

Minutes of Regular Meeting

August 4, 2025

The City Council of Jefferson City, Tennessee, met in regular session on Monday, August 4, 2025, at 5:00 p.m., at City Hall, 112 City Center Drive, with Mayor Mitch Cain presiding.

The opening prayer and Pledge of Allegiance was led by Mayor Cain.

Roll Call by the City Recorder was as follows:

Mayor Cain	Present
Vice Mayor Bunch	Present
Councilwoman Combs	Present
Councilman Melton	Present
Councilwoman Purkey	Present

Also present were James Gallup, City Manager; Robert Burts, City Attorney; and Bettina Chandler, City Recorder.

Upon motion of Councilman Melton, seconded by Vice Mayor Bunch, the City Council minutes of July 7, 2025, were unanimously approved as written.

Upon request from Mayor Cain for citizen comments, Christie Sandifur of 859 Rebecca Lane spoke on behalf of eight families residing on Rebecca Lane about growing safety and quality of life concerns due to the unauthorized commercial activity of a newly opened event center on agricultural land resulting in large volumes of traffic including semi-trucks/trailers carrying heavy equipment. She commented that the road was not designed for commercial use and is dangerously overrun. The land is in the county, and she has spoken with the county zoning office but has not received help from them. The residents are asking city council for help. John Fleming of 851 Rebecca Lane also spoke about his concerns, including speeding as an additional concern.

In communications from the Mayor, he commented that sales tax collections for the FY 24-25 exceeded projections by \$100,000; National Night Out is August 5th from 6:00 p.m. to 8:00 p.m. He thanked Mossy Creek Mini Golf for hosting a mini golf night and said over 160 families participated. He also thanked Kevin Bolden and the Parks and Recreation Department for hosting a free pool day at the outdoor pool and a back-to-school bash at the community center. Mayor Cain announced to council that he will place on the August 19th work session agenda the continued review of the city manager's contract as a follow up to the strong review Mr. Gallup received during the first quarter.

The following reports were presented to City Council: Building/Codes/Planning Department Monthly Report, Fire Department Monthly Report, Parks and Recreation Monthly Report, Police Department Monthly Report, Public Works/Utilities Monthly Report, and the City Manager's Monthly Report.

James Gallup, City Manager, announced the following: National Night Out is at the City Center on August 5th from 6 p.m. to 8 p.m.; administrative offices will be closed September 1st in observance of Labor Day; the regular city council meeting will be on Tuesday, September 2nd; tentative bids for Senior Center parking lot paving, Community Center sand filtration system, Community Center Dectron Unit replacement, and 2025 street paving are being advertised next week for consideration at the August work session; the August calendar and newsletter for the Jefferson City Public Library is attached to the agenda; and the Senior Citizens Center calendar has been handed out.

Upon motion of Vice Mayor Bunch, seconded by Councilwoman Purkey, Tony Pettit was unanimously appointed to the Jefferson Healthcare Foundation for a three-year term.

Upon motion of Vice Mayor Bunch, seconded by Councilman Melton, the purchase of a single axle dump truck for the Water Sewer department from Worldwide Equipment Enterprises, Inc. in the amount of \$134,714.00, was unanimously approved.

Upon motion of Councilwoman Purkey, seconded by Councilwoman Combs, the purchase and installation of a gas detection system replacement from SecuFire in the amount of \$9,169.40, was unanimously approved.

Upon motion of Councilwoman Combs, seconded by Councilwoman Purkey, the purchase of proposed items through the Hazardous Materials Education Program (HMEP) Grant in the amount of up to \$81,000.00 with a \$16,200.00 match, was unanimously approved.

Upon motion of Vice Mayor Bunch, seconded by Councilman Melton, the installation of fire alarm system replacements from SecuFire for Jefferson City Public Library in the amount of \$26,370.50, for City Hall in the amount of \$19,713.50, for Police Department in the amount of \$19,787.10, and for Fire Department in the amount of \$19,692.50, was unanimously approved.

Upon motion of Councilwoman Purkey, seconded by Councilwoman Combs, a split award for Bid 26-01 for the on-call mowing and property cleanup program to both Full Service Property, LLC (as the primary vendor and Total Property Management, LLC (as back up in case the primary vendor is unavailable), was unanimously approved.

Upon motion of Councilman Melton, seconded by Councilwoman Combs, the base bid for the TDEC ARP SWIG Wastewater System Improvements from Morgan Contracting, Inc. in the amount of \$1,070,300.00 and the additional alternate in the amount of \$219,050.00 for a total of \$1,289,350.00, was unanimously approved.

Upon motion of Vice Mayor Bunch, seconded by Councilwoman Purkey, Resolution 2025-22, a resolution calling for a public hearing on the proposed annexation of territory into the City of Jefferson City by owner consent and approving a plan of services (Exhibit A Pages 1-3), The Mossy Creek Farms LLC Property located off Crooke Road (map 023, parcel 049.00), was unanimously adopted.

Mayor Cain addressed the following two items: Porter Massengill, Public Works Director, stated that TDOT informed him the Chucky Pike intersection project would not be completed by August 31st and that it would likely run over by thirty days; and the city has made the first deposit of Class 3 and Class 4 waste outside of the county due to the county closing the landfill for these classes. Mr. Cain stated that it comes at a higher cost to the city, and Mr. Massengill has worked to get a \$47 per ton price quote which will be in effect until January. After January, the price will probably increase and if the county does not have a new permitted location by January council will have to find a way to budget money for the additional costs to keep providing this service to the citizens of Jefferson City.

The meeting was adjourned at 5:26 p.m.

Mitch Cain, Mayor

Bettina Chandler, City Recorder