



TOWN OF ASHLAND CITY
Regularly Scheduled City Council Meeting
May 25, 2021 6:00 PM
Minutes

CALL TO ORDER

Mayor Allen called the meeting to order at 6:02 p.m.

ROLL CALL

PRESENT

Mayor Steve Allen
Vice Mayor Daniel Anderson
Councilman Tim Adkins
Councilman Gerald Greer
Councilman Chris Kerrigan
Councilman JT Smith

ABSENT

Councilman Roger Jackson

PLEDGE AND PRAYER

Councilman Adkins led the prayer and pledge.

APPROVAL OF AGENDA

Ms. Reed stated there was a request to add Verizon Contract for Fire Department and Hampton Inn Traffic Signal Agreement to the agenda. A motion was made by Vice Mayor Anderson, seconded by Councilman Kerrigan, to approve the agenda with changes. All approved by voice vote.

APPROVAL OF MINUTES

1. April 13, 2021 Council Meeting Minutes

A motion was made by Vice Mayor Anderson, seconded by Councilman Kerrigan, to approve the April 13, 2021 Council Meeting Minutes. All approved by voice vote.

PUBLIC FORUM

Jeremy Lekich- Mr. Lekich stated he is here tonight to say that he loves Caldwell Nature Park so much. He stated there are lots of things he would like to say to all of you and how he thinks it could be more than it is right now: a botanical garden, a place to run camps, and so much more. He stated more than anything he wants council to strongly consider Jane Crisps' proposal as this is a treasure and a gem. He further asked everyone who supports the proposal to please stand up. The vast majority of the crowd stood.

John Haywood- Mr. Haywood stated he just wants to say a couple of quick things more so of what this county has meant to him. With a long history here he has been here since right after college and it is home to him. Further, when he was growing up he didn't think about it much, but now he thinks we need to start thinking about keeping something that will be here forever. He stated Ms. Jane is willing to give her support to this incredible project and you should never want to sell or transfer it. This is something this county can call its own forever.

Valarie Kemp- Ms. Kemp stated her family has lived here a long time. This is not a new idea for the town of Ashland City for private citizen to purchase land for parks to be created on as this was done with Rails to Trails. She stated her recommendation would be that we take Ms. Crisps' offer and create a conservation easement. She stated we need other types of parks other than ball fields, sports fields. She stated she would charge you all with preserving this green space and anything she can do to help she would be willing to do that.

David Jenkins- Mr. Jenkins stated he has lived in Tennessee since 2001. He stated he moved to Bellevue and went through a divorce and then decided to move to Ashland City and he currently lives Caldwell Estates. He stated he enjoys and has been all over the trails. He stated he is because of the parks and he love the parks and I hope enough other people do as well so that we can preserve it. Heather Goforth and Callie: Ms. Goforth stated they have lived here since 2006 and every time that some one in Nashville asks where we live and I say Ashland City they say it is so pretty out there. They stated the property values matter and green spaces make a place more appealing. Callie stated I personally think if we got rid of Caldwell Park it would be a huge loss to our community there is not anything nearly as special as that place. She stated its a new experience every time she goes to the park and it would be devastating to me.

REPORTS

2. City Attorney

Ms. Noe stated she doesn't have anything that isn't on the agenda.

OLD BUSINESS

3. Patchwork Festival Discussion

Della Smith there has been a name change that wasn't updated. It will be called Warrioto per Jerome Terrell's suggestion. She stated she lives in the Scottsboro area and works at Marrowbone Brewing Company. Further, she would like to start a music festival at Riverbluff Park. She stated Ashland City is an amazing place unique location just on the outskirts of Nashville and she has been to start a music festival because there are not that many small music festivals. She said there is a lot to be said about smaller music festivals. I have the handouts I have given to the council tonight. She proposed having this event September 10-12 down at Riverbluff Park. She stated there is a site map in your packet to give you an idea of how things will be laid out. She stated she wants this to celebrate local artisans and craftsman in the local area. She anticipates attendance to be between eight hundred and one thousand (800-1000) people which is fairly small compared to other music festivals. She further stated they will need about eight to ten (8-10) security guards. She would like advertisement to roll out in the next few weeks and start ticket sales which will be for both one day and two-day tickets. Trash and recycling recepticals will be brought in and a clean up crew will be brought in afterwards. Councilman Smith questioned if alcohol will be served at the event as his first concern is overnight security with one hundred (100) campers. Ms. Smith stated she would do extra security. Councilman Adkins questioned if Scott has any questions or concerns. Mr. Sampson said just some tweaks to the plan. Councilman Greer questioned the VIP tickets for the pods. Ms. Smith stated not this year, but for later festivals. City Attorney Jennifer Noe questioned getting beer permits and special event permits. Ms. Smith questioned if I am selling through the brewery if they are required. Jennifer Noe stated it will still need a special event permit. Ms. Smith questioned if it would it be possible to donate any on duty officer's time for this? Mayor responded I do not think so as every organization comes in and needs security they must pay. Councilman Greer stated he thinks it would be a great thing for the city.

4. Ordinance: Update Title 8 Chapter 1: Alcoholic Beverages

Ms. Noe stated this was on the agenda last month and was deferred to give you an opportunity to review it. Councilman Kerrigan questioned if it is just updating to the states requirements. Ms. Noe confirmed and there are a few things in there we need to decide on residency requirement. Section 8-103:2 currently has a five-hundred-dollar (\$500) fee, but they have right to increase up to one thousand (\$1000). Section 8-105 and section 8-110 deals with distance and we need to decide if we leave as is or change that. She stated public institution or public meeting place may want to look at if we want to take those out. Section 8-116 cities are allowed an inspection fee and currently we are at five percent (5%) but we can go up to eight percent (8%) those are the four (4) different things I need to know what the board's pleasure is. Councilman Adkins questioned what other cities do. Ms. Noe responded some cities do some do not, but right now they must be a resident of Cheatham County. Councilman Greer stated he would like to see it remain in Cheatham County. Ms. Noe stated one thing unique to Ashland City to vote here you may own property or live in the city limits. Councilman Kerrigan stated he would want to leave the same. Vice Mayor Anderson questioned how long, maybe eighteen

(18) months? Councilman Kerrigan responded that is good. Ms. Noe questioned dealing with fee 8-105 currently five hundred dollars (\$500) looked at different cities and it seems a lot go up to one thousand dollars (\$1000). Councilman Kerrigan stated he does not see a reason to change it. Ms. Noe questioned the three hundred (300) feet distance from church or school. Councilman Kerrigan asked about cities changing to one hundred (100) feet. He further stated he does not see a reason to change it as they do not need to be that close. Further, he would get rid of public institution and public meeting place since we do not have those defined. He questioned the number of licenses and stated he thinks three (3) is fine it can be adjusted with population later. Ms. Noe questioned section 116 inspection fee is currently at five percent (5%), but the max we can do is eight percent (8%). Councilman Kerrigan stated he would leave it at five percent (5%). A motion was made by Vice Mayor Anderson, seconded by Councilman Kerrigan, to approve the ordinance with the changes. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

5. Ordinance: Budget Amendment

AN ORDINANCE BY THE MAYOR AND CITY COUNCIL TO ACCEPT A BUDGET AMENDMENT FOR THE 20/21 FISCAL YEAR. Gayle stated this is for the fire truck payments and the Cares Act. A motion was made by Councilman Adkins, seconded by Councilman Smith, to approve the Budget Amendment Ordinance. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith. **2nd Reading.**

NEW BUSINESS

6. Jane Crisp: Caldwell Park Proposal

Ms. Jane Crisp stated she wants to thank everyone that has come here tonight and for their kind words. She stated she and Doug have lived in Cheatham County for twenty-six (26) years and have lived here in Ashland City for eight (8) years. She stated Doug died last year of COVID and he was a financial planner and a Methodist minister. Further, he wanted people to achieve their financial goals and to leave a giving legacy. Ms. Crisp presented a slide show including photos of the her late husband, Caldwell Park, and the treasures of Caldwell Park. She further stated there is no sign showing where Caldwell Park is located and she would propose to give the gift of two hundred thousand dollars (\$200,000) to be used in any parks and also give fifty thousand dollars (\$50,000) for the construction of restrooms and a pavilion at the park. She stated she learned after she wrote this proposal could be leverage for grants to get up to ten (10) times as much money as I donate. She proposed changing the name to the Doug O'Rear Nature Park. She would like the pavilion and restrooms to be constructed near the entrance of the park. She further stated she would like the sign to be placed on Highway 12. She stated she would like to place a lien on the property to discourage the city from ever selling the park and she would like the town to set a dedication for the park and a park bench with a life size statue of Doug sitting on the park bench. She stated she would like the parks department to maintain the park and mark the trails. She asked for any questions from the council. Councilman Kerrigan questioned the lien on it. Ms. Noe stated responded you can set a term. Ms. Crisp stated she was just trying to think of a way to keep the city from selling it in the future. Councilman Kerrigan stated we would love to hopefully work with you, but it is a matter of looking at all these things. Councilman Adkins questioned the next steps. Ms. Noe stated it would be good to get the board's feel for what to do with it. After some discussion a motion was made by Councilman Greer, seconded by Vice Mayor Anderson, to defer this matter to the workshop meeting for further discussion. All approved by voice vote. A motion made by Vice Mayor Anderson, seconded by Councilman Greer, to recess. All approved by voice vote and the meeting recessed at 7:05 p.m. Mayor Allen called the meeting back to order at 7:18 p.m.

7. Patty Shultz Canoe/Kayak launch at Riverbluff Park.

Mr. Sampson stated Ms. Shultz approached him a couple of weeks ago about her organization building a launch and he asked her to be here tonight to discuss this further. Ms. Shultz stated

she is with Tennessee River Association and they have built about twenty-five (25) of these type structures and she handed picture of examples of what she would like to install. She stated they have funding and they looked at Marks Creek to see about potentially cleaning it up and putting a launch there. She stated the part she does is get the grants and get the structures built. Further, her proposal is we would like your approval to do build this. Mayor questioned if they would do the lead to find the grants. Ms. Shultz stated they have a grant already and they just need council's approval so they can go to the Corp to get approval. A motion was made by Vice Mayor Anderson, seconded by Councilman Kerrigan, to approve. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

8. TCRS Rate Letter

Ms. Reed stated this is the annual rate agreement for TCRS. She further stated we would recommend staying at 6.5% to decrease liability. A motion was made by Councilman Adkins, seconded by Councilman Greer, to keep the 6.5% rate. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

9. Filming Release Agreement: Weird Candy Creative Group Inc.

Mr. Sampson stated this was a video they shot about six (6) weeks ago and this is to just clear up their paperwork. A motion was made by Vice Mayor Anderson, seconded by Councilman Kerrigan, to approve the agreement. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

10. Memorandum of Understanding: U.S. Army Garrison, Fort Campbell, Kentucky

Chief Ray stated this is annual agreement with the U.S. Army. A motion was made by Vice Mayor Anderson, seconded by Councilman Kerrigan, to approve the agreement. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

11. Ordinance: Amend Title 18, Chapter 1 Section 18-107(1) Water and Sewer Rates

AN ORDINANCE BY THE MAYOR AND CITY COUNCIL OF THE TOWN OF ASHLAND CITY, TENNESSEE TO AMEND TITLE 18, CHAPTER 1, SECTION 18-107(1) OF THE MUNICIPAL CODE REGULATING WATER AND SEWER RATES FOR THE INHABITANTS OF THE TOWN OF ASHLAND CITY AND ALL AREAS SURROUNDING THE CITY THAT RECEIVE WATER AND/OR SEWER SERVICE FROM THE ASHLAND CITY WATER AND SEWER DEPARTMENT. A motion was made by Councilman Kerrigan, seconded by Councilman Smith, to approve the Ordinance to Amend Title 18. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

12. Ordinance: Adopting the Annual Budget and Tax Rate for the Fiscal Year 2021-2022

AN ORDINANCE OF THE CITY COUNCIL FOR THE TOWN OF ASHLAND CITY, TENNESSEE ADOPTING THE ANNUAL BUDGET AND TAX RATE FOR THE FISCAL YEAR BEGINNING JULY 1, 2021 AND ENDING JUNE 30, 2022. A motion was made by Councilman Greer, seconded by Councilman Smith, to approve the Ordinance Adopting the Annual Budget and Tax Rate. Voting Yea: Mayor Allen, Councilman Adkins, Councilman Greer, Councilman Smith. Voting Nay: Vice Mayor Anderson, Councilman Kerrigan.

13. Landscape Ordinance

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE TOWN OF ASHLAND CITY, TENNESSEE BY AMENDING ARTICLE III., SECTION 3.140 LANDSCAPE TREATMENT REGULATIONS. A motion was made by Councilman Greer, seconded by Councilman Kerrigan, to approve the Landscape Ordinance. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

14. Ordinance: Budget Amendment

AN ORDINANCE BY THE MAYOR AND CITY COUNCIL TO ACCEPT A BUDGET AMENDMENT FOR THE 20/21 FISCAL YEAR. A motion was made by Vice Mayor Anderson, seconded by Councilman Kerrigan, to approve the Budget Amendment Ordinance. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

15. Ordinance: Rezone Request: 1807 Highway 12 South

Councilman Adkins questioned if there will be an HOA and if it will be allowable to be rental property. Mr. Stuart stated it will not be largely rental property because there will be a percentage that will be limited. Ms. Amanda Bell stated there are certain things you have to do to get FHA approval and VA approvals and this will be closely looked at in the beginning. Yes, some can be sold to investors, but there will be strict limitations because otherwise you lose your approval. Councilman Greer questioned the price point. Ms. Bell stated the ones on the market now are around four hundred thousand dollars (\$400,000) and as the market continues to increase we will increase with the market. Ms. Bell stated her goal will be to presale and we will have a certain number we will have for that purpose. Vice Mayor Anderson questioned a timeline. Mr. Stuart stated it will be over the course of three (3) years as infrastructure gets put in first. A motion was made by Vice Mayor Anderson, seconded by Councilman Kerrigan, to approve the rezone request. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

SURPLUS PROPERTY NOMINATIONS

16. Police Department: Ballistic Vest

A motion was made by Vice Mayor Anderson, seconded by Councilman Greer, to approve the surplus. All approved by voice vote.

EXPENDITURE REQUESTS

17. Bank Rate Quotes

Ms. Reed stated this is an annual requirement to check the rates. She further stated they have had some issues with the water account at Reliant Bank with not receiving payments paid at the bank among other issues with things not posting correctly. She recommended closing the Reliant Bank account and moving that account to Pinnacle Bank. A motion was made by Vice Mayor Anderson, seconded by Councilman Smith, to approve the recommendation. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

OTHER

Verizon Contract for Fire Department: Chief Walker stated we went over to a non-public safety contract for a while and it keeps and ensures in disasters where our phones would be rated and we will get service first in the event of a disaster. A motion made was by Vice Mayor Anderson, seconded by Councilman Greer, to approve the contract. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

Hampton Inn Traffic Light Agreement: Ms. Noe stated this is for pass through agreement. A motion was made by Councilman Adkins, seconded by Councilman Smith, to approve the agreement. Voting Yea: Mayor Allen, Vice Mayor Anderson, Councilman Adkins, Councilman Greer, Councilman Kerrigan, Councilman Smith.

Food Trucks: Ms. Reed discussed the ordinance for food trucks and the provision where the city can allow food trucks to set up on city property certain days of the week. She further stated they discussed it at the department head meeting and would like to see what council would like to do. After some discussion a motion was made by Vice Mayor Anderson, seconded by Councilman Greer, to allow Parks Director Scott Sampson to set days and times for food trucks to set up at the parks. All approved by voice vote.

ADJOURNMENT

A motion was made by Councilman Kerrigan, seconded by Councilman Smith, to adjourn the meeting. All approved by voice vote and the meeting adjourned at 7:48 p.m.