

**MINUTES OF REGULAR SESSION  
PIPERTON BOARD OF MAYOR AND COMMISSIONERS  
March 15, 2016, 7:00 P.M.**

The Piperton Board of Mayor and Commissioners met in regular session on March 15, 2016, at 7:00 p.m. at City Hall, with Board members: Mayor Henry Coats, Commissioner Preston Trotter, and Commissioner Mike Binkley present. Vice-Mayor Hugh Davis, Commissioner Michael Ulczynski, City Engineer Harvey Matheny and City Planner Brett Morgan were absent. City Manager Steve Steinbach, Finance Director Maria George, City Recorder Beverly Holloway, Public Works Director Terry Parker, Building Official Tommie Johnson, Police Chief Phil Hendricks, Fire Chief Reed Bullock were also present, along with Carolyn Rhea, William Meacham, John Grandberry, Jim Ragon, Gwen Brown, Danny Germany, Robert Ackermann, Bill & Vicki Hancock, Charlotte Johnson, Ronnie Lee, Police Officers Jeff Norton, Corey Traughber, Firefighters Lindsay Anderson, Mike Hoysler, et al and others in the audience.

**Agenda item 1.** Call to order, establish quorum

**Action taken:** Mayor Henry Coats called the meeting to order at 7:00 p.m., and established that a quorum was present.

**Agenda item 2.** Prayer and Pledge of Allegiance to the American Flag

**Action taken:** Fire Chief Reed Bullock led in the opening Prayer and Commissioner Preston Trotter led in the Pledge of Allegiance to the American Flag.

**Agenda item 3.** Any changes to Agenda; Motion to adopt Agenda

**Action taken:** There were no changes to the Agenda, Commissioner Mike Binkley moved to adopt the Agenda, seconded by Commissioner Trotter. The Motion received all affirmative votes.

**Agenda item 4.** Any changes to the Minutes of the Regular Session of February 16, 2016: Motion to adopt the Minutes of the Regular Session of February 16, 2016.

**Action taken:** There were no changes to the Minutes of February 16, 2016, Commissioner Trotter moved to approve the Minutes of 02/16/16 as written, seconded by Commissioner Binkley. The Motion received all affirmative votes.

**Agenda item 5.** Review/approval of Financial Reports, Building Inspector's Report, Fireman's Report and Police Report

Steve Steinbach, City Manager, stated the City's financial position continues to be strong and are tracking revenues at approximately 78% of forecast which is about 10% over where we should be at this time, expenditures are actually less than 60% which is good, all of the City's funds are tracking well and savings continues to grow so the City is in good shape rounding the Fiscal Year.

Tommie Johnson, Building Official, stated for the month of February there were 27 permits issued (3 permits issued for new single family dwelling), conducted 77 inspections and handled 8 code compliance issues.

Police Chief Phil Hendricks stated during the month of February, there were 66 dispatched calls, 4 incident reports, 4 arrest, 8 motor vehicles crashes and over the past couple of weeks we have two officers obtain their instructors certification, the two officers are certified to teach and instruct Taser and next week we have an individual that will be attending the firearms course to instruct firearms, and also have a new officer, Officer Traughber.

Fire Chief Reed Bullock stated during the February there were 28 calls (26 in Piperton), with 4 motor vehicle crashes, 1 structure fire, 2 calls outside the City of Piperton.

**Action taken:** Commissioner Trotter moved to approve all reports, seconded by Commissioner Binkley. The Motion received all affirmative votes.

**Agenda item 6. Water Bill Adjustment – Faye Hand**

Terry Parker, Public Works Director, stated Ms. Hand is not here but on behalf of Ms. Hand a written request for a water bill adjustment has been submitted and the leak was located on her side and did not have anything to do with the City's side.

Commissioner Trotter inquired if it were associated with the meter at all.

Mr. Parker stated no sir, it was a service line out in the yard and she has had it repaired.

Commissioner Trotter stated when these things have come up in the past the Board has always looked at whether or not it was a hardship case and if it was not a hardship case then the Board looked to see if it was the responsibility of the City and the Board has taken the position if it is not a hardship case and it is not on the City's side of the meter then the Board has no control on leaks on the customer's side of the meter so it would be his recommendation not to approve.

Commissioner Binkley stated he is in agreement and it would be different if we produced our own water but we are responsible for paying for the water.

**Action taken:** Commissioner Trotter moved to deny the request for a water bill adjustment, seconded by Commissioner Binkley. The Motion received all affirmative votes.

**Agenda item 7. First Reading, Ordinance No. 264-16, "Intermittent" Budget Amendment for FY 2015-2016**

Mr. Steinbach stated generally we have three planned budget amendments every fiscal year with the first one to adjust any oversights, the second one to address any mid-year changes in revenue and expenditures and a final third budget amendment to clean up before the end of the fiscal year and occasionally we have new expenditures that arise as a result of emergency issues or unforeseen issues, this particular budget amendment addresses the Fletcher Road Bridge Project that is ongoing, just completed the design and the design documents were submitted to TDOT for their approval and the understanding is those documents have been approved and will be going to bid at the end of March however as part of that project utility relocation must be addressed for Chickasaw and that is not a reimbursable expense and so the cost for that relocation is indicated in your report as a little over \$4,000.00 and there was additional professional services fees associated with the production of a right of way plat because of the road realignment that we are seeking to adhere too based on a study done by a previous engineer and there are two property owners affected and hopes to negotiate a settlement with them with the regards to the donation of the right of way but the \$1,500.00 is for the design engineer to produce the plat, TDEC fees for an aquatic resource alteration permit (ARAP) which is reimbursable, the professional services will be reimbursable and the advertisement for the bid of \$360.00 is not reimbursable so that line item is requested to be amended, and item #2 is addressing the replacement of one of the City's electronic citation devices that was lost during an incident at a reduced cost of \$2,500.00 and then lastly there is an increase in Terry's facilities maintenance line item for an emergency repair to the septic system for the City Hall building and those are the three items along with the documentation with regards to the Fletcher Road Bridge project and there will be an expansive review at the Public Hearing.

Mayor Coats stated the Fletcher Road Bridge has been an ongoing problem and it was classified as the worst bridge in Fayette County and at one time there was an 80-20 split as far as the cost was concerned but the State came up with more money and it is now being constructed hopefully this summer and is now a 98-2 split with the State.

**Action taken:** Commissioner Binkley moved to approve Ordinance No. 264-16 on first reading, seconded by Commissioner Trotter. The Motion received all affirmative votes.

**Agenda item 8. Fire Department Capital Acquisition Request**

Fire Chief Reed Bullock stated this a budget item that was previously approved but was not specified, so this is to identify in detail what items will be purchased with the capital funds; 1) Lucas Automatic DPR Device, 2) Thermal Imaging Camera, 3) Struts and 4) Furniture for the Day Room.

**Action taken:** Commissioner Trotter moved to approve the capital acquisitions for the Fire Department, seconded by Commissioner Binkley. The Motion received all affirmative votes.

**Agenda item 9. First Reading, Ordinance No. 263-16, establishing standards for Indoor Shooting Ranges as a special exception in the M-1, Light Industrial District in Zoning Ordinance**

Mr. Steinbach stated the Planning Commission at its March 8<sup>th</sup> meeting approved a texted amendment to the City's Zoning Ordinance providing for the definition of a use that is not currently included in our Zoning Ordinance and a definition is provided in this draft document and the document also provides for the special conditions for the indoor shooting ranges and in the State of Tennessee Zoning Ordinance legally define and provide for what are known as permitted uses by right which means listed uses within a particular zone district assuming the applicant meets site improvement plan requirements then the City is compelled to approve that and additionally there are uses known as special exceptions or conditional uses and the difference is that a special exception must be approved by the Board of Zoning Appeals and the proposal must adhere to the standards that are provided in the Zoning Ordinance and under the law if an applicant is able to prove that he or she adheres to those then again the City is compelled to approve that subsequently the applicant will return to the Planning Commission with a site improvement plan, this is a first reading on this and will have the City Planner in attendance for the Public Hearing and the Planning Commission did approve the document that is before this Board.

**Action taken:** Commissioner Binkley moved to approve Ordinance No. 263-16 on first reading, seconded by Commissioner Trotter. The Motion received all affirmative votes.

**Agenda item 10. Waste Connections of TN, Inc. - Annual Rate Adjustment**

Mr. Steinbach stated per the existing contract with Waste Connections of Tn, Inc. there is a consumer price index and fuel index adjustment that is to occur annually and our negotiated contract provided for a waiver of the adjustment for two years and we had a minor adjustment and the current letter provides for no adjustment.

**Agenda item 11. Drip Fields Grass Mowing Bid Approval – Terry Parker**

Mr. Parker stated this is for review and approval of Drip Fields Grass Mowing Bid, this year there is an additional 5.5 acres in Provenance Subdivision that is included for a total of 34 acres that had been bid out, only three bids were submitted and staff recommends approval to the lowest bidder (Mid-South Commercial Mowing), staff has verified insurance and the equipment has been verified along with their experience.

Commissioner Binkley inquired who was cutting last year.

Mr. Parker stated Travis Kennon was cutting last year but based on the additional parcels his rates increased.

Commissioner Trotter inquired how often they would be cutting.

Mr. Parker stated it will be 12 cuts every other week beginning the middle of April to the latter part of September.

**Action taken:** Commissioner Binkley moved to approve Mid-South Commercial Mowing, seconded by Commissioner Trotter. The Motion received all affirmative votes.

**Agenda item 12. Call of Election**

Mayor Coats stated there is an official election in November and this is the official call of election required by the election commission, the election office may start issuing petitions on May 20, 2016 and the qualifying deadline for City candidates is noon, August 18, 2016.

Mr. Steinbach stated staff has reviewed the candidates that are going to have to run in November and will verify that with the election office.

**Agenda item 13. Any other old/new business, questions or matters from the audience**

There was no old/new business or matters from the audience.

**Agenda item 14. Adjournment**

**Action taken:** Commissioner Binkley moved to adjourn, seconded by Commissioner Trotter. The Motion received all affirmative votes and the meeting was adjourned at 7:25 p.m.

Respectfully submitted,

Beverly Holloway, City Recorder

Approved: \_\_\_\_\_ date: \_\_\_\_\_