

Town of Nolensville
Board of Mayor and Aldermen Meeting
Date: June 2, 2016 Time 7:00 p.m.
Nolensville Town Hall, 7218 Nolensville Road

Mayor Jimmy Alexander opened the meeting at 7:01 p.m. Members present were Mayor Alexander, Aldermen Tommy Dugger, Larry Felts, Jason Patrick and Brian Snyder. Staff present: Administrator Ken McLawhon, Counsel Robert Notestine, Town Engineer Don Swartz, Planner Henry Laird, and Recorder Kali Mogul. There were 38 citizens present.

Alderman Larry Felts said the prayer and led the Pledge of Allegiance.

Mayor Alexander announced that the public hearing for Ordinance 16-08 regarding a rezoning at the corner of Sunset Road and Nolensville Road had been deferred at the request of the applicant.

Dr. James Clark said the ordinance to rezone 7223 Nolensville Road should not have made it to public hearing phase since the property is in the flood plain. He said he was very concerned about the Market Square and does not think the Town needs that type of development. Finally, he wanted to know why nothing has been done to resolve the road problem.

Mr. Aubrey Short gave some history on the Town and stressed the problem with the roads in Nolensville.

Ms. Rhonda McKissick is co-chair of a committee called "Paint the Town Blue." A ribbon cutting ceremony for the school will be held July 24th, and the committee will ask residents, businesses, churches and the Town Hall to decorate their buildings with blue to celebrate the opening of the school campus. There are events planned—look for blue ribbons on sale at the Farmer's Market and at the Star Spangled Celebration. Homecoming will be on September 2nd.

Next, Mayor Alexander made a motion to approve the minutes from the Board meeting of May 5th, 2016, seconded by Alderman Snyder. The motion passed unanimously.

Mayor Alexander moved to approve the Treasurer's Report through April, 2016. Alderman Dugger seconded, and the report was approved unanimously.

COMMITTEE REPORTS:

Town Planner Henry Laird reported for the Planning Commission:

- Site plan for Nolen Place pergola, approved
- Site plan for an additional building for All God's Children on Johnson Industrial Boulevard, approved
- Subdivision entrance sign for Summerlyn, approved
- Rezoning request for 2425 York Road, approved for recommendation to BOMA
- Preliminary Plat revision for Asher Subdivision, approved conditionally
- Site plan for Hillside Center commercial, approved conditionally

Town Engineer Don Swartz provided updates on the following:

- Federal grants and Sunset Road project have kept the department busy.
- Creekside Safe Route to School project has received notice to proceed with preliminary design and a request for proposals has been published with a deadline of June 17th.
- The Stonebrook Safe Route to School project submittal is complete, and Title VI certification is being reviewed.
- The Small Town Connection project has been permitted by TDEC and the Army Corps of Engineers. Title VI certification is also being reviewed on this project.
- A meeting with Ragan Smith and the utility providers was held recently pertaining to the relocation of utilities on Sunset Road. The cost of moving the utilities depends on where they are located. Those located within the right-of-way are moved at the expense of the provider, while those located outside the right-of-way are moved at the expense of the Town. The relocation should begin in the fall. Appraisals and documents will be prepared to acquire right of way on more than 40 properties on Sunset. Swartz believes the right-of-way acquisition should be complete this year so that the construction can go out to bid in 2017.
- Fog sealing will take place on certain roads in the Town, along with paving on Sam Donald and Walpole Court.

On behalf of the Nolensville Fire Department, Chief Mark Hall reported statistics for May. There was a drop in some of the response times due to having the Administrative Captain in place. Chief Hall announced that he would not seek nomination for his position as the chief. Hall also thanked the Mayor and Administrator for the budgetary adjustment. Mayor Alexander thanked Chief Hall for his service.

Police Chief Troy Huffines presented his report on monthly offenses, stop data, and management report for May. Chief Huffines also mentioned he is working on recruiting to fill empty positions in the police department.

Alderman Patrick was asked to provide an overview of the Public Works department in Director Bryan Howell's absence. Alderman Snyder also mentioned the department would be working the entire day of the Star Spangled Celebration.

Ms. Betty Friedlander reported that in May the Historic Zoning Commission approved a certificate of appropriateness for an addition at 7326 Nolensville Road.

Mr. Tyler Thayer represented the Economic Development Committee. He reported on his recent visit with The Retail Coach at a national convention. New committee members attended their first meeting recently, which focused on entrepreneurship.

Alderman Snyder reported for the Town Events Committee. The July 2nd Star Spangled Celebration is on track: food trucks are lined up, and videos will be posted on the Committee's Facebook page.

On behalf of the Trees for Trails Committee Ms. Kelley Crummitt mentioned the update to the Master Trail map. The pedestrian bridge construction in Bent Creek is beginning.

Mayor Alexander then made a motion to approve the Consent Agenda, including Resolutions 16-17, a resolution to release SAF Properties from maintenance bonding and accept the roads and public improvements within Brittain Downs Phase 2, Section 1 for maintenance, and Resolution 16-18 a resolution to release CK Development from maintenance bonding and accept the roads and public improvements within Bent Creek Phase 6, Sections 1A and 1B for maintenance. Alderman Felts seconded the motion, which passed unanimously.

Administrator McLawhon gave a summary of the budget, including revenue from the increased property values as certified by the State. Anticipated expenditures in the upcoming year include millions of dollars in road work. McLawhon reiterated that the increased property values would require a public hearing and formal vote by the Board of Mayor and Aldermen. He also clarified the total cost for all three phases of Sunset Road construction at about \$7 million. The total annual budget for the upcoming year for the Town of Nolensville is about \$2 million. Mayor Alexander made a motion to approve the second reading of Ordinance 16-04, adopting a budget for fiscal year July 1, 2016 – June 30, 2017. The motion was seconded by Alderman Patrick. When a vote was taken, the approval passed unanimously.

Mayor Alexander moved to approve the second reading of Ordinance 16-05, amending the zoning map of Nolensville, Tennessee to rezone property at 7150 Nolensville Road currently Office Industrial (OI) to Commercial Services (CS) with a Commercial Corridor Overlay (CCO). Alderman Dugger seconded the motion, which passed unanimously.

Mayor Alexander then made a motion to approve Ordinance 16-06, an ordinance to amend the zoning map of Nolensville, Tennessee to rezone four (4) tracts of property off of Nolensville Road between Sunset Road and Sam Donald Road. Alderman Dugger mentioned the memo of understanding in the packet attached to the ordinance. The memo memorializes the understanding to connect the future bypass from Sunset Road and Sam Donald Road with Goodall Homes, which has been sold to CMH Parks, Inc. The motion was seconded by Alderman Snyder and passed unanimously.

Mayor Alexander moved to approve on second reading Ordinance 16-07, an ordinance to enter into a franchise agreement with Comcast of Nashville II, LLC, seconded by Alderman Snyder. When the vote was taken, the approval passed unanimously.

Mayor Alexander made a motion to approve the first reading of Ordinance 16-09, an ordinance to rezone property adjacent to Summerlyn Subdivision at 2425 York Road from Estate Residential (ER) to Suburban Residential (SR) by owner Gary Smalley. Alderman Felts seconded the motion, which passed unanimously.

Mayor Alexander made a motion to approve Ordinance 16-10, an ordinance to enter into a franchise agreement with Atmos Energy Corporation for a period of 20-years, seconded by Alderman Felts, who questioned the caption regarding construction of a gas plant. Attorney Notestine reassured Alderman Felts that if Atmos wanted to build a gas plant, they would have to go through the Town's process of submitting a site plan. When the vote was taken, the approval on first reading passed unanimously.

Mayor Alexander made a motion to approve Resolution 16-15, to make application for a COPS Hiring Program Grant. Alderman Snyder seconded, and the motion passed unanimously.

Mayor Alexander made a motion to approve Resolution 16-16, to make application for a COPS Community Policing Development Grant, seconded by Alderman Dugger. The motion passed by unanimous vote.

Mayor Alexander mentioned again the July 2nd Star Spangled Celebration. He also said there were 25 residential building permits issued in May.

Mayor Alexander adjourned the meeting at 8:09 p.m.

Respectfully submitted,

Approved,

Kali Mogul
Town Recorder

Jimmy Alexander
Mayor