

CITY OF MANCHESTER
BOARD OF MAYOR AND ALDERMEN
Meeting Minutes
July 5th, 2022 @ 6:30 pm
City Hall Board Room

The Board of Mayor and Aldermen met in regular session at 6:30 p.m. in the Board Room at Manchester City Hall. The meeting was presided by Mayor Howard. Present for the meeting were Mayor Howard, Vice Mayor Messick, Alderman Bellamy, Alderman Patton, Alderman Nickels, Alderman French, Attorney Ewell, Finance Director Anderson, Executive Administrative Assistant Keele, Assistant Police Chief Floied, Fire Chief Chambers, Community Development & Zoning Director Brittany Fiske, Public Works Director Gannon, Assistant Director Water/Sewer Dana Douglas, Assistant Parks/Rec Director Johnson, Engineer Adam Carter, and other citizens. Absent was I.S. Director Tennie Smotherman. The meeting opened with a prayer by Pastor Dustin Welch, and the pledge to the flag was spoken in unison. Mayor Howard called the meeting to order.

ROLL CALL:

Finance Director Anderson called the roll.

APPROVAL OF MINUTES:

Alderman Bellamy made a motion to approve the June 7, 2022, BOMA Meeting Minutes; and the June 28, 2022, BOMA Special Call Meeting Meetings and seconded by Alderman Patton. The motion passed 5-0.

CORRESPONDENCE: none

COMMENTS FROM CITIZENS: none

COMMENTS FROM MAYOR: Mayor Howard thanked the Parks and Recreation Department for the 4th of July Fireworks Event and Thunder Radio. Mayor Howard thanked Bryan Pennington for his years of service at the MWSD and wished him the best at his new job.

COMMITTEES:

Safety Committee- nothing to report.

Finance Committee-nothing to report.

Street Committee- nothing to report.

Water /Sewer Commission- Assistant Director Douglas stated the commission would meet 7-7-22.

Recreation Commission- Director Fox stated the commission would meet 7-14-22.

Tourism Development Commission- nothing to report.

Planning & Zoning Commission- Director Fiske stated the next meeting will be 7-18-22

Information Systems Committee- nothing to report.

Historic Zoning Commission- Alderman Bellamy stated the next meeting will be 7-7-22

RESOLUTIONS & ORDINANCES

Resolutions:

- a. A resolution to extend the Rogers Group, Inc. unit price contract for road materials and paving services one-year pursuant to the terms of the bid proposal/contract dated February 10, 2022; sponsored by Vice Mayor Messick. Alderman Nickels made a motion to approve and seconded by Alderman French. Mayor Howard opened the floor to discussion and called for the roll. The resolution passed 5-0.

Ordinances:

- a. 2nd reading of an ordinance zoning Eleven and 61/100 (11.61) acres owned by John Kenneth McMahan and Robert S. McMahan recently annexed into the City as R-4 Residential; sponsored Alderman French. Alderman French made a motion and second by Alderman Nickels. Alderman French opened the floor to discussion and after none called for the roll. The ordinance passed 2nd and final reading 4-0 with Vice Mayor Messick abstaining.
- b. 2nd reading of an ordinance to amend Manchester Municipal Code 18-205 relative to water rates; sponsored by Vice Mayor Messick. Alderman French made a motion to approve and seconded by Alderman Nickels. Mayor Howard opened the floor to discussion and after none called for the roll. The ordinance passed final reading 5-0.
- c. 1st reading of an ordinance amending Title 14, Chapter 6, Sections 1 and 2 of the Manchester Municipal Code, the same being the Zoning Ordinance of the City of Manchester, Tennessee, to amend that Ordinance and Zoning Map to provide that real estate owned by Danny Davis and Pamela Gowen located at 727 Oak Street be rezoned R-4 Residential from R-3 Residential; sponsored by Vice Mayor Messick. Vice Mayor Messick made a motion to approve and seconded by Alderman French. Mayor Howard opened the floor to discussion and after none called for the roll. The ordinance passed 1st reading 5-0.

OLD BUSINESS Haley Drive – Galleon Properties A resolution amending the Physical Development Plan of the City of Manchester (Haley Drive – Galleon Properties); sponsored by Vice Mayor Messick. (recalled by Alderman Bellamy). Alderman Bellamy made a motion to reconsider and seconded by Alderman Patton

Mayor Howard opened the floor to discussion and then called for the roll. The motion to reconsider passed 5-0. Alderman French made a motion to approve the resolution and seconded by Alderman Nickels. Mayor Howard opened the floor to a public hearing. A discussion ensued with Mark Williams and Donald Parker with Galleon Properties. Alderman Nickels discussed a new land use plan being

developed. Alderman Bellamy discussed why he voted no at the last meeting. After discussion Mayor Howard called for the roll and the resolution passed 5-0.

2nd reading of an ordinance amending Title 14, Chapter 6, Sections 1 and 2 of the Manchester Municipal Code, the same being the Zoning Ordinance of the City of Manchester, Tennessee, to amend that Ordinance and Zoning Map to provide that real estate owned by Galleon Properties located on Haley Drive be rezoned R-4 Residential from R-2 Residential; sponsored by Vice Mayor Messick. (recalled by Alderman Bellamy)

Alderman Nickels made a motion to approve and second by Vice Mayor Messick. Mayor Howard opened the floor to discussion and after none called for the roll. The ordinance passed 2nd and final reading 5-0.

NEW BUSINESS

- Mayor Howard discussed two bids for the 102-139.03 Basins E & I Sewer Rehabilitation Bids Alderman French made a motion to accept the Norris Bid and seconded by Alderman Nickels. Mayor Howard opened the floor to discussion and Alderman Nickels discussed Norris Bros. Insurance rating. Alderman French stated he wanted on record that due diligence had been made by this board on the bid process. Attorney Ewell discussed it had been recommended that we hire a full-time inspector for the job and Alderman French made a motion to add the cost of a full-time inspector to the resolution and seconded by Alderman Nickels. A discussion ensued regarding existing pipe supply. Mayor Howard called for the roll to add an inspector to the job, the motion passed 5-0. Mayor Howard called for the roll and the resolution to accept the Norris bid passed 5-0.
- Chief Operator WWTP Job Description Alderman Nickels made a motion to approve and seconded by Vice Mayor Messick. Mayor Howard opened the floor to discussion then called for the roll. The motion passed 5-0.
- MWSO Director Job Description Vice Mayor Messick made a motion to approve and seconded by Alderman Nickels. Mayor Howard opened the floor to discussion then called for the roll. The motion passed 5-0.
- City Engineer Contract tabled to August meeting.
- MFD Promotions (Reed, Woods, Hickerson) & MFD Oath of Office (Graham, Lankford, Crouch, Spry) Chief Chambers announced that Mark Reed had been promoted to the Training Officer position, Jeremy Woods has been promoted to Fire Inspector position, and Tyler Hickerson has been promoted to Driver/Operator position. Oath of office for Graham, Lankford, Crouch, and Spry.

COMMENTS FROM BOMA: Alderman French discussed the great job that Bryan Pennington did and will be missed. Vice Mayor Messick congratulated the MFD and how much we appreciate them.

ADJOURNMENT:

- Being no further business to discuss, Mayor Howard asked for a motion to adjourn and Vice Mayor Messick made the motion. The motion was second by Alderman Nickels. The motion to adjourn was passed 5-0. The meeting adjourned at 7:18 p.m.

SIGNATURES:

Mayor Marilyn Howard

Executive Administrative Assistant Keele