



BOARD OF MAYOR AND ALDERMEN BUSINESS MEETING MINUTES

Tuesday, March 19, 2024 at 7:00 PM

City Hall, 415 Broad Street, Montgomery-Watterson Boardroom

Board of Mayor and Aldermen

Mayor Patrick W. Shull, Presiding
Vice Mayor Colette George

Alderman Betsy Cooper
Alderman Paul W. Montgomery
Alderman Tommy Olterman
Alderman James Phillips

City Administration

Chris McCartt, City Manager
Bart Rowlett, City Attorney

Lisa Winkle, City Recorder/Treasurer
Angie Marshall, City Clerk/Deputy/City Recorder

- I. **CALL TO ORDER** 7:00 pm by Mayor Shull.
- II. **PLEDGE OF ALLEGIANCE TO THE FLAG** led by New Vision Youth.
- III. **INVOCATION** by Rev. Scottie Burkhalter, Holy Trinity Lutheran Church.
- IV. **ROLL CALL** by City Recorder/Treasurer Lisa Winkle. Absent: Alderman Darrell Duncan.
- V. **RECOGNITIONS AND PRESENTATIONS** None.
- VI. **APPOINTMENTS** *(These items are considered under one motion.)*

Motion made by Alderman Montgomery, Seconded by Alderman Olterman

Passed: All present voting "aye."

1. **Appointment to the Kingsport Housing and Redevelopment Authority** (AF-75-2024)
(Mayor Shull)

REAPPOINT GREG PURDUE FOR HIS FIRST FULL TERM AFTER FILLING AN UNEXPIRED TERM TO THE KINGSPORT HOUSING AND REDEVELOPMENT AUTHORITY EFFECTIVE MAY 1, 2024 AND EXPIRING ON APRIL 30, 2029

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- 2. Appointment to the Construction Board of Adjustments and Appeals (AF-76-2024) (Mayor Shull)**

REAPPOINT HIRAM RASH FOR A FIFTH TERM TO THE CONSTRUCTION BOARD OF ADJUSTMENTS AND APPEALS EFFECTIVE IMMEDIATELY AND EXPIRING ON FEBRUARY 28, 2027

- 3. Appointment to the Sullivan County Board of Equalization (AF-77-2024) (Mayor Shull)**

REAPPOINT JOHN CAMPBELL FOR A THIRD TERM TO THE SULLIVAN COUNTY BOARD OF EQUALIZATION EFFECTIVE APRIL 1, 2024 AND EXPIRING ON MARCH 31, 2026

- 4. Appointments to the Public Art Committee (AF-78-2024) (Mayor Shull)**

APPOINT JOSEPH MAYE TO FULFILL THE UNEXPIRED TERM OF DEBORAH MULLINGS EFFECTIVE IMMEDIATELY AND EXPIRING ON JULY 31, 2024 AND BETSY COOPER TO FULFILL THE UNEXPIRED TERM OF BRAD HOOVER EFFECTIVE IMMEDIATELY AND EXPIRING ON JANUARY 31, 2025 TO THE PUBLIC ART COMMITTEE

VII. APPROVAL OF MINUTES *(These items are considered under one motion.)*

Motion made by Vice Mayor George, Seconded by Alderman Cooper.

Passed: All present voting "aye."

- 1. February 19, 2024 - Work Session**
- 2. February 20, 2024 - Business Meeting**
- 3. February 23, 2024 - Strategic Planning Session**

VIII. PUBLIC HEARINGS

- 1. Consideration of an Ordinance to Amend the Zoning Code Text by Omitting the Historic Landmark Designation Requirement and Replacing the Required Review Committee with the Historic Zoning Commission in the Demolition by Neglect Ordinance (AF-5-2024) (Ken Weems)**

Motion made by Alderman Phillips, Seconded by Vice Mayor George.

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES, CITY OF KINGSPORT, TENNESSEE, SECTION 114 ARTICLE III RELATING TO DEMOLITION BY NEGLECT; AND TO FIX THE EFFECTIVE DATE OF THIS ORDINANCE

Passed: All present voting "aye."

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2. Consideration of an Ordinance to Abandon a Sewerline Easement Across Property on Riverbend Dr (AF-48-2024) (Ken Weems)

Motion made by Vice Mayor George, Seconded by Alderman Olterman.

AN ORDINANCE TO ABANDON A SECTION OF A SANITARY SEWER EASEMENT LOCATED OFF OF RIVERBEND DRIVE SITUATED IN THE CITY OF KINGSPORT, ELEVENTH CIVIL DISTRICT OF SULLIVAN COUNTY; AND TO FIX THE EFFECTIVE DATE OF THIS ORDINANCE

Passed: All present voting "aye."

COMMENT

Mayor Shull invited citizens in attendance to speak. There being no one coming forward, the mayor closed the public comment section.

IX. BUSINESS MATTERS REQUIRING FIRST READING

1. Consideration of an Ordinance to Amend the FY 2024 General Purpose School Fund and the General Project Fund Budgets (AF-85-2024) (David Frye)

Motion made by Alderman Cooper, Seconded by Alderman Montgomery.

AN ORDINANCE TO AMEND THE GENERAL PURPOSE SCHOOL FUND AND THE GENERAL PROJECT FUND BUDGETS FOR THE FISCAL YEAR ENDING JUNE 30, 2024; AND TO FIX THE EFFECTIVE DATE OF THIS ORDINANCE

Passed: All present voting "aye."

2. Consideration of a Budget Ordinance to Amend Various Funds in FY24 (AF-73-2024) (John Morris)

Motion made by Vice Mayor George, Seconded by Alderman Cooper.

AN ORDINANCE TO AMEND VARIOUS FUND BUDGETS FOR THE YEAR ENDING JUNE 30, 2024; AND, TO FIX THE EFFECTIVE DATE OF THIS ORDINANCE

Passed: All present voting "aye."

X. BUSINESS MATTERS REQUIRING FINAL ADOPTION

1. Consideration of an Ordinance to Establish a Historic District Overlay Applied to the 100 Block Broad Street (AF-50-2024) (Savannah Garland)

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Motion made by Alderman Montgomery, Seconded by Alderman Olterman.

ORDINANCE NO. 7139 AN ORDINANCE TO FURTHER AMEND THE ZONING CODE, TEXT AND MAP, TO ESTABLISH A HISTORIC DISTRICT OVERLAY FOR PROPERTY LOCATED ALONG THE 100 BLOCK OF BROAD STREET IN THE 11TH CIVIL DISTRICT OF SULLIVAN COUNTY; TO FIX A PENALTY FOR THE VIOLATION OF THIS ORDINANCE; AND TO FIX THE EFFECTIVE DATE OF THIS ORDINANCE

Passed on second reading in a roll call vote: Alderman Cooper, Alderman Montgomery, Alderman Olterman, Alderman Phillips, Mayor Shull with Vice Mayor George voting "nay."

2. **Consideration of a Budget Adjustment Ordinance for Various Funds in FY24 (AF-62-2024)**
(Chris McCartt)

Motion made by Vice Mayor George, Seconded by Alderman Cooper.

ORDINANCE NO. 7140 AN ORDINANCE TO AMEND VARIOUS FUND BUDGETS FOR THE YEAR ENDING JUNE 30, 2024; AND, TO FIX THE EFFECTIVE DATE OF THIS ORDINANCE

Passed on second reading in a roll call vote: Alderman Cooper, Vice Mayor George, Alderman Montgomery, Alderman Olterman, Alderman Phillips, Mayor Shull

XI. OTHER BUSINESS

1. **Consideration of a Resolution to Purchase One (1) 2024 Ford F-350 4x4 Stake Body Truck from TN State Contract # 80355 (AF-69-2024)** (Ryan McReynolds)

Motion made by Vice Mayor George, Seconded by Alderman Montgomery.

RESOLUTION NO. 2024-198 A RESOLUTION AUTHORIZING THE PURCHASE OF ONE 2024 FORD F-350 4X4 STAKE BODY TRUCK FROM LONNIE COBB FORD UTILIZING TENNESSEE STATE CONTRACT NO.: 80355; AND AUTHORIZING THE CITY MANAGER TO EXECUTE A PURCHASE ORDER FOR THE SAME

Passed: All present voting "aye."

2. **Consideration of a Resolution Authorizing the Mayor to Execute All Documents Necessary to Apply and Accept a Section 5339A and 5339B Capital Grant from FTA-033 for Purchase of Transit Vehicles from the U.S. Department of Transportation (AF-71-2024)**
(Candace Sherer)

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Motion made by Vice Mayor George, Seconded by Alderman Cooper.

RESOLUTION NO. 2024-199 A RESOLUTION APPROVING AN AGREEMENT WITH THE TENNESSEE DEPARTMENT OF TRANSPORTATION FOR A FEDERAL TRANSIT ADMINISTRATION 5339 PROGRAM GRANT AND AUTHORIZING THE MAYOR TO EXECUTE THE AGREEMENT AND ALL OTHER DOCUMENTS NECESSARY AND PROPER TO EFFECTUATE THE PURPOSE OF THE AGREEMENT

Passed: All present voting "aye."

3. **Consideration of a Resolution Authorizing the Mayor to Execute an Agreement to Allow Goodwill Industries of Tenneva Area, Inc. to Place a Container at City Convenience Centers to Collect Donated Items** (AF-72-2024) (Ryan McReynolds)

Motion made by Alderman Phillips, Seconded by Alderman Montgomery.

RESOLUTION NO. 2024-200 A RESOLUTION APPROVING A MEMORANDUM OF UNDERSTANDING WITH GOODWILL INDUSTRIES OF TENNEVA AREA, INC., AND AUTHORIZING THE MAYOR TO EXECUTE THE AGREEMENT AND ALL OTHER DOCUMENTS NECESSARY AND PROPER TO EFFECTUATE THE PURPOSE OF THE AGREEMENT

Passed: All present voting "aye."

4. **Consideration of a Resolution to Accept Private Donation to the Kingsport Police Department** (AF-68-2024) (Chief Dale Phipps)

Motion made by Alderman Montgomery, Seconded by Vice Mayor George.

RESOLUTION NO. 2024-201 A RESOLUTION ACCEPTING A DONATION FROM THE WEIGEL FOUNDATION TO THE KINGSFORT POLICE DEPARTMENT

Passed: All present voting "aye."

5. **Consideration of a Resolution to Accept a Donation of Tempur-Pedic Mattresses** (AF-79-2024) (Scott Boyd)

Motion made by Vice Mayor George, Seconded by Alderman Montgomery.

RESOLUTION NO. 2024-202 A RESOLUTION ACCEPTING A DONATION OF TEMPUR-PEDIC MATTRESSES FROM TEMPUR-PEDIC PRODUCTION USA, LLC FOR THE KINGSFORT FIRE DEPARTMENT

Passed: All present voting "aye."

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6. **Consideration of a Resolution to Enter into an Agreement with LJA Engineering, Inc. to Provide Inspection and Engineering Services for the West Kingsport Sewer Basin (AF-55-2024) (Ryan McReynolds)**

Motion made by Alderman Montgomery, Seconded by Alderman Cooper.

RESOLUTION NO. 2024-203 A RESOLUTION ACCEPTING THE PROPOSAL OF LJA ENGINEERING, INC., FOR INSPECTION AND ENGINEERING SERVICES RELATIVE TO THE WEST KINGSFORT SEWER BASIN; AUTHORIZING THE MAYOR TO EXECUTE A PROFESSIONAL SERVICES AGREEMENT FOR THE SAME AND ALL OTHER DOCUMENTS NECESSARY AND PROPER TO EFFECTUATE THE PURPOSE OF THE AGREEMENT

Passed: All present voting "aye."

7. **Consideration of a Resolution to Ratify the Mayor's Signature and Accept the Assistance to Firefighters (AFG) Grant through the U.S. Fire Administration of the Federal Emergency Management Administration (FEMA) Division of the Department of Homeland Security (DHS) (AF-80-2024) (Terry Arnold)**

Motion made by Vice Mayor George, Seconded by Alderman Phillips.

RESOLUTION NO. 2024-204 A RESOLUTION RATIFYING THE MAYOR'S SIGNATURE ON ALL DOCUMENTS NECESSARY AND PROPER TO APPLY FOR AND RECEIVE AN ASSISTANCE TO FIREFIGHTERS GRANT THROUGH THE UNITED STATES FIRE ADMINISTRATION OF THE FEDERAL EMERGENCY MANAGEMENT DIVISION OF THE DEPARTMENT OF HOMELAND SECURITY

Passed: All present voting "aye."

8. **Consideration of a Resolution Awarding the Bid for the Purchase of Water & Wastewater Chemicals (AF-91-2024) (Ryan McReynolds)**

Motion made by Vice Mayor George, Seconded by Alderman Cooper.

RESOLUTION NO. 2024-205 A RESOLUTION AWARDING THE BID FOR THE PURCHASE OF CHLORINE TO JCI JONES; FOR ZINC ORTHOPHOSPHATE TO CARUS CORPORATION; FOR COAGULANT TO USALCO; FOR POLYMER TO COASTAL WATER TECHNOLOGY, LLC; FOR FLUORIDE TO PENCCO; AND FOR SODIUM PERMANGANATE TO CHEM RITE, INC., AND AUTHORIZING THE CITY MANAGER TO EXECUTE PURCHASE ORDERS FOR THE SAME

Passed: All present voting "aye."

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- 9. Consideration of a Resolution Accepting the 2024 Bays Mountain Park Improvement Plan as a Guiding Document (AF-90-2024) (Michael T. Borders)**

Motion made by Vice Mayor George, Seconded by Alderman Cooper.

RESOLUTION NO. 2024-206 A RESOLUTION ACCEPTING THE 2024 BAYS MOUNTAIN PARK IMPROVEMENT PLAN AS A GUIDING DOCUMENT AND AUTHORIZING THE MAYOR TO EXECUTE ANY DOCUMENTS NECESSARY AND PROPER TO EFFECTUATE THE PURPOSE OF THIS RESOLUTION

Passed: All present voting "aye."

- 10. Consideration of a Resolution Authorizing the City Manager to Execute a Purchase Order for 2,000 Chromebooks and 1,000 Google Chrome Licenses from Dell Technologies for Kingsport City Schools Students (AF-52-2024) (David Frye)**

Motion made by Alderman Cooper, Seconded by Alderman Phillips.

RESOLUTION NO. 2024-207 A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A PURCHASE ORDER TO DELL FOR CHROMEBOOKS FOR KINGSPORT CITY SCHOOLS STUDENTS

Passed: All present voting "aye."

- 11. Consideration of a Resolution Authorizing the City Manager to Purchase Two (2) 72-Passenger School Buses from Central States Bus Sales, Inc., Utilizing the Sourcewell Contract (AF-86-2024) (David Frye)**

Motion made by Alderman Montgomery, Seconded by Alderman Cooper.

RESOLUTION NO. 2024-208 A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A PURCHASE ORDER TO CENTRAL STATES BUS SALES, INC., FOR TWO 72-PASSENGER SCHOOL BUSES THROUGH SOURCEWELL COOPERATIVE PURCHASE AGREEMENT NO. 063020-BBB

Passed: All present voting "aye."

- 12. Consideration of a Resolution Authorizing the City Manager to Purchase One (1) 43-Passenger School Bus from Central States Bus Sales, Inc., Utilizing the Sourcewell Contract (AF-88-2024) (David Frye)**

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Motion made by Alderman Montgomery, Seconded by Alderman Phillips.

RESOLUTION NO. 2024-209 A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A PURCHASE ORDER TO CENTRAL STATES BUS SALES, INC., FOR ONE 43-PASSENGER SCHOOL BUS THROUGH SOURCEWELL COOPERATIVE PURCHASE AGREEMENT NO. 063020-BBB

Passed: All present voting "aye."

XII. CONSENT AGENDA *(These items are considered under one motion.)*

Motion made by Vice Mayor George, Seconded by Alderman Cooper.

Passed as presented with a roll call vote: Alderman Cooper, Vice Mayor George, Alderman Montgomery, Alderman Olterman, Alderman Phillips, Mayor Shull

- 1. Consideration of a Resolution to Authorize the Mayor to Sign All Documents Necessary to Apply for and Receive a Law Enforcement Agency Highway Safety Grant from the Tennessee Highway Safety Office (THSO) for FY '25 (AF-63-2024) (Chief Dale Phipps)**

RESOLUTION NO. 2024-210 A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE ALL DOCUMENTS NECESSARY AND PROPER TO APPLY FOR AND RECEIVE A HIGHWAY SAFETY GRANT FROM THE TENNESSEE HIGHWAY SAFETY OFFICE

- 2. Consideration of a Resolution Authorizing the Mayor to Execute a Signature Authority Form Allowing the Chief of Police or His Designee to Complete Grant Reports as Required by the Tennessee Highway Safety Office (THSO) for the Tennessee Highway Safety Office's FY '25 Grant (AF-64-2024) (Chief Dale Phipps)**

RESOLUTION NO. 2024-211 A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A SIGNATURE AUTHORITY CONSENT FORM AND OTHER DOCUMENTS NECESSARY AND PROPER DESIGNATING THE CHIEF OF POLICE AS THE MAYOR'S DESIGNEE TO EXECUTE GRANT REPORTS AND OTHER DOCUMENTS REQUIRED BY GRANTS FROM THE TENNESSEE HIGHWAY SAFETY OFFICE

- 3. Consideration of a Resolution to Authorize the Mayor to Sign All Documents Necessary to Apply for and Receive a FY '25 Tennessee Highway Safety Office (THSO) Coordinator Grant for Participation in Their Law Enforcement Liaison (LEL) Program (AF-65-2024) (Chief Dale Phipps)**

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RESOLUTION NO. 2024-212 A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE ALL DOCUMENTS NECESSARY AND PROPER TO APPLY FOR AND RECEIVE A LAW ENFORCEMENT LIAISON PROGRAM GRANT FROM THE TENNESSEE HIGHWAY SAFETY OFFICE

- 4. Consideration of a Resolution Authorizing the Mayor to Execute a Signature Authority Form Allowing the Chief of Police or His Designee to Complete Grant Reports as Required by the Tennessee Highway Safety Office (THSO) for the Tennessee Highway Safety Office's FY '25 Coordinator Grant (AF-66-2024) (Chief Dale Phipps)**

RESOLUTION NO. 2024-213 A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A SIGNATURE AUTHORITY CONSENT FORM AND OTHER DOCUMENTS NECESSARY AND PROPER DESIGNATING THE CHIEF OF POLICE AS THE MAYOR'S DESIGNEE TO EXECUTE GRANT REPORTS AND OTHER DOCUMENTS REQUIRED BY GRANTS FROM THE TENNESSEE HIGHWAY SAFETY OFFICE

- 5. Consideration of a Resolution Authorizing the Mayor to Execute a CDBG Sub-recipient Agreement with Meals on Wheels of Kingsport, Inc. (AF-61-2024) (Michael Price)**

RESOLUTION NO. 2024-214 A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT TO PROVIDE COMMUNITY DEVELOPMENT BLOCK FUNDING TO MEALS ON WHEELS OF KINGSPORT, INC DURING FISCAL YEARS 2024 – 2025

- 6. Consideration of a Resolution Authorizing the Mayor's Signature on the Certification of Local Government Approval for the Salvation Army and Family Promise 2024 Emergency Solutions Grant Application (AF-67-2024) (Michael Price)**

RESOLUTION NO. 2024-215 A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A CERTIFICATION OF LOCAL GOVERNMENT APPROVAL FOR THE SALVATION ARMY OF KINGSPORT AND FAMILY PROMISE OF GREATER KINGSPORT AND ALL OTHER DOCUMENTS NECESSARY AND PROPER TO EFFECTUATE THE PURPOSE OF THIS RESOLUTION

- 7. Consideration of a Resolution Ratifying an Application to Receive the Tennessee Agriculture Growth Initiative Farmers Market Grant (AF-81-2024) (Michael Borders)**

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RESOLUTION NO. 2024-216 A RESOLUTION TO RATIFY THE MAYOR'S SIGNATURE ON ALL DOCUMENTS NECESSARY AND PROPER TO APPLY FOR AND RECEIVE A TENNESSEE DEPARTMENT OF AGRICULTURAL GROWTH INITIATIVE FARMERS MARKET GRANT

- 8. Consideration of a Resolution Authorizing the City of Kingsport's Application for and Acceptance of Funding through THDA's 2024 Emergency Solutions Grant (AF-74-2024)**
(Michael Price)

RESOLUTION NO. 2024-217 A RESOLUTION APPROVING AN APPLICATION FOR A U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT EMERGENCY SOLUTIONS GRANT, ACCEPTING THE GRANT FUNDS IF AWARDED, AND AUTHORIZING THE MAYOR TO SIGN THE GRANT APPLICATION AND ALL OTHER DOCUMENTS NECESSARY AND PROPER TO EFFECTUATE THE PURPOSE OF THIS RESOLUTION

- 9. Consideration of a Resolution to Authorize the Sale of a Surplus Vehicle to Petworks (AF-89-2024)** (John Morris)

RESOLUTION NO. 2024-218 A RESOLUTION DECLARING A CERTAIN FLEET VEHICLE AS SURPLUS, REMOVING SAME FROM THE FIXED ASSET REGISTER, AND APPROVING THE SALE OF SUCH SURPLUS VEHICLE TO PETWORKS

XIII. COMMUNICATIONS

- 1. City Manager**

Mr. McCartt extended congratulations to the Lady Indians basketball team on outstanding season. He wished the best of luck to all the seniors and the team as they prepare for next year. He mentioned the passing of Todd Smith in utilities from cancer, noting he had left a lasting impression as a talented artist and the manhole covers sport the logo he designed.

- 2. Mayor and Board Members**

Alderman Montgomery wished the vice-mayor a happy birthday. He also thanked Weigel's and Temperpedic for their donations. Mr. Montgomery stated KOSBE had submitted a grant proposal to the SBA for the women's business center to be housed in the Chamber of Commerce pointing out it was a great enhancement to the area. Alderman Phillips thanked everyone for a wonderful home show pointing out the attendance doubled on Friday from last year. He gave details on the announcement that the Home Builders Association partnering with TCAT for fixing up a house, noting it was a win-win for everyone it touches. He mentioned Food City and

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Eastman made their plastic recycling announcement and encouraged citizens to bring plastics with #7 to designated location, stating he appreciated providing this option to citizens. He remarked on the Fire Department employee recognition ceremony program held recently. Lastly, he provided details on the Liberty Prize program where local high school students submitted essays on Freedom and ten local students will travel to Normandy for the 80th anniversary. Alderman Olterman stated the DB baseball team was undefeated. Alderman Cooper said the boys' soccer team was also doing well and encouraged support from the citizens. Vice-Mayor George commented on the boat being taken apart at Netherland Inn, noting she had been contacted by citizens regarding this issue. She pointed out the City does not own that property but rather the Netherland Inn Association and their hope is to replace it with salt treated wood. She stated PETWORKS has numerous dogs and cats since covid, and they are in need of donations and are about to have their Fur Ball fundraiser. She commented on the Bays Mountain Park Plan and stated great things going on there. Mayor Shull also provided details on how PETWORKS gets their funding. He also mentioned there is a lot of bad information on social media, commenting on an incident that occurred on Clinchfield Street recently. He stated the city communications puts out great information and any of the BMA can be contacted for information as well.

XIV.ADJOURN

Seeing no other business for consideration, Mayor Shull adjourned the meeting at 7:56 p.m.

ANGELA MARSHALL
Deputy City Recorder

PATRICK W. SHULL
Mayor