

City of Crossville

392 N. Main
Crossville, TN 38555



Minutes

Tuesday, August 8, 2017

6:00 PM

Council Chambers

City Council

Mayor James Mayberry
Mayor Pro-Tem J. H. Graham, III
Council Member Pamala Harris
Council Member Scot Shanks
Council Member Danny Wyatt
City Manager Greg Wood
City Clerk Sally Oglesby

The City Council for the City of Crossville met in regular session on Tuesday, August 8, 2017, at Crossville City Hall.

Roll Call

Present: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

Others present were City Manager Greg Wood, City Attorney Will Ridley, City Clerk Sally Oglesby, David Beaty, Andy Vaughn, Billy Martin, Gary Nelson, Jim Young, Kevin Music, J.E. Hoover, Steve Frank, Kim Potter, Emalee Breeding, Mary Breeding, Med Meadows, Brad Allamong, Doug Parkey, Sue York, Frances Carson, Levonn Hubbard, Mike Brown, Tammie French, Ashley Richards, Rodney Smith, Mike Turner, Joe Kerley, Chris Bennett, Tom Isham, John Sohmer, Terry Franklin, Gary Nyquist, Sherley Wyatt, Ed Camera, Jerry Kerley, Mark Fox, Lee Lawson, Fred Houston, and Valerie Hale.

PUBLIC HEARING

Mayor James Mayberry was present and presiding. He called the public hearing to order at 5:35 p.m.

Transportation Alternative Project

A public hearing was held to receive comments from the public on the City's intent to apply for a 2018 Transportation Alternative Project for improvements to the downtown area. City Manager Greg Wood reported that the proposed project would be to assist with the street lighting, ADA requirements, and sidewalks in the downtown area. He and the City Engineer are working on a project that would be within the fundable range of less than \$1,500,000.

Mayor Mayberry asked for any public comments. There were none.

The public hearing was adjourned at 5:37 p.m.

The records of the public hearing were received and filed

BEER BOARD

Mayor James Mayberry was present and presiding. He called the Beer Board to order at 5:45 p.m.

Grinder House Coffee Shop, LLC

An application was submitted for an on-premises beer permit by Asa Duncan Reese dba Grinder House Coffee Shop, LLC located at 73 N. Main St. This is a new owner. Police Chief Beaty gave a clear records check and recommended approval.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council

Member Scot Shanks, that this Beer Permit be approved. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

With no further business, the Beer Board was adjourned at 5:46 p.m.

PUBLIC HEARING

Mayor James Mayberry was present and presiding. He called the public hearing to order at 5:50 p.m.

Annexation of 0.83 acres on Short Road
Annexation of 0.53 acres on Orange Circle

Camilla Wyatt, Jerry Brown, and Sue Brown are requesting the remainder of their property on Short Road to be annexed into the City. This property is currently split by the City limits.

Robert Hallatt and Adam Watson are requesting annexation of their property located on Orange Circle.

Mayor Mayberry requested comments from the Council or public regarding the proposed annexations. With no comments or questions, the public hearing was adjourned at 5:52 p.m.

The record of the Public Hearing was received and filed

SOLICITATION BOARD

Mayor James Mayberry was present and presiding. He called the Solicitation Board to order at 5:55 p.m.

a. Fairfield Glade Lions Club

An application was received from the Fairfield Glade Lions Club for a Solicitation Permit to raise funds for the Club's vision, hearing and scholarship projects. They will be selling cheese.

This Permit was approved

b. Christian Counseling Center of Cumberland County

An application was received from the Christian Counseling Center of Cumberland County for a Solicitation Permit to raise funds to provide low cost, professional counseling services. The group will be soliciting funds through mail, radio, and newspaper.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Pamala Harris, that Solicitation Permits be approved for the Fairfield Glade Lions Club and the Christian Counseling Center of Cumberland County. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

With no further business, the Solicitation Board was adjourned at 5:56 p.m.

REGULAR MEETING

Call to Order

Mayor James Mayberry was present and presiding. He called the meeting to order at 6:00 p.m. The invocation was given by Clyde Webb of the Cumberland Worship Center. The Young Marines presented the colors and led the Pledge of Allegiance.

1. Proclamations/Presentations

- a) Ted Meadows - Sr. Men's Softball
- b) American Water Works Association

a) Ted Meadows - Sr. Men's Softball - Ted Meadows presented pictures of the Sr. Men's Softball teams. They went to Birmingham for the National Senior Olympics where the 70+ team received a bronze medal and the 75+ team a silver medal.

b) American Water Works Association - Billy Martin and Jeff Johnson presented to the City an Award of Excellence issued for water distribution. Jerry Kerley and Joe Kelrey presented to the City an Award of Excellence issued for the Meadow Park Water Plant.

The Presentations was made.

2. Public Comment

Mayor Mayberry opened the floor for comments from the public.

Steve Frank spoke to the Council regarding his ouster complaint against Pamala Harris and Danny Wyatt on violations of the Charter, Open Records, and ethics charges. Since the City Council hears the complaints, he recommended that an independent Ethics Review Board be established. He also asked for consideration of a City Charter amendment to increase the City Council to 7 and change them so they are not all at-large seats. It was acknowledged that Mr. Frank is not a registered voter of the City.

3. Appointments-NONE

4. Consent Agenda

Approval of the Consent Agenda

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Danny Wyatt, to approve the Consent Agenda as presented. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

a. Approval of minutes (7/11)

The Minutes were approved as recommended.

Additional Consent Items

b. Approval of annexation and Plan of Service for 0.83 acres on Short Rd.

Jerry & Sue Brown and Camilla Wyatt own a parcel on Short Road that is split by the city limits. They request that the remaining portion of the parcel be annexed into the City. Planning Commission approved annexation and Plan of Services on July 20, 2017.

This Annexation was approved as recommended.

c. Approval of annexation and Plan of Services for 0.53 acres on Orange Circle (Hallett/Watson)

Robert Hallatt and Adam Watson requested that their property on Orange Circle be annexed into the City so they can connect to City sewer. Orange Circle is already a City street. Planning Commission approved annexation and Plan of Services on July 20, 2017.

This Annexation was approved as recommended.

d. Approval of Policy Statements for Title VI Program

With Sally Oglesby's retirement at the end of the year, it was recommended that the Human Resources Administrator be named as the Title VI Coordinator. There are two policy statements that need to be adopted. One is the general statement and the other is specifically for the airport.

The policy statements were approved as recommended.

e. Approval of temporary street closing of Division Drive on October 21

The Crossville Alumni Chapter for the University of Tennessee is holding a public game viewing and activities at the amphitheatre during the U.T./Alabama football game on October 21. They request that Division Drive in front of the amphitheatre be closed. Since the game time has yet to be announced, they request it be closed one hour prior to kick-off and re-opened after the game ends.

This Permit was approved as recommended.

f. Approval of temporary street closings for Walk for Freedom

A request was received from Emalee Breeding for temporary street closures for a silent walk entitled "Walk For Freedom" on October 14 from 7:00 a.m. to 10:00 a.m.

There is already a street closure approved on October 14 for the Scarecrow Festival

from 10:00 a.m. to 2:00 p.m.

This Permit was approved as recommended.

- g.** Approval of temporary street closings for Rock the Block on September 8

The merchants in the Hwy. 70E and Stanley St. area are planning their second festival for Friday, September 8. They request temporary street closings:

- E. Stanley St. from Main St. to Webb Ave.*
- East Street from Stanley to E. 1st St.*

The block party will be from 4:00 - 8:00 p.m.

This Permit was approved as recommended.

- h.** Approval of contract for Three Star Grant

On March 14, 2017, the Crossville City Council approved filing application, receiving and administering funds on behalf of JECDB for the Three Star grant. The State of Tennessee is requesting approval of the attached contract. It is a 100% grant and application was made to utilize funds to purchase supplies, materials, and equipment to implement the ReadyforKingergarten program administered by the Cumberland County Board of Education.

This Contract was approved as recommended.

- i.** Approval of payment of TAUD Membership Dues

The annual dues for the City of Crossville's membership with the Tennessee Association of Utility Districts (TAUD) is up for renewal. Total cost is \$6,000. TAUD provides the City with training, seminars, publications, certifications and continuing education credits for water and wastewater operations and utility system management.

This payment was approved as recommended.

- j.** Approval on application for FEMA Assistance

FEMA declared Cumberland County and the City of Crossville as a disaster due to storms that occurred May 27-28. The City of Crossville has compiled a request for assistance for reimbursement totaling approximately \$15,000 and will be reimbursed at 85%. Staff anticipates a contract from FEMA for the request.

The Mayor was authorized to sign the contract upon its receipt.

5. Bids/Purchases

- a.** Thermal Imager Purchase

The Crossville Fire Department requested approval to purchase two (2) Bullard EcoX thermal imagers. The thermal imagers will replace two older MSA imagers that are out of service. The MSA units were not cost effective to repair as they were purchased in 2004. The Bullard units are \$4500 each for a total of \$9000 to Emergency Vehicle Specialists (EVS). EVS is a sole source provider for Bullard Thermal Imagers for the State of Tennessee.

A motion was made by Council Member Pamala Harris, seconded by Council Member Scot Shanks, that the purchase of the thermal imagers be approved. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

b. Dodge Promaster City Van Purchase

The IT Department is in need of a vehicle to carry tools, equipment and spare parts. Dodge Promaster City Van is on Statewide Contract #209-400051 from Columbia Chrysler Dodge Jeep Ram at \$22,849.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Scot Shanks, that the purchase of the van for the IT department be approved. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

c. New Patrol/Narcotics Detection K9

The Police Department is requesting to purchase a canine from Southern Police Canine to replace one of the older canine's retiring within the next 8 to 12 months. Another canine will be retiring in about 18 months, which will not be replaced. The total cost for the canine and training will be \$14,000. The purchase will be funded through the Drug Fund.

The City's insurance will be providing funds for the replacement of K-9 Cain who was recently killed in the line of duty.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Danny Wyatt, that the purchase of two canines from Southern Police Canine for the Patrol/Narcotics Detection Canine to replace the retiring canine and the deceased canine be approved. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

d. Spray Foam for Street Department Building

The City of Crossville accepted bids to spray foam in the ceiling of the Street Department maintenance building from True Source Roofing for \$10,250 and Marcus Evans for \$11,750. The Street Department Supervisor recommended approving the low bid submitted by True Source Roofing, LLC.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Pamala Harris, that this purchase be approved. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

e. 2017 Chevy Traverse

The Recreation Department recommended purchase of a 2017 Chevy Traverse from Wilson County Motors on state contract. This will be replacing 2 vehicles, unit 704, a 1996 Chevy Astro Van and unit 722, a 2002 Chevy Blazer.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Scot Shanks, that approval be given for the purchase of all vehicles in "e" and "f". The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

f. 2018 Ram 1500 Tradesman 4x4

Catoosa Utility Department requested approval to purchase two trucks on state contract #209-40051 from TT of Columbia Inc.

This purchase was approved as recommended

6. Marketing Report

August Marketing Report

Chief David Beaty was recognized who presented a picture to Bart Riden of him with K-9 Cain who was killed in an apprehension last week. Chief Beaty reported an outpouring from the community, as well as the nation. He thanked numerous people involved and announced the memorial services and visitation that will be held next week.

Marketing Director Billy Loggins provided updates on the following:

- Waterfest 2017 - July 22*
- CMC Medical Interns from Lincoln Memorial University*

September Festivals and Events

- Rock the Block Party - September 8*
- Hispanic Festival - September 16*
- Apple Festival - September 23-24*
- Solar Eclipse - September 21*
- Airport Open House Fly In - September 30*
- Hiking Marathon signups are underway*

October Events

- Crossroads/Friday Night Air - October 6*
- Model Train Show at the Complex – October 7-8*
- Scarecrow Festival - October 14*
- Oktoberfest – October 21-22*
- Breast Cancer Awareness Month*
- Playhouse Documentary is almost completed*
- PBS Documentary - A sneak peak of a new documentary on the Vietnam War will be held Oct. 15 at Palace*

In other items, he pointed out the following:

- Christmas Parade - A theme contest will be underway soon*
- City of Crossville events/Facebook*

- *Welcome to Cumberland County publication is now being distributed*
- *Fairfield Glade Ladies' Club - \$54,000 in donations throughout the community*

A motion was made by Council Member Danny Wyatt, seconded by Council Member Pamala Harris, that the rules be suspended. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

A motion was made by Council Member Danny Wyatt, seconded by Mayor Pro-tem J. H. Graham, that the dog park be named "K-9 Cain Memorial Dog Park" and costs to laminate a picture of Cain for displaying at the park be approved. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

7. Cumberland County/Chamber Report

a. Discussion and action on Chamber of Commerce score card & contract for services

Brad Allamong presented the first score card and the latest copy of Lifestyle. He highlighted several of the items on the scorecard for two weeks in July. They are working with 3 active prospects for industrial locations and have had face-to-face visits from all 3.

The discussion on the contract was deferred.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Pamala Harris, that the Chamber of Commerce scorecard be approved as presented. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

8. Other Business

a. Discussion and action on Chamber of Commerce Report

Councilmember Wyatt stated that he wanted all actions with the Chamber to be through the City Manager so that he can pass it on to the Council in a quicker fashion.

Those in favor of the motion commented that they can bring anything before the Council at the monthly work session.

Those opposed to the motion mentioned that the Chamber is a vital part of the community and this report helps to keep the community informed.

Mayor Pro-Tem Graham asked for an amendment to the proposed contract under Section II. He asked that the following be added "The Chamber shall notify and make information available to the City Manager of Crossville regarding any and all industrial prospects under recruitment on a timely basis."

Councilmember Harris asked that the contract not be an automatic renewal each year and come back to the Council with adequate notice on the terms for cancellation.

City Attorney Ridley reported that the changes will be included.

A motion was made by Council Member Danny Wyatt, seconded by Mayor Pro-tem J. H. Graham, that the ordinance removing the County/Chamber of Commerce from the Order of Business be passed on first reading. The motion carried by the following vote:

Aye: 3 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt and Council Member Pamala Harris

Nay: 2 - Council Member Scot Shanks and Mayor James Mayberry

b. Discussion and action on FY2018 Transportation Alternatives Program

Applications are now being solicited for FY2018 Transportation Alternatives Program (formerly known as the Transportation Enhancement Program) funding through TDOT.

The deadline for applications is October 3, 2017.

Evan Sanders has provided the City with a very conservative timeline. The design is basically completed and TDOT has approved the Right of Way and the design before when the City bid the project several years ago. The majority of the lag in the timeline is for TDOT to perform this same task again.

Also, an updated estimate was presented from CTI. The increase in the budget for construction management is basically the only large increase and this is due to the grant constraints with TDOT.

This grant does not allow for the use of force account work (City employees doing the work). It will cover the sidewalks and pedestrian lighting. It will not cover pedestrian signals or traffic signals. If the City was to move forward with this grant, City Crews could install the necessary infrastructure, during construction, for the two pedestrian traffic signals that require it.

The Depot is not eligible to be included in this grant application due to it not being on The National Register of Historic Places.

City Manager Wood reported that a meeting was held with the consultant and found that a maximum funding amount is around \$1,000,000. He and Tim Begley are working on a project that will be in the fundable range. He asked for approval to continue working on a proposed application to be brought back to the Council for approval before submittal.

A motion was made by Council Member Danny Wyatt, seconded by Mayor James Mayberry, that approval be given for proceeding with the application, subject to the final application returning to Council to review prior to submission. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

c. Ordinance establishing an Airport Committee

This item was removed from the agenda to be placed on the next work session.

This Ordinance was deferred

d. Discussion and action on Colinx expansion lease agreement

CoLinx has completed their expansion at the Interchange Business Park. Their current parking is insufficient to handle the influx of additional employees. In order to facilitate the parking and any potential expansion they have requested that they be given the opportunity to lease the adjoining parcel of approximately 21.4 acres for 10 years at one dollar per year. They would then waive any City incentives for the additional 60 employees being hired.

The City Manager has an email from Ed Camera committing to these terms and stating they are ready to do so immediately upon Council approval.

As directed at the July meeting, the City Attorney has prepared the lease agreement and presented it to Council, with a map, for approval. Following negotiations, the terms of the agreement are for the 10-year lease of 1.3 acres for parking facilities.

Following approval of Council, the City Clerk will start the 30-day advertising period required by Charter.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Scot Shanks, that the lease agreement be approved. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

f. Selection of Engineering Firm for Main St./Lantana Rd. traffic signal upgrade

Requests for Qualifications were issued to provide the necessary engineering services for the upgrade of the traffic signal at the intersection of Main St. and Lantana Road. The RFQ was advertised in the newspaper and sent directly to 4 engineering firms. The deadline for receipt was July 13. CT Consultants was recommended by staff.

A motion was made by Council Member Danny Wyatt, seconded by Council Member Pamala Harris, that CT Consultants be selected and the City Manager authorized to negotiate a contract for Council approval. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

g. Discussion and action on street closing policy

At the July 11 Council meeting, Council voted "that no charges be assessed for any street closings, other than 5K's that don't use our 2 designated routes". Since the motion did not rescind the previous policy, action needs to be taken by Council to address cruise-ins and rewrite or rescind the policy. A suggested revision was provided.

A motion was made by Council Member Pamala Harris, seconded by Council

Member Danny Wyatt, that we do not charge for any street closings except 5K's that don't use the designated routes. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

h. Discussion and action on City Manager 6-month performance evaluations

On September 5, 2017, Greg Wood will have completed 6 months of employment as Crossville City Manager. Councilmembers have completed evaluation forms for City Manager Wood.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Danny Wyatt, that the City of Crossville under the contract it has with Mr. Greg Wood increase his salary 10% to \$88,538.80 and continue with him as City Manager with a very good review. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

A motion was made by Council Member Pamala Harris, seconded by Council Member Danny Wyatt, that he be reviewed again in 6 months or in January than annually thereafter. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

9. City Attorney's Report

City Attorney's Report

Mr. Ridley reported that there were no new lawsuits filed during the past month. He reported on an instance where the Police Department had issued a public announcement regarding a suspect. Unfortunately, a man with the same name turned himself in and was wrongfully incarcerated. The City's insurance recommended a settlement of \$9,000 to cover costs for legal representation and bonding.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Scot Shanks, that the \$9,000 settlement be approved. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

e. Discussion and action on Sewer Rehabilitation bid

City Attorney Ridley reported on the contract with J & H Construction for the I/I project. At the pre-construction conference, it was revealed that J & H did not appear to have done their due diligence and did not realize that a large part of the project has been sliplined. They are unable to use the pipe bursting technique on those lines.

They requested a change order of \$200,000, then came back with a counter-offer of approximately \$113,400 plus a 120-day extension of time, engineering costs, removal of slip-lining materials, attorney's fees, and top soil, which could total the costs to as much as \$197,000. The Council has three choices (1) accept offer or counter-offer; (2) terminate without cause or convenience as outlined in the contract since no work has started; or (3) let them start work and then deny any change order.

If the contract is terminated, the project will be re-bid.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Pamala Harris, that the contract with J & H Construction be terminated for convenience. The motion carried by the following vote:

Aye: 4 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris and Mayor James Mayberry

Nay: 1 - Council Member Scot Shanks

10. City Manager's Report

City Manager's Report

City Manager Wood presented the monthly revenue reports, special projects report, and building permits.

He presented a request from FOCCAS for fees to be waived (building permit, plumbing inspection, water tap, and sewer tap) on the new animal shelter facility. They will not need a separate water tap or sewer tap because they can tee off the existing lines used by the existing shelter. He requested approval to waive the building permit fee and the plumbing inspection fee.

A motion was made by Council Member Danny Wyatt, seconded by Council Member Pamala Harris, that the FOCCAS request for the waiver of their building permit and plumbing inspection fee be approved. The motion carried by the following vote:

Aye: 5 - Mayor Pro-tem J. H. Graham, Council Member Danny Wyatt, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

Mr. Wood presented a request from Project Colony who would like to locate on approximately 11.4 acres at Interchange Park (Lot 3). Council previously approved an offer of \$25,000 per acre and \$5,000 credit for each job created. Initially, the property would be conveyed as a 3 year lease with the jobs credit being applied to the cost to purchase. They have countered that the \$25,000 per acre be applied to the six (6) buildable acres since the remaining acreage is not usable. They are not making any other requests for incentives from the City. They will have the option to purchase at any time and expect to purchase the property once construction is started. They expect to bring 20 jobs with salaries starting at \$15.00 per hour and some positions in the \$100,000-300,000 range. The jobs incentive will only apply when the jobs are created.

Concern was expressed over the precedence set for not charging for all the property and it being a lease.

A motion was made by Mayor Pro-tem J. H. Graham, seconded by Council Member Pamala Harris, that approval be given for the offer to Project Colony for a three-year lease on approximately 11 acres (Lot 3 next to CoLinx), with an option to purchase the entire property for \$25,000/acre calculated on the 6-acre

buildable portion and a \$5,000 per job credit incentive to be applied toward the purchase of the property. The motion carried by the following vote:

Aye: 4 - Mayor Pro-tem J. H. Graham, Council Member Pamala Harris, Council Member Scot Shanks and Mayor James Mayberry

Nay: 1 - Council Member Danny Wyatt

ADJOURNMENT

With no further business, the meeting was adjourned at 7:22 p.m.