

A MEETING OF THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, TENNESSEE was held in the Commission Chambers of the Municipal and Safety Building, 601 East Main Street, Johnson City, Tennessee on Thursday, September 15, 2016.

PRESENT: Mayor Clayton Stout, Vice-Mayor David Tomita, Commissioners Jeff Banyas, Jenny Brock and Ralph Van Brocklin, Pete Peterson, City Manager, and Janet Jennings, City Recorder.

Mayor Clayton Stout called the meeting to order at 6:01 p.m.

At this time, Dale Cunningham, Pastor, Boones Creek Bible Church, gave the invocation, which was followed by the pledge of allegiance.

Upon motion by Vice-Mayor David Tomita, seconded by Commissioner Jeff Banyas, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That the minutes of the regularly scheduled City Commission Meeting held on Thursday, September 1, 2016, be and the same are hereby approved.

At this time, Mayor Clayton Stout presented a retirement resolution to Jimmy Grubbs. Lisa Chamness, Freedom Hall Director, commended Mr. Grubbs for his years of service. Pete Peterson, City Manager, presented his retirement watch.

Whereas Jimmy Grubbs began his career with the City of Johnson City as a Building Engineer on June 6, 1974 and prior to that helped lay the bricks that would become Freedom Hall Civic Center; and

Whereas Jimmy was promoted to Building Maintenance Mechanic in 1995 and in 2005 became Building Maintenance Manager, a position he held until his retirement on June 29, 2016; and

Whereas Jimmy was known for his willingness to go above and beyond, often not wanting to take vacation or sick days because he did not want to miss work; and

Whereas Jimmy's electrical and plumbing expertise helped ensure the success of countless programs, events and concerts – including Elvis Presley, Tina Turner, Aerosmith and more – over his 42 years of service.

Now, Therefore, Be It Resolved, by the Board of Commissioners of the City of Johnson City, Tennessee, upon his June 29, 2016 retirement, that Jimmy Grubbs is officially commended for his service to the City and the community.

Be It Further Resolved, that a copy of this Resolution be presented to Jimmy Grubbs along with well wishes in his future endeavors.

In Witness Whereof, I have hereunto set my hand and caused the Official Seal of the City of Johnson City, Tennessee, to be affixed this 15th day of September, 2016.

/s/ Clayton Stout
W. Clayton Stout, Mayor

At this time, Mayor Clayton Stout presented a proclamation honoring Coach Paul E. Christman. Coach Christman's son, Marvin, accepted the proclamation and was joined by Science Hill High School reunion committee members and 1966 classmates.

Whereas Coach Paul E. Christman was born in Tullahoma, Tennessee, and later moved to Johnson City to attend Langston High School, where he played football under Coach Halton Williams; and

Whereas after graduating from Knoxville College in 1940, Coach Christman taught school in Alabama until he was drafted for service in World War II. He was awarded a Purple Heart during his service in the famous 92nd Infantry Division in Italy and was a commissioned Major at the time of his death; and

Whereas Coach Christman earned a Master's Degree from Tennessee State University and in 1957 returned to Johnson City to teach and coach at Langston, where he led the Tigers football team to a nine-year record of 50-15-5 and the basketball team to a 109-48 record. Coach Christman also held the position of assistant varsity football coach and Social Studies teacher at Science Hill High School from 1965 to 1974, when he was appointed Assistant Principal – a position he held until his death in 1976; and

Whereas Coach Christman was a church and choir member at Watauga Presbyterian and also served his community in numerous ways including on the Johnson City Parks and Recreation Board, as pool supervisor at Carver Recreation Center, in the Kiwanis Club, with the Red Cross, in the Pro-To Club, and on the Johnson City Boys Club Board.

Now, Therefore, I, W. Clayton Stout, Mayor of the City of Johnson City, Tennessee, do hereby commend the Science Hill High Class of 1966 for honoring this distinguished gentleman, who was not only an influential force in motivating students but also was an outstanding community leader who helped make our city a better place.

In Witness Whereof, I have hereunto set my hand and caused the Official Seal of the City of Johnson City, Tennessee, to be affixed this 22nd of September, 2016.

/s/ Clayton Stout

W. Clayton Stout, Mayor

At this time, Mark Sirois, Police Chief, and Phil Pindzola, Public Works Director, presented their departmental dashboards. City Manager Pete Peterson stated that the Parks and Recreation presentation will be **deferred** to the next Commission meeting.

At this time, Mitch Miller, Washington County Economic Development Council, presented an update on Industrial Development Board (IDB) tax abatement activities.

Upon motion by Commissioner Ralph Van Brocklin, seconded by Commissioner Jeff Banyas, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That continuing the relationship in the fashion currently developed with the IDB in Fiscal Year 2017, be and the same is hereby approved.

Upon motion by Vice-Mayor David Tomita, seconded by Commissioner Jenny Brock, the following resolution was offered for adoption. The motion **carried** by four ayes. Commissioner Ralph Van Brocklin was absent from the Chambers. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That the addition to the agenda of consideration of the appointment of three (3) members to the Johnson City Development Authority (JCDA), be and the same is hereby approved.

At this time, Mayor Clayton Stout opened the public input session. No one spoke.

Upon motion by Commissioner Ralph Van Brocklin, seconded by Vice-Mayor David Tomita, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That two (2) Temporary Occasion Licenses to sell beer for Johnson City Morning Rotary Foundation at the Founders After Five events to be held at Founders Park on September 23, 2016 and September 30, 2016, be and the same are hereby approved. Lindsay Harris was present.

Upon motion by Commissioner Ralph Van Brocklin, seconded by Commissioner Jenny Brock, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That a beer license for ALDI, Inc., d/b/a Aldi #80, 1400 West Market Street, Johnson City, Tennessee, be and the same is hereby approved. Trey Powers was present.

Upon motion by Commissioner Jenny Brock, seconded by Commissioner Ralph Van Brocklin, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That a street closing from 5:00 a.m. until Noon on Sunday, September 25, 2016, as requested by the Goose Chase for the Bluegrass Half Marathon, be and the same is hereby approved. Karen Hubbs was present.

Upon motion by Commissioner Ralph Van Brocklin, seconded by Commissioner Jenny Brock, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That a street closing from 3:30 p.m. until 5:30 p.m. on Monday, October 31, 2016, as requested by the Chamber of Commerce for the Walnut Street Trick or Treat, be and the same is hereby approved. Gary Mabrey was present.

Upon motion by Commissioner Jenny Brock, seconded by Vice-Mayor David Tomita, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That a street closing from Noon until 6:00 p.m. on Sunday, October 30, 2016, as requested by the American Cancer Society for the Making Strides Against Cancer Run/Walk, be and the same is hereby approved. Holly Booker was present.

Upon motion by Commissioner Jenny Brock, seconded by Commissioner Jeff Banyas, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That a street closing from 6:00 a.m. until 10:30 a.m. on Thursday, November 24, 2016, as requested by Up & At 'Em, Inc. for the Turkey Trot, be and the same is hereby approved. Karen Hubbs was present.

Upon motion by Vice-Mayor David Tomita, seconded by Commissioner Jeff Banyas, the following resolution was offered for adoption. The motion **carried** by four ayes. Commissioner Jenny Brock was absent from the Chambers. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That the Consent Agenda for September 15, 2016, be and the same is hereby approved.

CONSENT AGENDA:

A. GENERAL:

i. Police Department

Consider acceptance of the Bureau of Justice Assistance (BJA) Edward Byrne Memorial Justice Assistance (JAG) Program FY 2016 Grant Award in the amount of \$19,753

ii. Finance Department

Consider approval of payment in the amount of 175,870.74 to Johnson City Development Authority for Fiscal Year 2016 (Tax Year 2015) Tax Increment Financing Payment

iii. Purchasing Department

Consider certain items from Water & Sewer Services as surplus

iv. Water & Sewer Services

Consider authorization for Mayor to execute CSX Facility Encroachment Agreement No. CSX805845

v. **Water & Sewer Services**

Consider authorization for Mayor to execute contract with Preferred Sandblasting on the Unicoi Tank Recoating Project

vi. **Public Works Department**

Consider approval of the Amendment to the Contract with the TDOT for the Knob Creek Road CSX Railroad Overpass

vii. **Public Works Department**

Consider approval of a Traffic Calming device on the 400 block of Lee Street

viii. **Public Works Department**

Consider approval of the Waste Management Charitable Contribution Program Year 2015 in the amount of \$60,000

ix. **Public Works Department**

Consider approval of Contract Amendment No. 2 for Barge Waggoner Sumner and Cannon on the King Creek Basin Park Design project for an increase of \$100,610 to provide construction administration & inspection

x. **Public Works Department**

Consider approval of Contract Amendment No. 2 for TDOT on the Signal Installation and Upgrade Project to extend the contract completion date from April 30, 2016 to December 31, 2016

B. INVOICES:

i. Hazen & Sawyer\$10,560.00
Water & Sewer Services
Lower Brush Creek Sanitary Sewer Interceptor Replacement
Funding Source: Bond Funded

- ii. Wiedeman & Singleton \$1,690.00
Water & Sewer Services – Task Order #8
Watauga Water Plant Hypochlorite Disinfection Conversion
Funding Source: Bond Funded

- iii. Portland Utilities \$225,125.15
Water & Sewer Services
Cash Hollow Sewer Rehab Project
Funding Source: Budgeted Expense

- iv. CDM Smith \$20,350.62
Water & Sewer Services
Brush Creek and Knob Creek WWTP Improvements
Funding Source: Bond Funded

- v. Littlejohn Engineering \$1,965.00
Water & Sewer Services
Division Street, N. SOF/I-26, Upper King Creek Sewer Rehab
Funding Source: Budgeted Expense & Bond Funded

- vi. Littlejohn Engineering \$16,911.50
Public Works Department – Invoice #5362
CEI Services for VA Access Road Project
Funding Source: Federal, State and 20% Local Match

- vii. Barge Waggoner Sumner & Cannon \$8,910.50
Public Works Department – Invoice #147047
Downtown Plaza Master Plan
Funding Source: Stormwater Fund

- viii. Summers Taylor \$55,308.45
Public Works Department – Pay Request #1
Boone Street Culvert Extension Project
Funding Source: Stormwater Fund

ix. Construction Partners LLC\$9,832.50
 Administration ~ Pay Request #1
 Partial Demolition & Gymnasium Wing Modifications @ Langston
 Funding Source: Bond Funded

x. Shaw & Shanks Architects \$1,050.00
 Administration ~ Invoice #3
 Partial Demolition & Gymnasium Wing Modifications @ Langston
 Funding Source: Bond Funded

xi. Steve Ward & Associates Inc \$1,129,768.74
 Freedom Hall Civic Center ~ Pay Request #2
 Freedom Hall Civic Center Arena Seating Replacement
 Funding Source: Bond Funded

C. BIDS

i. ITB #6057

Old Dominion Brush Co\$53,891.00
 Public Works Department: Street Division
 Vacuum Leaf Loaders
 Funding Source: Solid Waste Capital Fund

TABULATION OF BIDS
 CITY OF JOHNSON CITY, TENNESSEE
 AUGUST 30, 2016 - 2:00 PM
 ITB #6057 VACUUM LEAF LOADERS
 P/W STREET DEPARTMENT

Description	Old Dominion Brush Co. Unit Price	Bonnell Unit Price	CMI Equipment Unit Price	ODB NIPA Contract Unit Price
Skid Mounted Vacuum Leaf Loader	\$ 27,449.00	x	\$ 30,800.00	\$ 24,369.50
Trailer Mounted Vacuum Lead Loader	\$ 29,949.00	\$ 35,032.00	\$ 33,600.00	\$ 29,521.50

x= no bid
Directs: Sension Equipment Company, American Road Machinery Company, Stringfellow, Beones Creek Outdoor Power, Supply Works
No Responses: MSC Industrial Supply, Public Works Equipment & Supply, Forestry Suppliers, Carolina Industrial Equipment, TESSCO, American Safety Utility Corporation, Momar, Expoquip, Cherokee Truck Equipment, Halton Products, Meade Equipment, ARM DPCO, Municipal Equipment, Titan Leaf Pro, Diskmar Machinery, Richmond Machinery

RECOMMEND ACCEPTANCE OF LOW BIDS, AS CIRCLED ABOVE.
 TOTAL COST: \$ 53,891

ii. **ITB #6060**

Worldwide Equipment \$155,161.00

Solid Waste Department

Roll-off Collection Vehicle

Funding Source: Solid Waste Capital Fund

TABULATION OF BIDS
 CITY OF JOHNSON CITY, TENNESSEE
 AUGUST 31, 2016 - 2:30 PM
 ITB #6060 ROLL-OFF COLLECTION VEHICLE
 P/W SOLID WASTE

Vendor	Unit Price (\$/EACH)	Chassis Make/Model	Roll Off Hoist Make/Model	Camera System Make/Model
Triad Freightliner	\$ 151,185.00	2017 Freightliner 1145D	Heil CL 6022 Low Lift	Provision TV 505A
Goodpasture Motor Co.	\$ 153,175.00	2017 International 7600 SBA (6x4)	Heil CL 6022 Low Lift	Provision TV 505A
Worldwide Equipment	\$ 155,161.00	2017 Kenworth T800	Heil CL 6022 Low Lift	Provision TV 505A
Advantage Truck Center	\$ 164,979.85	Volvo I VHD64B200	Heil CL 6022 Low Lift	Provision TV 505A

Directs: Cavalier Equipment, Loadmark Trucks, Empire Ford, Leo-Smith, Municipal Equipment
No Responses: Empire Ford, Mid-State Equipment, Magic City Ford, Volkswagen Volvo, Special Fleet Service, Stringfellow, MHC/Kenworth, Forestry Equipment of VA, Fenake, MHC, Freightliner of Knoxville, Truckgen, Renee Auto Leasing, Performance Fleet/BK of Bristol, Alby-Cassidy Truck, Cherokee Truck Equipment, Tufftek Transport, Autostar Truck

RECOMMEND ACCEPTANCE OF BEST/MOST RESPONSIVE BID, AS CIRCLED ABOVE.

iii. **ITB #6061**

Stringfellow, Inc. \$211,489.00

Solid Waste Department

Curbside Recycling Collection Vehicle

Funding Source: Solid Waste Capital Fund

TABULATION OF BIDS
CITY OF JOHNSON CITY, TENNESSEE
AUGUST 30, 2016 - 3:00 PM
ITB #6061 CURBSIDE RECYCLING COLLECTION VEHICLE
P/W SOLID WASTE

Vendor	Unit Price (1/EACH)	Chassis Make/Model	Body Make/Model
Goodpasture*	\$ 207,095.00	2017 International 7400 5BA 4x2	Kann Recycling Body w/Compactor
Goodpasture Alternate*	\$ 210,448.00	2017 International 7400 5BA 4x2	GS Products Model G550380
Stringfellow	\$ 211,489.00	2017 International 7400 5BA 4x2	Kann Curb Recycle Truck w/Compactor
Triad Freightliner	\$ 217,742.00	2017 Freightliner 108 SD	Kann Up and Over
Triad Freightliner Alternate	\$ 220,495.00	2017 Freightliner 108 SD	GS Products Model G550380

*Goodpasture bids withdrawn due to error

Declines: Worldwide Equipment, Leo-Smith, Advantage Truck Center, Magic City Ford, Landmark Trucks, Cavalier Equipment, Municipal Equipment
No Response: Empire Ford, Mid-State Equipment, Volunteer Volvo & GMC, Special Fleet Service, MHC Kenworth, Forestry Equipment of VA,
 Penske, Freightliner of Knoxville, Truckpro, Acme Auto Leasing, Performance Petrolbilt of Bristol, Alley-Cassetty Truck Center, Tulloch Transport,
 Cherokee Truck Equipment, Waste Equipment & Parts, Autocar Truck

RECOMMEND ACCEPTANCE OF LOWEST ACCEPTABLE BID, AS CIRCLED ABOVE.

iii. **ITB #6062**

Spector Manufacturing \$70,646.00

Solid Waste Department

Transfer Trailer

Funding Source: Solid Waste Capital Fund

TABULATION OF BIDS
CITY OF JOHNSON CITY, TENNESSEE
AUGUST 18, 2016 - 3:30 PM
ITB #6062 TRANSFER TRAILER
P/W SOLID WASTE

<u>Vendor</u>	<u>Unit Price</u> (1/EACH)	<u>Make/Model</u>	<u>Delivery</u>
Spector Manufacturing	\$ 70,646.00	Spectec SEC459696	102-150 Days ARO
Stringfellow	\$ 89,983.00	J&J Steel Push Out Trailer	90-150 Days ARO

Decline: Worldwide Equipment, Kann Manufacturing, Kingsport Iron and Metal, Triad Freightliner
No Response: Mid-State Equipment Co, Public Works Equipment and Supply, CMI Equipment, Municipal Equipment,
McNeilus Truck & Manufacturing, Cavalier Equipment, Wastequip, Otto Environmental Systems, Pallfiet Truck,
Professional Welding Company, Forestry Equipment of VA, Alley-Cassetty Truck Center, GSP Marketing

RECOMMEND ACCEPTANCE OF LOW BID, AS CIRCLED ABOVE.

iv. **ITB #6067**

Bracken Asphalt Maintenance \$55,432.00

Public Works Department: Street Division

Parking Lot Sealcoating & Striping Project

Funding Source: Capital Project Fund

TABULATION OF BIDS
CITY OF JOHNSON CITY, TENNESSEE
AUGUST 31, 2016 - 1:30 PM
ITB #6067 PARKING LOT SEALCOATING STRIPING PROJECT
P/W STREET

Vendor	Cherry Street Lump Sum	Cardinal Park Lump Sum	City Service Center Lump Sum	Grand Total
Custom Asphalt Services	\$ 6,669.00	\$ 21,388.00	\$ 19,986.00	\$ 48,043.00
Bracken Asphalt Maintenance	\$ 7,337.00	\$ 25,444.00	\$ 22,651.00	\$ 55,432.00
Asphalt Services of TN	\$ 11,072.00	\$ 38,165.00	\$ 36,695.00	\$ 85,932.00

CUSTOM ASPHALT IS NOT A STATE LICENSED CONTRACTOR, AS REQUIRED.

Bidding: Brown Brothers Paving, Paint Plumb Fix, Archie McMillan Construction
No Bidding: Home Outdoor, 1ne Seal Coating, Traffic Solutions, Veneky Paving, King Asphalt

RECOMMEND ACCEPTANCE OF LOWEST ACCEPTABLE BID, AS CIRCLED ABOVE.

v. **ITB #6068**

Woodward Electrical \$49,500.00

Fleet Management

Back-up Generator Installation Project

Funding Source: Capital Equipment Fund

CITY OF JOHNSON CITY, TENNESSEE
 TABULATION OF BIDS
 ITB #6068 BACK-UP GENERATOR INSTALLATION PROJECT
 AUGUST 31, 2016 - 2:00 PM
 FLEET MANAGEMENT

Vendor	License Number	Lump Sum
Woodward Electrical	66215	\$ 49,500.00
Advanced Wireless Solution	38275	\$ 64,222.00
Osborne Electric	26871	\$ 67,000.00
Preston Construction	11606	\$ 68,689.00
Massey Electric	41851	\$ 79,143.00

Decline: Beuris Construction
No Response: Hodge Electrical, J.E. Green, Goins Bush Cain, Richardson Builders, Holiman Construction, Jeff's Electric & Computer Services, Precision Electrical, Holin Court, Pipe Line Utility Contractors, Acorn Electrical Services, ESI Companies, Biscall Electric, Industrial Repairs & Services, Joseph Construction Company, Terry's Electric Services, LaRue Construction, Diversified Building Group, Beuris Construction, Dabon Electric, Durcan Mechanical, William Lukins, TEKA Building, Hodges Electric Company, Buchanan Pump Services, Budget Handymen, Construction Partners, Power Equipment, Stowers Machinery, Mason Power Services

RECOMMEND ACCEPTANCE OF LOW BID AS CIRCLED ABOVE

vi. **ITB #6069**

E S Dockery, Inc. \$84,820.80

Freedom Hall Civic Center

Ceiling Tiles

Funding Source: Freedom Hall Capital Project Fund

TABLULATION OF BIDS
 CITY OF JOHNSON CITY, TENNESSEE
 AUGUST 31, 2016 -2:30 PM
 ITB #6069 CEILING TILES
 FREEDOM HALL

<u>Vendor</u>	<u>Unit Price</u> <u>(41,376 SQ FT)</u>	<u>Total</u>	<u>Delivery</u>
ES Dockery	\$ 2.05	\$ 84,820.80	208 ctms on 9/21 & balance 9/28 if order placed 9/16
Mullins Company	\$ 2.08	\$ 86,062.08	Ditto
Rocky Top Materials	\$ 2.20	\$ 91,027.20	12-14 Days After Award
Supply Works	\$ 3.34	\$ 138,195.84	

Decline: Continental Flooring Company
No Response: Holm Court, Odem Construction, SafeSound Acoustics

RECOMMEND ACCEPTANCE OF LOW BID, AS CIRCLED ABOVE.

D. PURCHASES

- i. Playcore Holdings Inc d/b/a Gametime, Inc. \$366,331.34
 Parks & Recreation Department
 Rotary Park Boundless Playground Equipment
 Funding Source: LPRF Grant
- ii. Dell Marketing, LP. \$576,000.00
 Johnson City Schools
 Dell Laptops
 Funding Source: General Purpose School Funds
- iii. Mobility Trans Services \$34,990.00
 Transit Department
 6-Passenger Mini Van w/ One-1 Wheelchair
 Funding Source: Federal, State & Local Funds

E. PROPOSALS

i. **RFP # 6050**

Vaughn & Melton.....\$143,360.00
 Public Works Department: Engineering Division
 Right-of-Way Acquisition / Negotiation Services
 Funding Source: Federal, State & Local Funds

ii. **RFP #6065**

CTR Utility Rehab, LLC d/b/a CTR Coatings ... \$75,990.00
 Parks & Recreation Department
 Rotary Park Splash Pad Project
 Funding Source: LPRF Grant

Upon motion by Vice-Mayor David Tomita, seconded by Commissioner Jenny Brock, **Ordinance No. 4615-16**, "AN ORDINANCE TO AMEND THE ZONING ORDINANCE TO DELETE ARTICLE 6.34, UCO (URBAN COMMERCIAL OVERLAY) IN ITS ENTIRETY AND REPLACE WITH A NEW WWD (WEST WALNUT STREET DISTRICT)," was **passed on first reading**. The motion **carried** by five ayes. There were no nay votes.

Upon motion by Commissioner Ralph Van Brocklin, seconded by Commissioner Jenny Brock, **Ordinance No. 4610-16**, "AN ORDINANCE ADOPTING TAX RATES FOR THE 2016 TAX YEAR," was **passed on second reading**. The motion **carried** by five ayes. There were no nay votes.

At this time a public hearing was held regarding Ordinance No. 4612-16. No one spoke for or against this item.

Upon motion by Vice-Mayor David Tomita, seconded by Commissioner Jenny Brock, **Ordinance No. 4612-16**, "AN ORDINANCE TO REZONE PROPERTY AT 457 PICKENS BRIDGE ROAD FROM B-4 (PLANNED ARTERIAL BUSINESS) AND RP-3 (PLANNED RESIDENTIAL) TO R-5 (HIGH DENSITY RESIDENTIAL)," was **passed on second reading**. The motion **carried** by five ayes. There were no nay votes.

Upon motion by Vice-Mayor David Tomita, seconded by Commissioner Jeff Banyas, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That a Concept Plan for the rezoning from B-4 (Planned Arterial Business) and RP-3 (Planned Residential) to R-5 (High Density Residential) for property located at 457 Pickens Bridge Road, be and the same is hereby approved.

At this time a public hearing was held regarding Ordinance No. 4613-16. No one spoke for or against this item.

Upon motion by Commissioner Jenny Brock, seconded by Commissioner Jeff Banyas, **Ordinance No. 4613-16**, "AN ORDINANCE TO AMEND THE ZONING MAP FOR THE HISTORIC ZONING/CONSERVATION DISTRICT OVERLAY (HZCO) TO EXPAND THE DOWNTOWN HISTORIC DISTRICT," was **passed on second reading**. The motion **carried** by five ayes. There were no nay votes.

At this time a public hearing was held regarding Ordinance No. 4611-16, "An Ordinance to rezone from B-5 to MS-1 property located at 203 Gray Commons Circle." The following presentations were made:

- City Staff: Angie Carrier, Development Services Director, Mark Sirois, Police Chief, Anthony Todd, Public Works.
- Mountain States representatives: Hank Carr (real estate representative), addressing the appropriateness of the location for a substance abuse treatment facility and the process of analyzing the viability of alternate sites - Alan Levine (CEO), addressing the need for the services to be offered at the site.
- East Tennessee State University representative: Robert Pack (College of Public Health), addressing the strategies for addressing the problem of addiction.
- Frontier Health representative: Randall Jessee, Senior Vice-President, Specialty Services, addressing the services provided by Frontier Health.
- Lindy White, CEO, Woodridge Hospital, addressed the Commission, regarding their commitment to the community and the city.

Public Input:

In Opposition:

- Danny Sells - presented a petition from the Gray community and daily visitors to Gray - safety and traffic concerns
- Mark Larkey - Washington County Commissioner, representing the county residents - MS-1 zoning not appropriate for the Gray area - willing to help find a suitable location.
- Mike Ford - Washington County Commissioner, on behalf of the County Commission, requested that the City Commission deny the request
- Bryan Davenport - Washington County Commissioner - concerns expressed regarding increased traffic and negative impact on property values - not appropriate to place the clinic in a residential community - interested in seeing it located in a more appropriate location
- Rebecca Ketchie - Kingsport resident, representing several Gray residents - made a presentation on zoning and stated that MS-1 is not appropriate for the Gray area
- Ruth Martin - Suncrest Drive resident - stating that, previously, Johnson City leaders were opposed to a methadone clinic inside the Johnson City limits
- Jeff Roton - Gray resident - concerned about the impact of methadone on impaired driving
- Ed Champion - Gray resident - concerned about the negative impact of the zoning on the residential property values
- Melony Ogan - Gray resident - concerned about the influx of drug addicts in an area near schools

- Debbie Wyse - Gray resident - the residential and agricultural area of Gray is not appropriate for a methadone clinic
- Sharon Oliver - Jonesborough resident near Gray - opposed
- Phillip Webb - Jonesborough - increased costs to the City for additional surveillance in the area - negative impact on the business activity and property values
- Steve Wyse - Gray resident - opposed
- Lorenzo Ramunno - attorney, representing Gray residents - not the appropriate location
- Jerry Poole - not the appropriate location
- Wendy Fleenor - Licensed Pharmacist in Gray - in favor of a substance abuse treatment, but not in favor of a methadone clinic in Gray
- Hillary Lambert - Gray - lives within 1,000 feet of the proposed site of the methadone clinic - opposed
- Cecil Ball - Gray resident - opposed
- Kelly Taylor Riscoe - Gray resident - concerned about increased traffic
- Dennis Dutton - Gray resident
- Ruth Dartez - Gray resident - opposed
- Bob Miller - Gray resident - safety concerns - emergency response time reduced when an accident on the interstate

In Favor:

- Rhonda Coffey - Bristol resident - mother of an addict - no access to treatment locally - must go to North Carolina for treatment - in favor of offering treatment locally

General Comments:

- Bill Hudson - Gray resident - there is a need for a methadone clinic in the area, somewhere - more questions need to be answered before deciding.

Upon motion by Commissioner Ralph Van Brocklin, seconded by Commissioner Jeff Banyas, **Ordinance No. 4611-16**, "AN ORDINANCE TO REZONE FROM B-5 (PLANNED COMMUNITY BUSINESS) TO MS-1 (MEDICAL SERVICES) FOR PROPERTY LOCATED AT 203 GRAY COMMONS CIRCLE," was **passed on second reading**. The motion **carried** by four ayes. Vice-Mayor David Tomita voted nay.

Upon motion by Commissioner Ralph Van Brocklin, seconded by Commissioner Jeff Banyas, the following resolution was offered for adoption. The motion **carried** as follows: Mayor Clayton Stout and Commissioners Jeff Banyas and Ralph Van Brocklin voted aye. Commissioner Jenny Brock was absent from the Chambers. Vice-Mayor David Tomita voted nay.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That a Concept Plan for the rezoning from B-5 (Planned Community Business) to MS-1 (Medical Services) for property located at 203 Gray Commons Circle, be and the same is hereby approved.

At this time a public hearing was held regarding a resolution to

annex certain properties that together are known as the Bank of TN-Gray Annexation (See Ordinance 4614-16, assigning zoning). Joe Nickels, property owner behind Bank of Tennessee and petitioner, spoke in favor. Judson Jenkins, Joey Jenkins, Gray resident and pastor, Eugene Radford, Gray resident, Larry Stover, and Bob Miller spoke in opposition to a liquor store in Gray. Mark Larkey, Washington County Commissioner stated that he was not opposed to the annexation, but opposed to the proposed zoning.

Upon motion by Commissioner Jeff Banyas, seconded by Mayor Clayton Stout, the following resolution was offered for adoption. The motion **failed** as follows: Mayor Clayton Stout and Commissioner Jeff Banyas voted aye. Vice-Mayor David Tomita and Commissioners Jenny Brock and Ralph Van Brocklin voted nay.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That a resolution to annex certain properties that together are known as the Bank of TN-Gray Annexation (See Ordinance 4614-16, assigning zoning), be and the same is hereby **denied**.

Upon motion by Commissioner Ralph Van Brocklin, seconded by Commissioner Jenny Brock, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That the appointment of Josh Mancusco to the JCDA, be and the same is hereby approved.

Upon motion by Vice-Mayor David Tomita, seconded by Commissioner Jenny Brock, the following resolution was offered for adoption. The motion **carried** by five ayes. There were no nay votes.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF JOHNSON CITY, That an Initial Bond Resolution authorizing the issuance of up to \$23 million in General Obligations Bonds, be and the same is hereby approved.

At this time, Janet Jennings, Finance Director, presented the Series 2016A Plan of Refunding and Director of State and Local Finance Letter and Report. She indicated that each commission has been provided a copy of the documents and that they will be posted on the City's website.

There being no further business or discussion, Mayor Clayton Stout adjourned the meeting at 1:21 a.m.

CLAYTON STOUT
MAYOR

JANET JENNINGS
CITY RECORDER

ITEMS DEFERRED:

1. City Manager Pete Peterson stated that the Parks and Recreation dashboard presentation will be deferred to the next Commission meeting.

ACTION ITEMS:

1. None.