

**Millersville Board of Commissioners
Minutes of Regular Meeting**

**Tuesday, October 16, 2018 at 5:30 P.M.
At City Hall**

The Millersville Board of Commissioners held their regular monthly meeting at City Hall on Tuesday, October 16, 2018 with the following board members present: Tim Lassiter, Mayor, Vice Mayor Keith Bell. Commissioners: Bonnie Coleman, David Gregory and Milton Dorris. Also present: Interim City Manager Holly Murphy and Deborah Ashburn, Recorder Pro Tem.

1. Call to Order.
Mayor Lassiter called the meeting to order at 5:30 P.M.
2. Invocation and Pledge to the Flag.
Pastor Charles Anderson gave the invocation followed by the Pledge to the Flag of the United States led by Mayor Lassiter.
3. Approval of minutes from the September 18, 2018 Regular Commission Meeting.
Commissioner Coleman made a motion to approve the minutes from the September 18, 2018 Regular Commission Meeting, seconded by Vice Mayor Bell. (Vote 5 yea – 0 nay.) Motion carried.
4. Approval of the September 2018 Financial Report.
Commissioner Coleman made a motion to approve the September 2018 Financial Reports, seconded by Commissioner Gregory. (Vote 5 yea – 0 nay.) Motion carried.
5. **PUBLIC HEARING:**
 - A. **Resolution 18-R-04B**, annexation of Robertson County Map 126, Parcel 059.00, upon written consent of the owners and to incorporate the same within the boundaries of the City of Millersville, TN.
 1. Open Public Hearing.
Mayor Lassiter opened the Public Hearing on Resolution 18-R-04B. There were no comments.
 2. Close Public Hearing.
Mayor Lassiter closed the Public Hearing on Resolution 18-R-04B.
 - B. **Resolution 18-R-05B**, annexation of a 26.0 acre +/- portion of Robertson County Map 125, Parcel 177.00, and Map 125, Parcel 085.00, upon written consent of the owners and to incorporate the same within the boundaries of the City of Millersville, TN.
 1. Open Public Hearing.
Mayor Lassiter opened the Public Hearing on Resolution 18-R-05B.

The residents recorded below stated they were against this Resolution because of possible high-density zoning, inadequate infrastructure, stormwater concerns, water pressure problems, drainage and traffic safety.

- Paul Fuqua 2372 S. Mt. Pleasant Rd. Greenbrier, TN 37073
- Sue Fuqua 2177 S. Mt. Pleasant Rd. Greenbrier, TN 37073
- Jim Cline 2176 Howell Rd. Greenbrier, TN 37073
- David Hudson 6910 S. Osborne Rd. Greenbrier, TN 37073
- Kay Averit 7156 Swift Rd. Greenbrier, TN 37073
- Jim Stroud 2223 S. Mt. Pleasant Rd. Greenbrier, TN 37073
- Robin Fuqua 2372 S. Mt. Pleasant Rd. Greenbrier, TN 37073
- Sue Butler 2236 Howell Rd. Greenbrier, TN 37073
- Rick Ross 7137 Swift Rd. Greenbrier, TN 37073
- Glen Fry 2240 S. Mt. Pleasant Rd. Greenbrier, TN 37073
- Paula Averit 7194 Swift Rd. Greenbrier, TN 37073
- Lee Rader 2137 S. Mt. Pleasant Rd. Greenbrier, TN 37073
- Andi Cook 2257 S. Mt. Pleasant Rd. Greenbrier, TN 37073
- Tom Wilson 2567 S. Mt. Pleasant Rd. Greenbrier, TN 37073
- Ms. Bennett 7155 Swift Rd. Greenbrier, TN 37073
- John Kinle 22687 S. Mt. Pleasant Rd. Greenbrier, TN 37073
- Rick Swindle 7148 Bethel Rd. Greenbrier, TN 37073
- Michael Sanders 7122 Swift Rd. Greenbrier, TN 37073

Helen Nash, S. Mt. Pleasant Rd., is for the annexation of this property.

2. Close Public Hearing.

Mayor Lassiter closed the Public Hearing on Resolution 18-R-05B.

C. **Ordinance 18-705**, to rezone a 7.6 acre portion of a 33.6 acre parcel located near the intersection of Bethel Road and South Mount Pleasant Road, Robertson County Map 125, Parcel 177.00, from Residential R-1 to Commercial C-1.

1. Open Public Hearing.

Mayor Lassiter opened the Public Hearing on Ordinance 18-705.

- Johnny Whitehead, 2273 S. Mt. Pleasant Rd., is opposed to this rezoning.
- Paula Averit, 7194 Swift Rd., is opposed because of traffic concerns.
- Paul Fuqua, 2372 S. Mt. Pleasant asked for a description of each of the commercial zoning classifications. Michael Barr gave the information needed.
- Randy Crossland, 7062 Bethel Rd., requested to change the zoning.
- Glen Fry, 2240 S. Mt. Pleasant Rd., is against the re-zoning.

2. Close Public Hearing.

Mayor Lassiter closed the Public Hearing on Ordinance 18-705.

6. Approval of **Resolution 18-R-04B**, annexation of Robertson County Map 126, Parcel 059.00, upon written consent of the owners and to incorporate the same within the boundaries of the City of Millersville, TN.

Vice Mayor Bell moved to approve Resolution 18-R-04B, seconded by Commissioner Gregory. (Vote 5 yea – 0 nay.) Motion carried.

7. Approval of **Resolution 18-R-05B**, annexation of a 26.0 acre +/- portion of Robertson County Map 125, Parcel 177.00, and Map 125, Parcel 085.00, upon written consent of the owners and to incorporate the same within the boundaries of the City of Millersville, TN.

Commissioner Coleman wants the Board to be open and made clear to the public and asked Michael Barr to explain his response to the Open Letter to Smokey Barn News. Michael stated that he responded to the letter in regards to the maximum development allowed and what Robertson County's vision in the 1970's for this development (which is subdivisions). He also explained that the Growth Boundaries were set in the year 2000 by Robertson County and all cities within Robertson County had to come to an agreement on the master plan. He further explained that this property is within the Urban Growth Boundary for Millersville and that the City will not annex without permission.

Commissioner Coleman followed that explanation by stating that she would like to maintain the farmland but progress is coming and wants everyone to work together for proper development.

With no further discussion, Vice Mayor Bell moved to approve Resolution 18-R-05B, seconded by Commissioner Gregory. (Vote 5 yea – 0 nay.) Motion carried.

8. **Second Reading of Ordinance 18-705**, an ordinance to rezone a 7.6-acre portion of a 33.6-acre parcel located near the intersection of Bethel Road and South Mount Pleasant Road, Robertson County Map 125, Parcel 177.00, from Residential R-1 to Commercial C-1.

Vice Mayor Bell moved to approve Ordinance 18-705 on second reading, seconded by Commissioner Gregory. (Vote 5 yea – 0 nay.) Motion carried. Ordinance 18-705 passed second and final reading.

9. **First Reading of Ordinance 18-706**, an ordinance to assign Residential R-5 Zoning Designation on territory annexed into the Millersville City Limits, identified as a portion of Robertson County Map 125, Parcel 177.00 and Parcel 085.00.

Vice Mayor Bell moved to approve Ordinance 18-706 on first reading, seconded by Commissioner Gregory. (Vote 4 yea – 1 nay, with Commissioner Coleman voting no.) Motion carried. Ordinance 18-706 passed first reading.

10. **First Reading of Ordinance 18-707**, an ordinance to assign Residential R-4 Zoning Designation on territory annexed into the Millersville City Limits, identified as Robertson County Map 126, Parcel 059.00.

Vice Mayor Bell moved to approve Ordinance 18-707 on first reading, seconded by Commissioner Gregory. (Vote 5 yea – 0 nay.) Motion carried. Ordinance 18-707 passed first reading.

11. **First Reading of Ordinance 18-708**, an ordinance to amend Chapter 86 of the Millersville Code of Ordinances, Article II, Division 2, Towing Authority, Sec. 86-62 Membership (a) and (b).

Vice Mayor Bell moved to approve Ordinance 18-708 on first reading, seconded by Commissioner Gregory. (Vote 5 yea – 0 nay.) Motion carried. Ordinance 18-708 passed first reading.

12. First Reading of Ordinance 18-709, an ordinance to amend Chapter 90 of the Millersville Code of Ordinances, Article II, Administration and Enforcement.

Vice Mayor Bell moved to approve Ordinance 18-709 on first reading, seconded by Commissioner Dorris. (Vote 5 yea – 0 nay.) Motion carried. Ordinance 18-709 passed first reading.

13. First Reading of Ordinance 18-710 an ordinance to amend Chapter 18 of the Millersville Code of Ordinances, Building and Building Regulations.

Vice Mayor Bell moved to approve Ordinance 18-710 on first reading, seconded by Commissioner Coleman. (Vote 5 yea – 0 nay.) Motion carried. Ordinance 18-710 passed first reading.

14. First Reading of Ordinance 18-703, an ordinance to amend the Millersville Code of Ordinances Chapter 90, Article III, Division 2, Residential Districts, Section 174, Design Review Standards for Fences.

Development Services Director explained that this ordinance will require permits for fences and gave proper definition of front yards. This amendment will give guidance and direction for the installation of fences. The fees associated with these permits are not to generate revenue; they are strictly to pay for cost of issuance.

With no further discussion, Vice Mayor Bell moved to approve Ordinance 18-703 on first reading, seconded by Commissioner Gregory. (Vote 5 yea – 0 nay.) Motion carried. Ordinance 18-703 passed on first reading.

15. Approval of the Interim City Manager's updated Plan of Action for compensation during interim appointment.

Vice Mayor Bell moved to approve the Interim City Manager's updated Plan of Action for compensation during interim appointment, seconded by Commissioner Gregory. (Vote 5 yea – 0 nay.) Motion carried.

16. Approval of the Mayor's Appointment to the Millersville Towing Authority Board.

Vice Mayor Bell moved to approve the appointment of Interim City Manager/City Recorder Holly Murphy, Commissioner Milton Dorris and Deborah Chadwick to the Millersville Towing Authority Board, seconded by Commissioner Coleman. (Vote 4 yea – 1 abstention, with Commissioner Dorris abstaining.) Motion carried.

17. Approval of a One-Year Contract Extension with Rogers Group for FY 2018-19 Paving Services.

Commissioner Gregory made a motion to approve a One-Year Contract Extension with Rogers Group for FY 2018-19 Paving Services, seconded by Commissioner Coleman. (Vote 5 yea – 0 nay.) Motion carried.

18. Action related to a Traffic Signal at the intersection of Bethel Road and Highway 31W.

Commissioner Gregory made a motion to approve the installation of a Traffic Signal at the intersection of Bethel Road and Highway 31W, seconded by Commissioner Dorris.

Commissioner Dorris made a motion to amend the approval of the traffic light by only approving the traffic light and then reevaluating with an engineering study in five years to see about possible improvements, seconded by Commissioner Coleman.

Commissioner Coleman made a motion to amend Commissioner Dorris' amendment to go ahead with the engineering study at an additional cost of \$32,000 with OHM to find out costs and expenses (if we need to close Denson or Florence Lanes, put in a turning lane, etc.) first and install traffic light at a later date, seconded by Vice Mayor Bell.

A representative from OHM gave advisement on providing full design services and that they will work with the City to create the design. OHM recommends installing steel posts at two corners and wood posts at the other two corners. He advised that if we have the steel posts in place in the beginning, it could help to lessen costs at a later time if turning lanes are created and mast arms are needed. The minimum cost of the traffic signal and construction management and construction phase services (without engineering study and no mast arms) will cost approximately \$100,000.

Mayor Lassiter asked the Commission to consider purchasing the property on Highway 31W directly across from Bethel Road in order to have better control of the intersection. He advised that this could be put on a future work session.

With no further discussion, Mayor Lassiter called for a vote on Commissioner Coleman's amended motion. (Vote 5 yea – 0 nay.) Motion carried.

Mayor Lassiter then called for a vote on Commissioner Dorris' amended motion. (Vote 4 yea – 1 nay, with Commissioner Coleman voting no.) Motion carried.

Mayor Lassiter called for a vote on the original motion to approve the Design Work (\$32,000.00), Pre-Construction Management and Construction Phase Services (\$20,000.00), Traffic Signal (\$80,000.00) and to allow Holly Murphy to sign contract for these services. (Vote 5 yea – 0 nay.) Motion carried.

19. Action requiring the identity of complainants on Code Violation Complaints.

Vice Mayor Bell moved to approve action requiring the identity of complainants on Code Violation Complaints, seconded by Commissioner Gregory. (Vote 4 yea – 1 nay, with Commissioner Dorris voting no.) Motion carried.

20. Citizen Comments. (Limited to 3 minutes per speaker)

Kerry Lewis, Millersville Public Library, gave an update on the Library. She advised that the air conditioner and computers have been repaired and everything is now working properly. She stated that the Library is now fully staffed and gave information on upcoming events.

Larry Petty, 105 Echo Lane, stated that he understood the feelings expressed earlier in the meeting regarding the growth that is near their property. He sympathizes because he has development going on behind his house but it is called progress.

Robert Lord, 7564 Darby Road, thanked the Commission for their dedication to the City.

Deanna Barr, 1017 Brookview Court, suggested that the Commission look into installing a round-a-bout at the Bethel Road/Highway 31W intersection.

21. City Manager Comments.

Holly Murphy advised the Commission that the Rogers Group contract for paving was extended and they are ready to start paving once the list of roads to be paved is approved. She also gave an updated list on paving concerns, emphasizing the section of Darby Road that is in bad shape.

She also advised that there will be no business on the November Commission Meeting. That meeting will only include the approval of the minutes and financials and the swearing in of newly elected Commissioners. She stated that the City Judge will perform the swearing in.

22. Commissioner Comments.

Vice Mayor Bell asked for definitions on the different residential zonings. He asked Michael Barr if he could talk to the current property owner of the property located at Bethel Road and South Mount Pleasant Road before the next Public Hearing and ask if he would consider changing the re-zoning request from R-5 to R-4.

Commissioner Dorris stated that the City has never voted to annex anyone who did not ask to be annexed. To which Vice Mayor Bell agreed and added that the City is not out to annex for income and he would never agree to annex property that is not contiguous to the City limits.

Mayor Lassiter asked the Commission to give serious thought to purchasing the property at the intersection of Bethel Road and Highway 31W.

23. Adjournment.

Commissioner Dorris made a motion to adjourn, seconded by Vice Mayor Bell. (Vote 5 yea – 0 nay.) Motion carried.

Meeting adjourned at 8:00 P.M.

These minutes were transcribed via audio recording and meeting notes from Recorder Pro Tem.

Respectfully Submitted,



Amy Hutchison

