

Minutes  
Bluff City Board of Mayor and Aldermen  
Special Called Meeting  
October 9, 2017

Mayor Wells called the meeting to order at 2:00 p.m. Mayor Wells stated this is a business meeting not a court of law. Welcome each of you here tonight. Anyone wanting to comment has three minutes in the first session and three minutes in the second session. Citizen comments, the board members do not have to comment unless they want to. Anyone wanting to comment must come to the podium and give their name address and phone number. No talking during the meeting, if you want to talk while the meeting is going on you must go outside or to the hallway others want to be able to hear. You can be asked to leave if you are out of order. If you have a request for information, contact City Hall during office hours 8 am to 4:30 pm. Monday thru Friday and fill out the proper request.

Mayor Wells reported that City Attorney Paul Frye is on vacation for the week and he wanted her to remind the board members that it would be better for them not to respond to pending litigation or discuss personnel matters on present or past employees.

Members present were Jack Stratton, Ray Harrington, John Harrison and Richard Bowling.

Sandra Madison was absent.

Prayer was given by Vice Mayor Harrington, followed by the Pledge of Allegiance.

Mayor Wells opened the floor for the following:

Citizen comments – First Session – No comments

Discussion / Action -- City Engineer Dave Wilson

City Engineer Dave Wilson was present to answer any questions about the ongoing projects. Mr Wilson stated that they are aware that we have a couple of projects that have been submitted to USDA for review. Contract number 2 which is our big water and sewer project is with USDA and they spoke with them on the 3<sup>rd</sup> and they have everything they need and we are waiting on comments. The other project is the McClelland Street project and you are aware we got bids on it and they were received and Ramirez Contracting, LLC out of Abingdon was awarded the contracting and today is their official start date, the weather was bad today but they should be out there Wednesday if it is dry enough to begin work. They have approximately 45 days to finish that project. Alderman Harrison asked if they had figured out anything about the water running off of the railroad and coming in. Mr Wilson stated yes there are provisions in the contract to try to catch that after it comes off, we don't think they can south of the railroad where they were looking at. Mr Wilson stated that they had worked with Mr Wood the Storm Water Engineer to try to coordinate both of their efforts to get a solution.

Discussion / Action – September 5, 2017 Minutes

Minutes for the Regular meeting of September 5, 2017 were approved with a motion by Alderman Bowling. Second by Vice Mayor Harrington. All in favor.

Discussion / Action – Public Hearing on Ord. 2017-012

Mayor Wells read the ordinance which is to Ratify Ordinance 2017-008 Dealing with Real and Personal Taxes. Public Hearing was opened at 2:07 p.m. Carolyn Payne of 4818 Bluff City Highway stated when they do the first reading is there any possible way that we can know what is in that reading before it goes to public hearing and second reading. Mrs Payne stated that she understands that we went up 3 pennies higher than Sullivan County. Vice Mayor Harrington stated that we have not had a tax increase in three years. Mrs Payne asked why it says we exceeded the \$1.24. Mr Harrington stated that when you got your property taxes, Sullivan County got reassessed and that the 1.22445 was what the State would have set it at, but where we have stayed on \$1.28 we just left it alone. Mrs Payne stated that going back to her original question when we have the first reading, is it possible to receive these documents to where we actually know what it is going to be and what it in tells to where at least we can come in here with some intelligent questions. Mayor Wells stated that we will have to wait and ask Mr. Frye that question. Public hearing closed at 2:12 p.m. Motion to approve Ordinance 2017-012 on first reading was made by Vice Mayor Harrington. Second by Alderman Bowling. All in favor. Motion carried.

Discussion / Action – Public Hearing on Ordinance 2017-009

Mayor Wells read Ordinance 2017-009 which is an ordinance to fix the Time and Place of Regular Meetings of The Bluff City Board of Mayor and Aldermen. Public Hearing was opened at 2:14 p.m. Carolyn Payne of 4818 Bluff City Highway voiced concern about changing the time of the meeting as she feels it doesn't give the residents time to get off work, have dinner and attend meetings. Mrs Payne stated that she highly disagrees with changing it to 6:00 p.m. Mrs Payne stated that we need to be aware of the changes in these ordinances and resolutions. We need a heads-up before everybody blindly walks in down here and we don't even know what you are voting on. Public hearing closed at 2:19 p.m. Motion to approve Ordinance 2017-009 on second reading was made by Alderman Harrison. Second by Alderman Bowling. All in favor. Motion carried.

Discussion / Action -- Public Hearing on Ordinance 2017-010

Mayor Wells read Ordinance 2017-010 which is an Ordinance Granting a Franchise to Atmos Energy Corporation. Public Hearing opened at 2:17 p.m. Carolyn Payne asked what is Atmos

Energy. Mayor Wells stated that it is the name of the company. Vice Mayor Harrington stated that is the natural gas company. Mrs Payne asked if they were talking about people's propane logs or gas stations. She was informed it was natural gas lines. Mrs Payne stated she was not aware we had any natural gas lines here. Mayor Wells stated we do not have that many customers but we do have them. Vice Mayor Harrington stated it is just basically renewing the contract. Mrs Payne asked why we have to sign a twenty year contract as it is tying us in for a long time and wouldn't it be normal to have like, a 3 year contract. Mrs Payne stated even our Auditors don't we take a vote now every year to keep the same ones. I am totally against signing any contract for twenty years, and had I known at the first reading and what it intel's we could have possibly asked questions then. Mrs Payne asked that they do not approve a twenty year contract. Mrs Payne asked that they reconsider taking it down to a three year contract. Public hearing ended at 2:19 p.m. Motion to approve Ordinance 2017-010 on second reading was made by Alderman Bowling. Second by Alderman Harrison. All present in favor. Motion carried.

#### Discussion / Action – Public hearing on Ordinance 2017-011

Mayor Wells read the ordinance which Amends Ordinance 2017-007 known as the Appropriation Ordinance. The amendment is for the Water and Sewer fund to include the needed repairs on the McClelland Street project which is a contract price of \$178,380.00. Public Hearing was opened at 2:21 p.m. Carolyn Payne stated that this ordinance showing year ending June 30, 2018 we only had \$781,199.00 in it and now we are going to pay cash of \$178,380.00 and was that now \$959,579.00. Mrs Payne asked how that puts us up to \$959,000.00. Vice Mayor Harrington stated that it is an expenditure so that is an added cost so you would add it to the \$781 (sentence ended) Mrs Payne stated maybe this is where I get confused but I thought the appropriations were actually what we had on balance on the fund. City Recorder Sharon Greene reported that it increases the appropriations for the Water / Sewer Fund by \$178,000.00 but the budget is still in balance and we are still spending less than we have coming in. Vice Mayor Harrington stated that this is preventing us from going into the red and if we left our budget as it is and we spend that 178,000 it would cause our budget on Water and Sewer to be in the red at the end of the year. Ms Greene stated that we have to appropriate it before we can spend it, and we have the money there it just has to be appropriated. Mayor Wells stated your 3 minutes is up. Mrs Payne stated that she thinks that since it is a Public Hearing she should be allowed to exceed the 3 minutes. Mayor Wells stated we have 3 minutes. Mrs Payne stated that the math is not making sense to her as one meeting said we had \$800,000.00 and this says we have \$1,644,000.00. Vice Mayor Harrington stated we have one account that is revenue coming in then we have another that is expenditures and that \$178,000.00 is added to our expenditures. This shows what they are planning on spending this year. Ms Greene stated that it comes up to \$959,000.00, you add it to the appropriations. Mayor Wells stated we will move on. Public Hearing closed at 2:26 p.m. Motion to approve Ordinance 2017-011 on Second Reading was made by Vice Mayor Harrington. Second by Alderman Stratton. All present in favor. Motion carried.

Discussion / Action – Contract to use Teresa Nidiffer’s Certified Water Plant Operator’s License

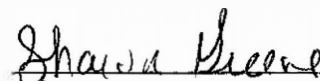
Mayor Wells reported that the State of Tennessee requires the City to have a licensed water treatment and distribution operator at all times. Mayor Wells read a letter from Teresa Nidiffer which explains her hourly rate is \$30/hour as needed for labor and a flat monthly fee of \$250.00 for the use of her license. Carolyn Payne stated once again this is why she thinks it is crucial on the first reading we should know what they are talking about so we could come prepared. Mayor Wells stated that we don’t have a first reading, this is a contract. Mrs Payne asked how many hours a week is Teresa going to actually work. Mayor Wells stated as needed. Mrs Payne asked does anybody have a good idea as how many hours as needed is going to be. Mrs Payne stated that she remembers that at the last meeting it was discussed at \$31,500.00 and Dean Fields supposedly made \$52,000.00 and the budget has him down as making \$43,600.00 in fiscal year 2017 and he worked 8 hours a day. Is this going to put us short on another person where Dean used to work in the ditches with the guys, Mayor Wells stated that it had been a long time since he had been in the ditches with the guys and he started staying at the water plant. Right now we have hired someone and he is going to be working part time and he is from another state so he has to take his Tennessee State test in May. Mrs Payne stated so he will be coming in as full time. Mayor Wells stated as needed but no less than a half of a day. Mrs Payne asked if we would be bringing him in at \$30.00 per hour as well and Mayor Wells stated no they would be bringing him in at \$20.00. Motion to approve the rates was made by Vice Mayor Harrington. Second by Alderman Bowling. All in favor. Motion carried.

Citizen Comments – Second Session – No Comments

With no other business, a motion to adjourn was made by Vice Mayor Harrington. Second by Alderman Harrison. All in favor. Meeting adjourned at 2:34 p.m.

  
\_\_\_\_\_  
Irene Wells, Mayor / City Manager

Attest this 9<sup>th</sup> day of October, 2017

  
\_\_\_\_\_  
Sharon Greene, City Recorder/Finance Officer