

City Council Meeting Minutes

The Shelbyville City Council met in regular **Study Session** on **Tuesday, August 30, 2022**, at the Shelbyville Recreation Center, 220 Tulip Tree Road. The meeting was called to order at 6:00 PM by Mayor Wallace Cartwright.

The following were present: Mayor Wallace Cartwright, Councilmember Henry Feldhaus, Councilmember William Christie, Councilmember Stephanie Isaacs, Councilmember Rick Overcast and Councilmember Gary Haile. Also, present were Interim City Manager & City Treasurer Kay Parker, City Recorder Lisa Smith, and City Attorney Ginger Shofner. Councilmember Marilyn Ewing was absent.

Sewer Rehab – American Rescue Funds: Interim Manager Parker advised the City of Shelbyville is eligible for \$2.9 million in American Rescue Funds. A Resolution must be passed so the application for the funds can be filed. The Resolution states the funds will be used to rehab the Little Hurricane Creek sewer shed. Jason Reese, General Manager Shelbyville Power, Water, and Sewerage System (SPWSS) advised the Council the funds are to be used for water, wastewater and storm water projects and the Little Hurricane Creek sewer shed project has been identified as a critical need. He noted this would not only benefit the growth in the area but would help the ones currently in this sewer shed. Parker advised this is not the \$6.5 million APR funds the City is receiving but a different “pot of money” earmarked for water, wastewater, and storm water projects. Reese also advised this area had experienced two (2) overflows in the last three or four months and if there are five (5) the State will place a moratorium on any new taps until the issues are completely repaired. Councilmember Feldhaus stated he would be voting no as the Resolution is presently being presented. He advised he had been in several meetings over the last few months working to extend the sewer system out towards Uncle Nearest. He felt some of the funds could go to rehab as it is a requirement of the Grant to use 25% for rehab. He would like to see the rest go to new extension for economic development out Highway 231. Mayor Cartwright stated he felt what is in the city limits comes first. Feldhaus then questioned how much money SPWSS budget each year for rehab of sewer lines. Stating there is none and the City uses all the CDGB Grants for that. These funds should be used for a generational change. Reese stated the required Asset Management Plan will help SPWSS become more proactive in rehabbing. Claudia Mallard, SPWSS Board Chairperson advised there had been two engineers who agree rehabbing the Little Hurricane sewer shed is the best way to use these funds to increase capacity. Further discussion ensued noting that the original plan for these funds included cooperation with Bedford County wherein their funds will be used together with the City, however they have decided to use their funds on something else. It was also noted by Reese that Bedford County Utility District sells water in the northern development area and that puts SPWSS at a disadvantage as they cannot charge enough for the sewer they provide to that area. Sewer is a costly utility that is offset by providing water which they are not allowed to do in this area.

Downtown Improvement Grant: Interim Manager Parker advised this is Resolution to authorize the City to apply for the Downtown Improvement Grant. The City applied last year but did not receive the award. The Grant is \$100,000.00 with at 25% local match. Downtown Business are also giving the option of using the funds and if they do, they will pay their portion of the local match.

Bell Buckle Tourism Grant Request: City Recorder Smith advised the Bell Buckle Chamber of Commerce made a presentation to the Tourism Board in March requesting a Tourism Grant for advertising for several of their annual events including Moon Pie Festival and Daffodil Days. The Tourism Board approved the request, however that Board no longer meets as that Tourism program ended June 30th and the BB Chamber has submitted an invoice requesting the funds. Smith also advised in the past this Grant to the BB Chamber has been \$5,000.00, however Daniel Berry had changed the parameters of the Grant and it was only to be a

percentage of the advertising budget which is what the invoice is for \$4,160.00. The change did not go through the proper channels and since the Tourism Board is gone Staff is requesting authorization to pay and direction of the amount to pay. Councilmember Feldhaus stated they have received the Grant in the past and it is probably built into their budget. These events bring a lot of business to the area, and he felt we should give the Grant like we have in the past. Other Councilmembers agreed and the item will be on the Business Agenda for a vote.

Fairfield Pike Project – Design Options: Manager Parker stated this item was discussed at a workshop a few weeks back, but the choice of a Design Option was never agreed to. She is requesting a formal vote on this matter. Public Work Director Buck Vallad stated the difference in Design Option #1 at approximately \$2 million and Option #2 approximately \$4 million is the higher option includes curb and gutter and would be built to the same specs the City holds other developers to. He stated his recommendation would be the curb and gutter option.

OLD BUSINESS:

ORDINANCES – Public Hearing – Second & Final Reading:

An Ordinance of the City of Shelbyville, Tennessee to approve the Rezoning of 11.74 (+/-) Acres Owned by Arnold Betty Dean, Located at 329 Dover Street and Referenced on Bedford County Tax Map 079, Parcel 095.00 From R-1 (Low Density Residential District) to R-3 (Medium Density Residential District), and Repealing Any Ordinance or Portion of Ordinance in Conflict Therewith. Planner Albakry advised there had been no changes since the First Reading.

An Ordinance of the Shelbyville City Council to Amend Article V Zoning Districts of the Shelbyville Zoning Ordinance by Creating Sections 5.4.2.A Medium-High Density Residential Districts (R-3A) and to Repeal Any ordinance or Part of An Ordinance in Conflict Herewith. Planner Albakry advised there had been no changes since the First Reading.

RESOLUTIONS – Public Hearing – Second & Final Reading:

A Resolution to Adopt the Municipal Comprehensive Plan and the Accompanying Future Land Use Map and Repeal the Resolution of the 2008 Official Municipal Comprehensive Plan and the Associated Future Land Use Map. There was no discussion on this item and there have been no changes.

NEW BUISNESS:

ORDINANCES – First Reading:

An Ordinance of the City of Shelbyville, Tennessee to approve the Rezoning of 27.55 (+/-) Acres Owned by Curl Properties, LLC, Located on the North Side of Brown Lane, and Referenced on Bedford County Tax Map 069, Parcels 074.01 and 077.00 From R-2 (Low Density Residential) District to R-3 (Medium Density Residential) District, and Repealing any Ordinance or Portion of Ordinance in Conflict Therewith. Planner Waleed Albakry gave a review of this request advising it received a favorable recommendation from the Planning Commission. He further noted the new Future Land Use Map does agree with this zoning request.

An Ordinance of the City of Shelbyville, Tennessee to Approve the Rezoning of 3.08 (+/-) Acres Owned by J.D. & Becky Bradford, Located on the East Side of Fairfield Pike, and Referenced on Bedford County Tax Map 078J, Group E, Parcels 028.00, 029.01, 029.02 and 029.03 From R-2 (Low Density Residential) District to R-3 (Medium Density Residential) District, and Repealing any Ordinance or Portion of Ordinance in Conflict Therewith. Albakry reviewed this request which will rezone 3.08 on the east side of Fairfield Pike. It is four lots being combined and zoned R-3 (Medium Density Residential). This request received a favorable recommendation from the Planning Commission.

An Ordinance to Amend the Adopted Budget Ordinance (As Amended) of the City of Shelbyville, Tennessee Various Funds, for the Fiscal Year 2022-2023, the Period Ending June 30, 2023. Parker advised this is the standard clean-up Ordinance for Budget Amendments.

RESOLUTIONS:

A Resolution of the City of Shelbyville Authorizing Submittal of an Application to the Tennessee Department of Environment and Conservation for Funds Through the American Rescue Program. Manager Parker advise this item was already discussed under Discussion Items.

A Resolution of the City of Shelbyville, Tennessee Authorizing a Grant Application for the Tennessee Department of Economic and Community Development Downtown Improvement Grant Program. This item was discussed earlier in the meeting.

A Resolution Authorizing an Official Delegation to the 2022 Governor's Conference in Nashville, TN for September 19th, and 20th, 2022, Providing for the Attendance and Expenditures of that Delegation, Consisting of the Mayor, City Manager and City Councilmembers. There was no discussion on this item.

BUSINESS ITEMS:

Certificate of Compliance – Yoandy Perez – City Recorder stated Mr. Perez background check has come back and everything is good so Council can approve the Certificate next week and it will be forwarded to the ABC for their liquor license.

PURCHASING / BIDS

Purchasing:

Director Lori Sadler stated this will be a Tennessee Statewide Contract purchase of a Ford F150 Super Cab 4x2 for Parks Department. She noted it is over budget however the Park has saved enough money in a couple of other purchases to cover the overage.

APPOINTMENTS:

ADA Authority Board – Four seats

Parks & Recreation Board – Need a youth member and a member to replace Ms. Sandy Still who recently resigned.

OTHER BUSINESS:

ANNOUNCEMENTS: City Recorder Smith advised the applicant for City Manager would be in town tomorrow for the 2nd round interview to be held at 12:00 PM. She further noted there would be a general motion on next weeks Agenda to move forward on the search for City Manager.

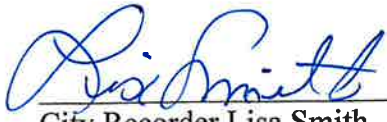
CITIZENS COMMENTS: None

ADJORN: With nothing further to discuss Mayor Wallace Cartwright adjourned the meeting at approximately 7:04 PM.

Approved:

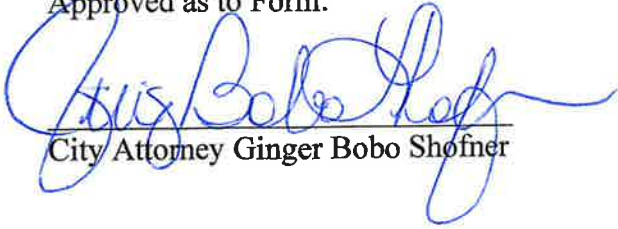

Mayor, Wallace Cartwright

Attest:

A handwritten signature in blue ink, appearing to read "Lisa Smith", written over a horizontal line.

City Recorder Lisa Smith

Approved as to Form:

A handwritten signature in blue ink, appearing to read "Ginger Bobo Shofner", written over a horizontal line.

City Attorney Ginger Bobo Shofner