’re going to do what I say you’re going to do, or I’ve got enough votes to get rid of you.”

Mayor Lambert stated he would like to see the Assistant City Manager be a permanent position, with a title affixed to a current employee and an increase in salary. Councilmember Helton agreed. He stated that we have had multiple city managers step in, such as Eddie Phillips and Freida Wheeler that came in and went out because they would not do the bidding of some councilmembers. It is a revolving door and when the next person does not do what some councilmembers want, they will be gone. Councilmember Williams made a motion that council assign an assistant city manager title to be designated by the City Manager and raise the assistant city manager's pay to \$85,000 at all times. Mr. Williams amended his motion to state that the designated assistant city manager can only be removed by the City Manager. Mr. Cagle stated the salary is too high, but Mr. Miller stated it was not enough. Ms. Helton seconded the motion for discussion purposes. She stated the salary was too low for all the responsibilities.

Mr. Custer came forward to discuss this position. He stated that he and Mr. Miller have discussed this situation over the last 2 years. He stated he started 18 years ago as a volunteer firefighter. He feels he has an obligation to the citizens that we continue to do what needs to be done after Mr. Miller leaves. He also stated he was offered a position in the State Fire Marshal's office but declined the offer. He wants to retire from East Ridge. He will consider the offer once council figures out what the compensation package will be.

Ms. Helton made a motion to amend Mr. Williams' motion to increase the salary to \$95,000. Motion died for lack of a second. At this time, Ms. Helton withdrew her second to the original motion for the salary to be \$85,000. Mr. Williams' original motion died for lack of a second. Councilmember Helton made a motion, seconded by Councilmember Cagle, to table this item. The vote was unanimous. Motion approved.

**RESOLUTION NO. 2859 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, TO APPOINT TWO MEMBERS TO THE EAST RIDGE BEER BOARD-** City Attorney Litchford read on caption. Councilmember Cagle reappointed Charlie Snyder to the Beer Board. Mr. Sewell was not present to appoint his member. Councilmember Helton made a motion, seconded by Councilmember Williams, to approve Resolution No. 2859 to reappoint Charlie Snyder only to the Beer Board. The vote was unanimous. Motion approved.

**RESOLUTION NO. 2860 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, APPROVING A FINANCIAL INCENTIVE PACKAGE IN THE AMOUNT OF \$7,472,309 FOR SOUTHERN HONDA POWERSPORTS, THROUGH THE BORDER REGION TOURISM DEVELOPMENT DISTRICT ACT-** City Attorney Litchford read on caption. Mr. Miller stated the city has been working for several years on getting this dealership in East Ridge. The location of the Southern Honda Powersports dealership will be at 6750 Ringgold Road, next to the Community Baptist Church. He also stated the incentive amount would be based on the projected border region tax dollars. Based on their financials that they submitted, over a period of 22 years total projected taxable sales would be \$243,311,530.00. Based on these figures, \$10,036,601 would be generated in Border Region Sales tax dollars. Southern Honda Powersports would receive 90% of the Border Region tax dollars in the first six years, 80% the in the next six years, 70% the next six years; and 60% the next four years. Based on these figures Southern Honda would receive \$7,472 million over a 22-year period. The city would receive \$5,927,787 million over the same period in border region sales tax, county-wide sales tax and property tax. Mr. Miller

introduced Doug Hoyt, the Chief Financial Officer with Southern Honda Powersports. Mr. Hoyt stated Southern Honda Powersports is the largest Honda dealership in the world and is a family run operation. He stated that 70% of their customers are not local. Currently, they are in a location that does not get much local traffic. City Attorney Litchford stated that “IN THE AMOUNT OF \$7,472,309” should be stricken from the caption because this amount is based on sales, so it could be lower or higher. Councilmember Williams made a motion, seconded by Councilmember Helton, to approve Resolution No. 2860, with the amended caption. The vote was unanimous. Motion approved. City Manager Miller congratulated Mayor Lambert who has been working on this project since March of 2016 and it has finally come to fruition.

**RESOLUTION NO. 2861 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ENTER INTO AN AGREEMENT WITH ASA ENGINEERING FOR RIGHT-OF-WAY ACQUISITION AND CONSTRUCTION EASEMENT SERVICES FOR THE MULTIMODAL GRANT PROJECT-** City Attorney Litchford read on caption. Community Involvement Coordinator Bowers stated we are in the right-of-way portion of the grant and we must negotiate with property owners to purchase. Our portion will come out of the Border Region Fund. Ms. Bowers recommended Team 4 at a cost of \$627,000. Councilmember Helton made a motion, seconded by Councilmember Williams (for discussion purposes), to approve Resolution No. 2861. Mr. Williams asked when this project would take place and if it is budgeted. Mr. Miller stated it will take place within the next year. It is not budgeted so Mr. Miller suggested bonding this amount out for 20 years. The vote was unanimous. Motion approved.

**Item E – Approve a settlement agreement between the City of East Ridge and flea market.** City Attorney Litchford stated in 2009 the City filed a lawsuit because of issues with the flea market, such as traffic, code enforcement problems, and signage. The City made the owner, Mr. Chen, shut down the outdoor flea market pending safety matters. The owner then sued the City. Mr. Chen was also found to be in violation because of debris from an old restaurant on the location. The City and Mr. Chen went to mediation and he has agreed to clean up the Hungry Fisherman site and dismiss the law suit against the City. Mr. Litchford feels this is a good resolution for the City. **Resolution No. 2862** was assigned to this item. Councilmember Williams made a motion, seconded by Councilmember Helton, to approve Resolution No. 2862. Roll call vote: Councilmember Cagle - yes; Councilmember Helton - yes; Councilmember Williams - yes; Mayor Lambert - abstain.

Being no further business, the meeting was adjourned.

## MINUTES OF THE EAST RIDGE CITY COUNCIL

### CALLED MEETING October 17, 2018 – 6:00 pm

The East Ridge City Council met pursuant to notice on October 17, 2018 – 6:00 pm at East Ridge City Hall. Mayor Lambert called the meeting and all Councilmembers were given notice of call. The meeting was called for the purpose of the following:

- Discuss/Take action on: ORDINANCE NO. 1084 - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AMENDING TITLE I CHAPTER 4 REGARDING GENERAL ADMINISTRATION

Mayor Lambert called the meeting to order.

**Present were:** Mayor Lambert, Vice Mayor Sewell, Councilmember Cagle, Councilmember Helton, Councilmember Williams, City Manager Miller, City Attorney Litchford and City Recorder Middleton.

**Communication from Citizens:** None

**ORDINANCE NO. 1084 – AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AMENDING TITLE I CHAPTER 4 REGARDING GENERAL ADMINISTRATION (1<sup>st</sup> reading – tabled 10/11/18)** – City Attorney Litchford read on caption. Councilmember Helton made a motion, seconded by Councilmember Williams, to remove this item from the table. The vote was unanimous. Motion approved.

Councilmember Williams stated there will not be enough time between this meeting and the October 25<sup>th</sup> meeting to approve this ordinance on second reading and City Manager Miller's last day is October 26<sup>th</sup>. Councilmember Cagle suggested Mr. Miller just appoint someone to fill in. City Attorney Litchford stated the Charter does not cover vacancies, only illness or temporary absence. Mr. Litchford recommended that Council treat Mr. Miller's retirement to be effective October 31<sup>st</sup>, and his absence from October 26 until October 31<sup>st</sup> could be treated as a temporary absence; he could appoint a designated Assistant City Manager.

Councilmember Williams agreed regarding extending Mr. Miller's retirement date until October 31<sup>st</sup>. Mayor Lambert stated he could not be here for a called meeting on October 31, 2018. Mr. Miller stated he would be willing to extend his retirement date until November 2, 2018 in order for all council to be present for a called meeting. There was discussion of having a called meeting on November 2, 2018, time to be determined.

Mayor Lambert made a motion to create the position of Assistant City Manager at a salary of \$90,000 per year. Motion died for lack of a second.



Councilmember Cagle made a motion to pay the Assistant City Manager \$3,000 per pay period for a total of \$78,000. Councilmember Williams seconded the motion for discussion purposes. Mr. Williams asked if the salary would always be \$78,000 or is there a provision for an increase when this person assumes the duties of City Manager. Mr. Cagle stated this person would revert to his/her regular salary when they are not taking on the duties of Assistant City Manager. Mr. Williams believes this employee, when assuming this responsibility should incur an increase in salary; therefore, he withdrew his second to the motion. Motion died for lack of a second.

Councilmember Williams made a motion to reclassify the position of Director of Community Services to Director of Community Services/Assistant City Manager and increase that employee's salary at all times to \$78,000, and when this employee steps in to fill the role of Assistant, he/she would receive an addition prorated amount of \$1,000 per month. Vice Mayor Sewell seconded the motion.

City Manager Miller stated the Council does not have the authority to appoint anyone to this position. Mr. Miller stated his appointment would be Kenny Custer. Mr. Litchford stated the Council could only appoint the City Manager and the City Attorney. He stated that the Charter provides in the event of a vacancy or disability the City Manager would designate and would be approved by Council. If there is no sitting City Manager, the Council could appoint under this ordinance. The vote was unanimous. Motion approved.

The meeting was adjourned.

**MINUTES OF THE AGENDA WORK SESSION**  
**October 25, 2018 – 6:00 pm**

**To Set the Agenda for The**  
**November 8, 2018 Council Meeting**

The East Ridge City Council met pursuant to notice on October 25, 2018, 6:00 pm, at East Ridge City Hall to set the agenda for the November 8, 2018 Council Meeting and other items.

Vice Mayor Sewell called the meeting to order.

**Present were:** Vice Mayor Sewell, Councilmember Cagle, Councilmember Helton, Councilmember Williams, City Manager Miller, City Attorney Litchford and City Recorder Middleton. Mayor Lambert was not present.

**Old Business:**

**ORDINANCE NO. 1085 – AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, TO AMEND THE ZONING REGULATIONS AND THE ZONING MAP OF THE CITY OF EAST RIDGE, TENNESSEE SO AS TO REZONE THE PROPERTY LOCATED AT 1509 EAST RIDGE AVENUE, TAX MAP #169H-D-006, FROM R-1 RESIDENTIAL DISTRICT TO C-2 GENERAL COMMERCIAL DISTRICT (2<sup>nd</sup> and final reading)** – Vice Mayor Sewell stated that first reading is on tonight’s regular meeting agenda.

**New Business Discussion:**

**PUBLIC HEARING FOR ORDINANCE NO. \_\_\_\_\_** - Rezone property at 6750 Ringgold Road

**ORDINANCE NO. \_\_\_\_\_** - **Request to rezone property located at 6750 Ringgold Road from A-1 Agricultural District and C-1 Tourism Commercial District to C-2 General Commercial District (1<sup>st</sup> reading)** – Director Custer stated this is the property owned by Community Baptist Church, approximately 8.31 acres. Southern Honda Powersports would like to construct a new facility at this location for their sales. Mr. Custer stated the only issue that the Regional Planning Agency had was potential noise and light pollution. It does not border residential.

**PUBLIC HEARING FOR ORDINANCE NO. \_\_\_\_\_** - Rezone Property at 730 Frawley Road

**ORDINANCE NO. \_\_\_\_\_** - **Request to rezone property located at 730 Frawley Road from partial C-2 General Commercial District and R-1 Residential District to fully C-2 General Commercial District (1<sup>st</sup> reading)** – Director Custer stated this item was approved by the Planning Commission. He stated the owner rezoned all his property to C-2 except for his house. That is the portion to be rezoned. It borders single and multi-family. The RPA had an issue with noise and light pollution. Mr. Custer stated the height of the development including light poles cannot exceed 780 feet. Council discussed stormwater and traffic issues.

**ORDINANCE NO. \_\_\_\_ - Use on Review for Communications Tower at Police Station (1<sup>st</sup> reading)** – Director Custer stated that any radio tower in any district, even if it is on city property, still must have a use on review. He stated the tower will give better interoperability for police radios.

**ORDINANCE NO. \_\_\_\_ - An Ordinance to Amend Ordinance No. 986 to approve a lift condition of the 62-foot lot widths and allow 45-foot lot widths at 503 Frawley Road (1<sup>st</sup> reading)** – Director Custer stated this property was rezoned with the condition the lots be sixty-two (62) feet wide. The owner, Bharati Desai has changed the design of the homes he is building and is requesting a lift condition in order for the lots to be forty-five (45) feet wide. This would still comply with the required thirty-five (35) feet lot widths for RZ-1 zoning. Vice Mayor Sewell stated he would like to move this forward to tonight’s regular meeting for first reading. There was no objection. The item was assigned Ordinance No. 1086.

**ORDINANCE NO. \_\_\_\_ - Budget Amendment (1<sup>st</sup> reading)** – Finance Director Qualls stated that if council chooses to go with a capital outlay note for the tower, she would have to show revenue and expenditures. She is also amending the Drug Fund for bulletproof vests and other items.

**RESOLUTION NO. \_\_\_\_ - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AUTHORIZING THE ADVANCEMENT OF STATE SALARY SUPPLEMENT PAYMENTS FOR ELIGIBLE FIREFIGHTERS AND POLICE OFFICERS** – Finance Director Qualls stated the City advances the supplements every year and is later reimbursed by the state.

**RESOLUTION NO. \_\_\_\_ - \$2.3 Million Capital Outlay Note for Camp Jordan Park Updates/ Enhancements** – City Manager Miller stated that Council previously approved moving forward with updates/enhancements to Camp Jordan. They set a limit of not more than \$2.3 million. The proposed funding would be through a loan agreement with the Tennessee Municipal Bond Fund, with a rate of 3.90% and 4.05% respectively for a five or seven-year rate adjustment. These rates are good through November 20, 2018. The rates could possibly go up at the first of next year. The hotel/motel tax is projected to total over \$300,000 annually with the opening of the new Hampton Inn. Mr. Miller provided an analysis of the hotel/motel tax. He stated we will have an unassigned balance of over \$313,000. S&ME Engineers is working on bid documents and should go out to bid the first part of November with the award on December 13, 2018. The first portion of the project is for utilities, restrooms, and concessions, with fencing, field work and other projects done next spring. We will not fence in the soccer fields. Councilmember Williams asked if there was a cap on the interest rate. Mr. Miller stated that the bank can either raise or lower the rate every five to seven years depending on which term we choose, but there is no cap.

The meeting was adjourned.

**REGULAR MEETING OF THE CITY COUNCIL  
OF THE CITY OF EAST RIDGE**

**October 25, 2018  
6:30 pm**

The East Ridge City Council met pursuant to notice on October 25, 2018, 6:30 pm at East Ridge City Hall.

Vice Mayor Sewell called the meeting to order.

Rev. Terry Arnold with the East Ridge Pentecostal Church gave the invocation. All joined in the Pledge of Allegiance to the Flag.

**Present were:** Vice Mayor Sewell, Councilmember Cagle, Councilmember Helton, Councilmember Williams, City Manager Miller, City Attorney Litchford, and City Recorder Middleton. Mayor Lambert was not present.

**Special Presentation:** Assistant Chief Allen presented a donation to the Needy Child Fund from officers participating in the “No Shave November” event in the amount of \$625. Some officers that were not participating in the event also donated.

**Consent Agenda:**

- A. Approval of Minutes October 11, 2018 Agenda Work Session
- B. Approval of Minutes October 11, 2018 Regular Council Meeting
- C. Approval of Minutes October 17, 2018 Called Meeting
- D. Approval of September 2018 Financial Statement

Councilmember Helton made a motion, seconded by Councilmember Cagle (for discussion), to approve the Consent Agenda. Mr. Cagle asked if the City collects gate money for the football games. Finance Director Qualls stated yes; it will show up on the October financials. The vote was unanimous. Motion approved.

**Communication from Citizens:**

Lesley Bostain, 731 Germantown Circle, asked Council to consider requiring a traffic study for 503 Frawley Road.

**Communication from Councilmembers:**

Councilmember Helton had nothing at this time.

Councilmember Williams stated there would be a singing at Jones Memorial United Methodist Church on Friday, Nov. 2<sup>nd</sup> at 7 pm, with proceeds going to the East Ridge Food Pantry. He

also stated that “Trunk or Treat” at East Ridge Elementary has been moved from Friday to Monday.

Councilmember Cagle stated he has received complaints about speeders on Camp Jordan Road. Chief Reed stated the traffic division has been there in the mornings and has written tickets. Mr. Cagle also stated there were complaints about bike riders on the track at Camp Jordan not yielding to walkers and people smoking at the playground.

Vice Mayor Sewell had nothing at this time.

**Communication from City Manager:** None

**Old Business:**

**RESOLUTION NO. 2825– A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AUTHORIZING THE EXPENDITURE OF FUNDS FROM THE CITY’S FUND BALANCE FOR CONSTRUCTION OF A FIELD HOUSE AT THE EAST RIDGE HIGH SCHOOL FOOTBALL STADIUM (tabled 8/9/18)** – City Manager Miller stated he would like for this item to remain on the table, because he has no updated information. Mr. Miller also stated he received word from Mark Mamantov, border region legal counsel, about using border region dollars for an animal control facility. This would not be allowed, but these funds could be used for a dog park. Council will have to decide on prioritizing these projects. An animal control shelter would have to come out of the general fund, not the fund balance. Mr. Miller is not recommending taking funds out of the fund balance for a stadium. Councilmember Cagle made a motion to remove this item from the table. Motion died for lack of a second. Vice Mayor Sewell would like to leave it on the table for the new Council.

**New Business:**

**PUBLIC HEARING FOR ORDINANCE NO. 1085 – AN ORDINANCE TO REZONE PROPERTY AT 1509 EAST RIDGE AVENUE FROM R-1 RESIDENTIAL TO C-2 GENERAL COMMERCIAL DISTRICT** – Vice Mayor Sewell opened the public hearing. No one came forward to speak in favor of or in opposition to the rezoning. Mr. Sewell closed the public hearing.

**ORDINANCE NO. 1085 – AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, TO AMEND THE ZONING REGULATIONS AND THE ZONING MAP OF THE CITY OF EAST RIDGE, TENNESSEE SO AS TO REZONE THE PROPERTY LOCATED AT 1509 EAST RIDGE AVENUE, TAX MAP #169H-D-006, FROM R-1 RESIDENTIAL DISTRICT TO C-2 GENERAL COMMERCIAL DISTRICT (1<sup>st</sup> reading)** – City Attorney Litchford read on caption. Director Custer stated the applicant also owns the real estate office at 1507 East Ridge Avenue. The owners want to use 1509 East Ridge Avenue primarily for clients coming into town or if the buyers have a gap before closing. This would be a continuation of the C-2 zoning. Councilmember Cagle would like the stipulation in the ordinance stating the property could not be used for short term rentals. City Attorney Litchford stated this could be added as a condition in the ordinance. Councilmember Cagle made a motion, seconded by Councilmember

Williams, to approve Ordinance No. 1085 with the condition it could not be used as short-term rental. The vote was unanimous. Motion approved.

**RESOLUTION NO. 2863 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, APPROVING BIDS FOR THE PURCHASE OF SOCCER UNIFORM SHIRTS FOR THE 2018 - 2019 INDOOR SOCCER SEASON -** City Attorney Litchford read on caption. Recreation Director Wilson recommended the bid from Krown USA. Councilmember Williams made a motion, seconded by Councilmember Helton, to approve Resolution No. 2863 with the bid from Krown USA. The vote was unanimous. Motion approved.

**RESOLUTION NO. 2864 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AUTHORIZING THE CITY MANAGER OR HIS DESIGNEE TO PURCHASE FOUR (4) PORTABLE RADIOS WITH ACCESSORIES FOR THE EAST RIDGE POLICE DEPARTMENT THROUGH THE TENNESSEE DEPARTMENT OF GENERAL SERVICES STATE-WIDE CONTRACT LISTING, PURSUANT TO TENNESSEE CODE ANNOTATED 12-3-1201(b) -** City Attorney Litchford read on caption. Councilmember Cagle made a motion, seconded by Councilmember Williams, to approve Resolution No. 2864. The vote was unanimous. Motion approved.

**RESOLUTION NO. 2865 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, TO APPOINT \_\_\_\_\_ TO THE EAST RIDGE BEER BOARD (Vice Mayor Sewell) -** City Attorney Litchford read on caption. Vice Mayor Sewell appointed Dennis Massengale to the Board. Councilmember Helton made a motion, seconded by Councilmember Williams, to approve Resolution No. 2865 with Dennis Massengale as the appointee. The vote was unanimous. Motion approved.

**RESOLUTION NO. 2866 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, AUTHORIZING THE ISSUANCE OF INTEREST-BEARING GENERAL OBLIGATION CAPITAL OUTLAY NOTES, SERIES 2018, IN AN AMOUNT NOT TO EXCEED \$725,000, AND PROVIDING FOR THE PAYMENT OF SAID NOTES -** City Attorney Litchford read on caption. City Manager Miller stated if Council approves this resolution, he would like to go with the Tennessee Municipal Bond Fund because of lower interest rates. Chief Reed stated the connection cost with EPB would be \$1,500 per month as compared to AT&T at \$850 per month. Councilmember Williams asked if AT&T had reduced band width. The Chief stated Oak Ridge has AT&T and it meets the criteria. Chief Reed stated over the years, there have been communication dead spots in the city, because East Ridge sits in a bowl between Missionary Ridge and Harris Hills. The Chief provided a map of the areas with the dead spots. This tower would be 20+ years of service and would be updated every two years. The City would also own the tower. He stated the Fire Department could move their equipment to the new tower. Councilmember Cagle made a motion, seconded by Councilmember Williams, to approve Resolution No. 2866, and use AT&T for the connection. The vote was unanimous. Motion approved.

## **Grant Consent Agenda:**

1. **RESOLUTION NO. 2867** – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, APPROVING THE APPLICATION FOR, AND ACCEPTANCE OF, THE STATE FARM GOOD NEIGHBOR CITIZENSHIP COMPANY FY 2019 GRANT
2. **RESOLUTION NO. 2868** – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, APPROVING THE APPLICATION FOR, AND ACCEPTANCE OF, THE AMERICA WALKS COMMUNITY CHANGE GRANT
3. **RESOLUTION NO. 2869** – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EAST RIDGE, TENNESSEE, APPROVING THE APPLICATION FOR AND ACCEPTANCE OF, DEPARTMENT OF HOMELAND SECURITY ASSISTANCE TO FIREFIGHTERS 2018 GRANT

Director Custer stated the State Farm grant is to help revitalize neighborhoods by working with Lowe's, Home Depot, and local hardware stores to help the less fortunate fix up their homes. Mr. Custer stated the America Walks grant is for the Community Center to encourage walking and healthy living, and to help the seniors program continue to grow. The Homeland Security Grant will focus on turn out gear. This grant does qualify for a fire truck, but it is difficult to receive. It is a 90/10 grant. Councilmember Helton made a motion, seconded by Councilmember Williams, to approve the Grant Consent Agenda. The vote was unanimous. Motion approved.

**Ordinance No. 1086 to amend Ordinance No. 986.** – Director Custer stated this property was zoned RZ-1 in 2015 with the condition the lots would be 62 feet wide. Since that time, the owner has changed the style of the home, so he does not need the larger lots. He is requesting the Council approve a lift condition to allow him to have lots that are 45 feet wide. This is still above the minimum of the required 35-foot lot widths. The number of homes will increase from 99 to 130. Director Custer stated the developer will conduct a traffic study. Councilmember Cagle stated that his brother is a surveyor and has done work for Mr. Desai, the owner of this property. He stated he has no interest in the company. City Attorney Litchford stated since Mr. Cagle has disclosed this, there would be no problem with him voting. Mr. Cagle made a motion, seconded by Councilmember Williams, to approve Ordinance No. 1086 on first reading. Mr. Williams stated he would like to have a traffic study. Director Custer stated it would take time to do this, but we could have the basic traffic counts for Frawley Road. The vote was unanimous. Motion approved.

The meeting was adjourned.