

The Gatlinburg Board of Commission met in a regular meeting on Tuesday, October 8, 2019, at 6:00 P.M. in the City Council Room. All members were present with the exception of Commissioner Ryan DeSear. Mayor Mike Werner then asked to observe a moment of silence for the loss of Mr. David Webb, who had been a City Employee for the past thirty six years, having started with the City in 1983 as a Water Service Worker and then was promoted in 1988 to Heavy Equipment Operator and then in 1994 promoted to Utilities Crew Supervisor. The Mayor also stated he was a very important employee to our City and to please keep his family and friends in our prayers. Mayor Werner then led the Pledge of Allegiance and the Finance Director Robert Holt gave the Invocation.

Mayor Werner then called for a motion to approve the Minutes of the regular meeting of September 17, 2019. Commissioner Reagan made a motion to approve the Minutes which was seconded by Vice Mayor McCown and then unanimously adopted.

Regarding Petitions and Communications from the Public, Mayor Werner recognized Mr. Bob Bentz who wanted to make comments in regards to Item 7 (d) on the Agenda. Mr. Bentz stated that he would like to applaud the City for what they are doing as it relates to housing in the City and, as a business owner who employees around three hundred employees in the City, he understands the difficulties of the housing situation. Mr. Bentz stated he is currently renovating the Ogle's Vacation Motel to J-1 housing which will be a 160 bed facility and stated that the other project in development stages is the former McCarter Lumber Company property which is an \$18 million dollar project and that he has reached out to a number of banks for financing and it is a challenge to make the numbers work for the project. Mr. Bentz expressed his frustration that the proposal for the housing project on Ownby Street is much more beneficial for that project in comparison to the McCarter Lumber Project. Mr. Bentz stated that the City Commission, the City Manager and Staff have worked very well with him on the apartment project and that to receive equal benefits as the proposed project related to Resolution 969 would equate to approximately \$2.5 million dollars rather than a couple hundred thousand dollars that has been offered for his project and also stated that the McCarter Lumber apartments would be for workforce housing not just J-1 housing. Mr. Bentz concluded by thanking the City for support of his project and stated he will be back to the City with additional requests.

Regarding Reports of Boards and Committees was the Gatlinburg Convention and Visitors Bureau Third Quarter Report presentation by Dave Esslinger and Chad Netherland. Mr. Esslinger then presented reports on Finance and Sales with some of the highlights being that the Convention Center year to date calendar year impact was \$70,895,609 and that the count at the Visitors Centers for the third quarter was up 14 percent. Chad Netherland gave reports on the Marketing and Public Relations and some of the highlights included that Gatlinburg.com was up for the year 1.87 percent and for the third quarter 12.07 percent and that the Visit Gatlinburg App had 209,000 active

users, 1.1 million sessions and 3,500 monthly users and that the social media had reached over 74 million year to date.

The City Manager reported and/or requested:

- (1) that she would like to begin by announcing that Gatlinburg is attempting to break the Guinness World Record for the most scarecrows within a specific area and that the record number for scarecrows now is 3,812 and that the Convention and Visitors Bureau Events team is trying to beat that record by putting out 4,000 scarecrows. The designated area to place the scarecrows is Parkway from traffic light #1 to light #10, River Road, Historic Nature Trail – Airport Road, from light #8 to Cherokee Orchard Road and Baskins Creek area that includes Cherokee Orchard Road to Baskins Creek to Stephen Drive and back around to Cherokee Orchard Drive. She stated that the Community can participate either by putting out scarecrows in the designated area or by volunteering with the Events team to put up scarecrows, and to call 436-4178 for more information; and,

- (2) that she would like to remind everyone of the City Employee Tailgate Luncheon that will be held on Friday, October 18, 2019, from 11:00 A.M. to 1:00 P.M. at Rocky Top Sports World and that tickets can be purchased from the Police and Fire Departments; and,

- (3) she would also like to announce the Halloween Spooktacular sponsored by the Recreation Department will be held at Rocky Top Sports this year because it has out grown Mills Park and it is October 29, 2019, trick or treating will be from 6:00 P.M. to 8:00 P.M. with registration for the costume contest starting at 5:30 P.M. and that this is a free Community Event; and,

- (4) that finally, she would like to distribute a copy of a Press Release that will be going out in the near future that is associated with the last of the Projects that were necessitated by the February 23, 2019, Flooding Event and the City wants to give plenty of notice to those persons who live in the Baskins Creek area and that the Project will start November 4, 2019, and should take approximately four months with an end date of March 3, 2019, with liquidated damages of \$250 per day.

ORDINANCE NUMBER 2542, AMENDING THE MUNICIPAL CODE BY ADDING AN ADDITIONAL SECTION THERETO AND FURTHER BEING AN ORDINANCE TO PROHIBIT THE OPERATION OF DOCKLESS SMALL VEHICLES OR SCOOTERS AS DEFINED HEREIN FROM USE ON THE CITY STREETS AND SIDEWALKS, SECOND READING, (Passed First Reading 9/17/19).

Item A under Old Business was Ordinance Number 2542, Amending the Municipal Code by adding an additional section thereto and further being an Ordinance to prohibit the operation of dockless small vehicles or scooters as defined herein from use on the City streets and sidewalks, second reading, (Passed first reading 9/17/19). Vice Mayor McCown made a motion to approve the Ordinance on second reading which was seconded by Commissioner Smith. Vice Mayor McCown asked about the scooters that were located near Mayfield's Ice Cream, if they would still be allowed and the Police Chief stated he would have to look at those scooters to see if they were dockless or had to be docked and then the City Manager stated that the City would look at this specific situation and would ask the City Attorney to advise. After these comments, the motion to approve the Ordinance was unanimously adopted.

DISCUSSION AND CONSIDERATION PURCHASING FOUR PARCELS OF PROPERTY LOCATED ADJACENT TO THE CITY SERVICE CENTER COMPLEX ON NEWMAN ROAD.

Item A under New Business was discussion and consideration of purchasing four parcels of property located adjacent to the City Service Center Complex on Newman Road. Commissioner Smith made a motion to approve the purchase which was seconded by Commissioner Reagan. The Mayor asked the City Manager for explanation and she stated that the opportunity to purchase the four parcels of property that are immediately adjacent contiguous to the Service Center Property was discussed in the Summer Budget process and that this property could be used for a Maintenance Building for the Trolleys and/or, if the Winterlights building is moved, this would be a great location for that building. She stated that \$785,000 was placed in the Budget for this purchase and the price is \$705,000 for these property purchases and that would leave monies in the Budget to possibly purchase one other parcel if the details can be worked out on this property. Mayor Werner then stated that when the City purchased the parcel that was adjacent to the Service Center a few years back it was very beneficial to relocate all the Trolleys in one location. After these comments, the motion to approve the purchase was unanimously adopted.

ORDINANCE NUMBER 2543, AMENDING THE ZONING ORDINANCE BY RECLASSIFYING A PORTION OF PARCEL 133.07 OF TAX MAP 117, LOCATED OFF OF GLADES ROAD FROM C-3 TO R-2, FIRST READING, (Passed Planning Commission 9/19/19).

Item B under New Business was Ordinance Number 2543, Amending the Zoning Ordinance by reclassifying a portion of parcel 133.07 of Tax map 117, located off of Glades Road from C-3 to R-2, First Reading, (Passed Planning Commission 9/19/19). Vice Mayor McCown made a motion to approve the Ordinance which was seconded by Commissioner Reagan. Mayor Werner asked the City Manager to explain and she asked the Building and Planning Director to please give an overview and Mr. Ball explained that the property is located off of Glades Road on Cashmere Way and that the rear of the

property is already zoned R-2 and the front of the property is the only part that is zoned C-3 and that C-3 is Commercial use where R-2 is residential multifamily use and there is a Developer looking at the property to possibly build an apartment building. Mr. Ball stated that the main difference between C-3 and R-2 zones is the height regulations in C-3 it allows for 24-36 feet in Height and R-2 allows for 48-60 feet in height which would allow the building to be more than two stories and that the building that is being proposed will set back 180 feet from Glades Road and will have low impact to that area and that all the other surrounding property is already zoned R-2 which is consistent with this request. After these comments, the motion to approve the Ordinance on first reading was unanimously adopted.

RESOLUTION NUMBER 970, A RESOLUTION AMENDING RESOLUTION 955 WITH REGARD TO THE GATLINBURG HOUSING SUPPORT PROGRAM.

Item C under New Business was Resolution number 970, a Resolution amending Resolution number 955 with regard to the Gatlinburg Housing Support Program. Commissioner Smith made a motion to approve the Resolution which was seconded by Vice Mayor McCown. The Mayor asked for explanation and the City Manager explained that this is to extend the original Program which it had an expiration date of September 18, 2019, and this Resolution will extend the Pilot Program for the Housing Support only. After these comments, the motion to approve the Resolution was unanimously adopted.

RESOLUTION NUMBER 969, A RESOLUTION TO ACCEPT THE RECOMMENDATION OF THE GATLINBURG INDUSTRIAL BOARD WITH REGARD TO A HOUSING PROJECT ON OWNBY STREET AND AUTHORIZE THE ACQUISITION OF PROPERTY FOR THE PROJECT AND TO APPROVE THE PROPOSAL SUBMITTED BY THE DEVELOPER.

Item D under New Business was Resolution Number 969, A Resolution to accept the recommendation of the Gatlinburg Industrial Development Board with regard to a housing Project on Ownby Street and authorize the acquisition of property for the Project and to approve the proposal submitted by the Developer. Vice Mayor McCown made a motion to approve the Resolution which was seconded by Commissioner Reagan. The Mayor asked for discussion and the City Manager stated that in the Board's Agenda package there was a Resolution and an exhibit that describe the specific proposal by the Heritage Group and that Mr. John Wear, one of the members of that group, is present this evening. She also stated that the City's Industrial Development Board met week before last and recommended the approval of this Proposal and the City Manager also stated that this includes the City purchasing the property for \$800,000 and that the original proposal that was approved was located at the old Watson's Motel property on Ski Mountain Road and that the purchase deal fell through and, in looking at other properties, the Lucinda Ogle property became available and was located just down the street. Vice Mayor McCown asked Mr. John Wear if there was some buildings

there now that needed to be torn down and Mr. Wear responded that there was one small structure and a foundation that would need to be removed. After these comments, the motion to approve the Resolution was unanimously adopted.

DISCUSSION AND CONSIDERATION OF MAKING APPOINTMENTS TO THE ENVIRONMENTAL DESIGN REVIEW BOARD.

Item E under New Business was Discussion and Consideration making appointments to the Environmental Design Review Board. Commissioner Smith stated he would like to make a motion to appoint Terri Waters and Maggie Edwards to the Environmental Design Review Board and Vice Mayor McCown seconded the motion which was then unanimously approved.

DISCUSSION AND CONSIDERATION OF MAKING AN APPOINTMENT TO THE MUNICIPAL BOARD OF ZONING APPEALS.

Item F under New Business was discussion and consideration of making an appointment to the Municipal Board of Zoning Appeals. Commissioner Smith made a motion to appoint Matt Zoder to the Municipal Board of Zoning Appeals and Vice Mayor McCown seconded the motion which was then unanimously approved.

DISCUSSION AND CONSIDERATION OF APPROVING A GRANT CONTRACT WITH THE TENNESSEE HIGHWAY SAFETY OFFICE FOR THE POLICE DEPARTMENT.

Item G under New Business was discussion and consideration of approving a Grant Contract with the Tennessee Highway Safety Office for the Police Department. Vice Mayor McCown made a motion to approve the Grant Contract which was seconded by Commissioner Reagan. The City Manager explained this is a Program that the City has participated in for the last several years and this Contract is in the amount of \$21,600 and she asked the Police Chief to further explain. Chief Brackins stated that the money will used to purchase equipment for electronic speed limit signs to be set up in the school zones and for overtime for extra duties to work radar, watch crosswalks and red lights throughout the City. After these comments, the motion to approve the Grant Contract was unanimously adopted.

DISCUSSION AND CONSIDERATION OF APPROVING A CONTRACT TO CONVEY A 1995 FORD CARGO VAN TO THE SEVIER ANIMAL CARE CENTER.

Item H under New Business was discussion and consideration of approving a Contract to convey a 1995 Ford Cargo Van to the Sevier Animal Care Center. Commissioner

Reagan made a motion to approve the Contract which was seconded by Commissioner Smith and then unanimously approved.

UNSCHEDULED ITEMS:

Commissioner Smith:

(1) Stated that he has had a lot of nice comments on the Fall Decorations around town from visitors and residents.

Commissioner Reagan:

(1) Stated he would like to keep David Webb's family in our prayers.

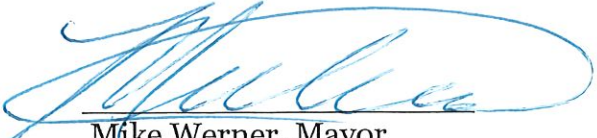
Vice Mayor McCown:

(1) Stated also to keep David Webb's family in our prayers.

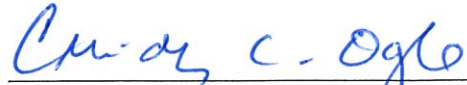
Mayor Mike Werner:

- (1) Stated that he would like to echo to keep David Webb's family in our prayers and expressed how we hate to lose such a great employee; and,
(2) Wanted to mention that Gatlinburg Pittman High School Football Team plays Austin East on Thursday evening and to come out and enjoy the game and support the Team.

There being no further business to come before the City Commission, Vice Mayor McCown made a motion to adjourn. Commissioner Smith seconded the motion which was unanimously approved.



Mike Werner, Mayor



Cindy Cameron Ogle, City Recorder
/mp