



## TOWN OF ASHLAND CITY WORKSHOP MEETING MINUTES

July 2, 2019

6:00 PM at Ashland City Municipal Building  
101 Court Street, Ashland City, Tennessee

**CALL TO ORDER** at 6:00 PM by Mayor Allen.

### ROLL CALL

Present: Mayor Steve Allen, Vice Mayor Daniel Anderson, Ms. Lisa Walker, Ms. Alwilda Binkley, Mr. Tim Adkins, Mr. Roger Jackson and Mr. Chris Kerrigan

Absent: None.

### CONSIDERATION OF AGENDA

A motion made by Ms. Lisa Walker, seconded by Ms. Alwilda Binkley to approve the June agenda as typed. Motion passed unanimously by voice vote.

### CONSIDERATION OF MINUTES

A motion made by Mr. Tim Adkins to change under reports title A, section C, City Attorney to City Court, seconded by Ms. Binkley to approve the May minutes. Motion passed unanimously by voice vote.

### REPORTS

#### A. Department Heads.

- a. **City Attorney.** Ms. Jennifer Noe stated there was nothing to report.
- b. **Fire, Codes and Life Safety Department.** Chief Derek Noe stated Popeye's is open and Ashland Farms has their slab for the clubhouse. He also stated that the fire department has 3 new fire fighters that started on July 1, 2019 and they now have 3 fire fighters per shift. Chief Noe said they received 121 calls in June, which was a record for the department outside of a major event. Chief Noe said they will receive a 100% grant from Toyota for 75 car seats and that they have installed 12 smoke alarms the past month and 3 of those were for the hearing impaired. Chief Noe stated they are finishing up on recruiter training and had 2 recruits hired with other departments, but they both still volunteer for the town. Finally, he reported 9 of their men responded to a hazmat call on I-40.
- c. **Police Department.** Assistant Chief Jason Matlock stated everything was good in the department. He also stated they have 3 new employees, 1 starts the academy on July 7, 2019 and 2 more start over the next few months
- d. **City Court.** Ms. Anita Justice stated everything is business as usual and she wished Mr. Roger Jackson a happy birthday.
- e. **Water and Streets Department.** Mr. Clint Biggers stated that crews will start patching holes on Forrest St on July 3, 2019 and that they will not be repaving the entire street. Mayor Allen asked about the bridge on Main Street in front of McDonalds. Mr. Biggers stated they would be closing Main Street to replace the bridge on Wednesday, July 10, 2019 at 8:00 AM. Ms. Binkley stated we want paving on Forrest Street, not patching. Mr. Biggers said that he spoke to the boss man who said they never said they would pave, just patch. He stated that Haywood Hills, Robin Hood Road bridge, received a bad review, the department fixed it and when the state came to inspect it, both beams in the water had a 1" gap. He also stated that the road is not stable enough to drive rigs or big trucks across and if it cannot be repaired, they will make it passenger cars only.
- f. **Recorder.** Ms. Kellie Reed stated the auditors will be here in a few weeks for the end of year audit and the new budget has started.

### OLD BUSINESS

- A. **A.O. Smith Berm Discussion:** Mr. Keith Auville stated he has spoken with council several times since 2010 and his goal is to give an update on the levee project and answer any questions. Mr. Auville brought along CEC representatives to give an update on the inland lake. He stated the plant is in competition with other sites to keep building here and A.O. Smith would like to move forward with the levee project to prevent their facility from flooding again in the future. He said they want to be good citizens and take care of their employees and that no one wants to invest in a company that is going to flood and they have spent over \$70 million to repair after flood damages. He stated that all agreements have been finalized with Cheatham County, Board of Education, and the Railroad Authority. Further, the Town of Ashland City is the only one they need an approval from to move forward. He stated that A.O. Smith is investing \$8 million in the levee project, with \$1.2 million in job grants. Ms. Binkley asked how this will affect the Bluffview

Park. Mr. Auville stated it would be very minimal, less than 1/10 of an acre. Mr. Jay Camilli, engineer from CEC, presented a drawing of the lake and surrounding wetlands. He stated the land was cleared for archeology and they proposed moving the lake off of the 2 stream lines due to mitigation and that the open water will be around 6 acres and the surrounding wetlands 2.29 acres. He said that the lake will be 16 FT deep and it will have a 6/1 slope so that citizens will be able to walk down to the lake, fish, canoe, and kayak in it. He also stated that A.O Smith will also be dedicating land for the community and that they will provide an access road over the levee. Mr. Auville stated that they will also be providing a stop light at the end of the bypass and Hwy 12. Mr. Jackson questioned the previous proposal where we would share the lake with the county. Mr. Auville stated that the U.S. Corps did not want the lake touching those 2 streams. Mr. Jackson questioned what type of liability we would have with the lake. Ms. Noe stated that the property would be insured like anything else. Mr. Jackson asked if it would be fenced or lit. Ms. Noe stated that she did not think so. Mr. Schaefer stated that they were proposing to have a fence at the entrance of the park. Mr. Camilli said that if we decided to go ahead with the campground, we could put a check in or security guard there at the entrance. Chief Noe stated that one of Chief Walker's concerns is the water level and he asked if there will be clay in the bottom to hold water. Mr. Camilli stated that having clay in the bottom would actually work against us. Mr. Schaefer stated that the normal elevation of the river is 385 and the lake is estimated to be a foot higher than that with a 6/1 slope. He said this is the same slope they would use on an interstate so it is walkable and drivable. Chief Noe asked what the elevation of the campground would be. Mr. Schaefer stated that the elevation would be 394-395 which would be ground level. Ms. Binkley asked for the size of the lake. Mr. Camilli said the lake will be roughly 6 acres and 2.2 acres of wetlands. Mr. Auville stated that the goal was for us to not be out anything for this project. And this is their final step and this is to protect their investment. He said all that they are lacking is an agreement with Ashland City. Ms. Binkley asked if we have to do the campground now because the city was hit hard this year. Mr. Camilli stated that it was our choice. Ms. Noe stated that they are developing all of the paperwork and they asked to have it brought to the board tonight so that everyone knew what was going on. Mr. Jerome Terrell spoke on behalf of Economic Development by stating he has lived in Cheatham County for 5 years and he is in support of this because it is the county's largest employer since 1961 and because of the building, it would be very hard to have another company use it. He said this is a very big decision and a deep concern for members of this community. Mayor Allen stated that he thinks this is a positive for our community. Mayor opened the floor for questions. Mayor stated we will vote for an endorsement at the council meeting.

- B. **Certified Tax Rate Discussion:** Ms. Reed stated that Council passed the tax rate in the budget last month after she had spoken to the comptroller's office and been informed the taxes would go with the old assessment. She stated that last week she received paperwork for the new assessment and that there was a miscommunication at the comptroller's office. She further stated council passed a tax rate of \$0.62 and that the new assessment came back with a rate \$0.50. She said if we go above the tax rate, we will have a shortage in revenues she asked what direction we would like to go in. She stated that \$0.50 would bring in the same amount as last year. Ms. Noe said we are just needing to know what direction to go in. Ms. Reed asked if they wanted to go with \$0.50. Council agreed to go with the certified tax rate.

## NEW BUSINESS

- A. **Gallaher Monitoring Agreement.** Chief Noe stated this is an agreement to switch to cellular system for phone lines and it is no additional cost.
- B. **Josh Wright- Architect Agreement City Hall.** Ms. Kellie Reed stated the architecture agreements are for the design of city hall and the fire hall.
- C. **Josh Wright – Architect Agreement Fire Hall.**
- D. **CSR – City Hall Site Design Proposal.** Ms. Reed stated the CSR agreements are for the engineering for the city hall and fire hall projects.
- E. **CSR- Fire Hall Site Design Proposal.**
- F. **Sycamore Square Tank Geo Agreement.** Mr. Biggers stated this was to test the soil to see if it is suitable for the water tank.
- G. **HB Clark Disc Golf Course Design Agreement.** Ms. Reed stated this is the agreement for the disc golf course at the walking track.
- H. **Municode Agreement.** Ms. Reed stated this is an agreement for our website redesign and hosting. She said this would make our site ADA compliant and mobile friendly. She also stated it would cost a little money up front, but after the first year it will save us money. Chief Noe stated that it would open up a lot of opportunities for us including search options, training capabilities, and tablet capabilities.
- I. **Caldwell Property Bid.** Ms. Reed stated we received one bid for \$251,000 which was less than minimum. Ms. Noe says it does not qualify. Ms. Reed said an appraisal on the property came in at \$320,000. She said we paid \$247,500 in 2004.

- J. **Resolution: Check Signers.** Ms. Kellie Reed stated Ms. Sandy Cannon is leaving and that we need to remove her as a check signer, and add Ms. Gayle Bowman and Mr. Daniel Anderson.
- K. **Ordinance: 19-20 Budget Amendment (Property Purchase).** Ms. Reed stated that the Mayor spoke with Mayor Kerry McCarver regarding the purchase of property and that it appraised for \$650,000. Mayor further stated per Mayor McCarver the county is still planning to purchase city hall.
- L. **Ordinance: Amend Title 16 Chapter 1 Section 16-114: Sidewalks.** Ms. Reed stated that our current code on sidewalks would create a liability when discussing the Hampton Inn because of the highway and pedestrians. She stated that Ms. Noe will revamp verbiage to just the downtown district and not every road in the city. Mr. Jackson thinks it should not be changed. Mr. Kerrigan states that the verbiage should be changed to exempt industrial areas.

**SURPLUS PROPERTY NOMINATIONS**

None.

**EXPENDITURE REQUESTS:**

- A. **Permission to bid River Bluff Parking Lot and Drive Paving and Tie-Ins.** Ms. Kellie Reed states it would cost \$60,000 to pave the parking lot. Mr. Jackson questioned if we would have gotten a better deal if it had been done the same time as the playground. Ms. Reed stated it wasn't in our budget at the time.
- B. **Ford F-150 State Contract – Parks Department.** Mayor stated this is for the purchase of a truck for the Parks Department.

**OTHER BUSINESS**

None.

**ADJOURNMENT**

A motion made by Mr. Anderson, seconded by Mr. Jackson to adjourn. Motion passed unanimously by voice vote. Meeting adjourned at 8:02 p.m.

  
MAYOR STEVE ALLEN

  
KELLIE REED, CITY RECORDER