

MINUTES OF REGULAR MEETING
GOODLETTSVILLE CITY COMMISSION

Date: May 14, 1992

Time: 6:30pm

Place: City Hall

Present: Jerry Garrett, Bobby Jones, Johnny Long, Ron Filson, Jim Driver

Also Present: David Wilson, John Wright, Russell Freeman, Phillip Gibson, Bill Terry, Bill Brasier, Mike Alsup, Nancy Allen, Johnny Childers, Bill Martin, Richard Pope, Tommy Deloach, Jeannine Huth, Tami Tyler-Winters, Randy Tatum, Elbert Jones, Linda Driver, Lynn Rollins, Jay McKinney

The meeting was called to order by Mayor Garrett. Prayer was offered by Ron Filson. Motion by Jones to approve the minutes of the April 9 regular meeting and the April 27 special called meeting. Seconded by Long and passed 5-0.

The Mayor re-administered the oath of office to newly appointed commissioner Jim Driver.

Consider a recommendation from the Planning & Zoning Board for approval of an amendment to the Zoning Ordinance, No. 89-413, as amended; Goodlettsville Municipal Code Title 11, Chapter 6, to clarify the wording in Section 11-604(g) "Minimum Lot Area Coverage." (Ordinance No. 92-458, First Reading) The Planning Director summarized the proposed amendment. Motion by Filson to pass Ordinance No. 92-458 on first reading. Seconded by Jones. Passed 5-0.

Ordinance No. 92-459, an ordinance of the City of Goodlettsville adopting a budget and establishing a property tax rate for the fiscal year July 1, 1992, through June 30, 1993. Public hearing and first reading. During the public hearing no one spoke for or against the ordinance and the Mayor declared the public hearing closed. Motion by Jones to pass Ordinance No. 92-459 on first reading. Seconded by Long. Passed 5-0.

The Mayor asked the other commissioners for suggestions for the appointment to the vacancy on the Planning & Zoning Board to serve the remainder of the term of former member Jim Driver. The appointment will be made at the next meeting.

Ordinance No. 92-460, an ordinance to approve the purchase of 96.2 acres of land in Sumner County as a potential site for a future wastewater treatment plant, and to appropriate \$652,000 out of retained earnings of the Sewer Fund for the purchase. First reading. The City Manager gave a lengthy explanation of the situation regarding our sewer system, including the State moratorium, the Metro contract dispute, and the possibility that the City may one day have to operate its own treatment plant. The site to be purchased is in a perfect location for a plant serving the Mansker Creek drainage area, the price is about one-third of its latest appraised value of \$1.7 million, the plant would be out of sight on about 30 acres in the back of the property, and the front of the property could be developed for other purposes. Motion by Filson to pass Ordinance No. 92-460. Seconded by Jones. Passed 5-0.

Consider approval to proceed with engineering for construction of the Mansker Creek sewer trunk line. The City Manager explained that a major problem of the sewer system and one of the reasons for the State moratorium is the bypassing of sewage at the Mansker Creek pump station. The best solution to the problem is the construction of another trunk line to carry the amount of flow that is currently being bypassed. Building the line down Mansker Creek would also allow

the City to sewer more of the Sumner County portion of the City in the future. Such a line could connect to the Hendersonville force main that runs to the Metro Dry Creek treatment plant, could be extended on as a separate line to the Dry Creek plant, or could connect to our own plant if it becomes necessary to build one. Motion by Filson to appropriate the necessary funds for an engineering study to determine the cost of the project, subject to an agreement with the Hendersonville Utility District to allow the City to connect to their force main near Gallatin Road. Seconded by Long. Passed 5-0.

Consider requests for re-allocation of budget appropriations. The City Manager asked the commissioners to look over the list of requests and defer consideration to the next meeting.

Consider amending the policy on granting adjustment of sewer bills when water does not run into the sewer system. The City Manager explained the background of the problem. In 1984 the Commission passed a resolution allowing the City Manager to grant adjustments when excessive water usage occurred and it could be verified that the water did not enter the sewer system. In 1987 the Commission approved a policy to average the bills for the winter months and use that average as the basis for billing in the summer months in order to take into account the watering of lawns, landscaping, or gardens. Apparently, the averaging method is not reducing the bills to accurate amounts since the City Manager continues to receive numerous requests for adjustments from people who have used excessive water on their yards. The commissioners asked the City Manager to study the matter further and bring a recommendation back to the commission for their consideration.

Discuss resolution to the problem regarding the City Hall roof. The City Manager stated that the general contractor has made a demand for the money retained after the construction of City Hall. The money has been withheld because of roof leaks that have occurred and have not been repaired for over five years. The Mayor stated that, in his opinion, the City has reached the point where no option is left but litigation. Motion by Long to direct the City Attorney to proceed with the appropriate litigation. Seconded by Driver. Passed 5-0.

Consider amendments to procedures involving sale of City surplus property. The City Manager stated that the City had received criticism from several citizens about the most recent auction for the sale of surplus property. The public notice that was published in the local newspaper was too small and not very noticeable, and some of the items were bought by City employees. Motion by Filson that future public notices be one-eighth of a page in size and that City employees and officials not be allowed to bid on the items. Seconded by Jones. Passed 5-0. The City Manager also stated that in the future flyers would be printed and distributed around the City to advertise the auction sale.

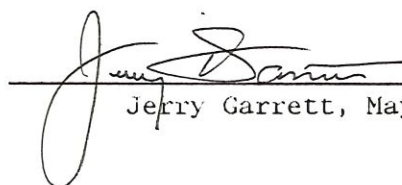
Commissioner Long complimented the Director of Operations and the department managers involved in the cleanup of Two Mile Parkway, Long Hollow Pike, and Main Street.

The Mayor announced the hours of visitation and services related to the death of the wife of Fire Chief Jack Hunnicutt.

The meeting adjourned at 7:10 p.m.



John Wright, City Recorder



Jerry Garrett, Mayor