

**HAMILTON COUNTY COMMISSION
AGENDA PREPARATION SESSION
SEPTEMBER 27, 2017**

STATE OF TENNESSEE) Agenda Preparation Session
COUNTY OF HAMILTON) September 27, 2017

BE IT REMEMBERED, that on this 27th day of September, 2017, an Agenda Preparation Session of the Hamilton County Board of Commissioners was begun and held at the Courthouse, in the City of Chattanooga, in the County Commission Room, when the following proceedings were held, to wit:--

0:15

Present and presiding was the Honorable Sabrena Smedley, Chairman Pro Tempore. County Clerk Bill Knowles called the roll of the County Commission and the following, constituting a quorum, answered to their names: Commissioner Bankston, Commissioner Beck, Commissioner Boyd, Commissioner Fields, Commissioner Graham, Commissioner Mackey, Commissioner Martin, and Chairman Pro Tempore Smedley . Chairman Fairbanks was absent. Total present – 8. Total absent -1.

Also in attendance were County Mayor Jim Coppinger, members of his administrative staff, County Attorney Rheubin Taylor, and County Auditor Jenneth Randall.

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COMMITTEE ASSIGNMENTS

Chairman Pro Tempore Smedley indicated the upcoming agenda items would be considered as follows:

- The Trustee's Monthly and Excess Fee Reports for August 2017 would be submitted as a matter of record.
- Resolution No. 1017-1 was the usual County Clerk item regarding notaries, etc. This required no committee assignment.
- Resolution Nos. 1017-11 through 1017-19 were assigned to the Finance Committee, chaired by Commissioner Fields.
- Resolution No. 1017-20 was assigned to the Zoning Committee, chaired by Commissioner Bankston.
- Resolution Nos. 1017-2 through 1017-10, and 1017-21 were heard by a Committee of the Whole.

COMMITTEE OF THE WHOLE – RESOLUTION NO. 1017-2

1:01

Chairman Pro Tempore Smedley spoke regarding this item, which appropriates \$6,000 from general fund discretionary monies to Soddy Daisy Vietnam Veterans Foundation as allotted to District 1. She reported Chairman Fairbanks would be present next week to answer any questions.

There were no questions from Commissioners.

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COMMITTEE OF THE WHOLE – RESOLUTION NO. 1017-3

1:33 Commissioner Beck asked for support of the Resolution from fellow Commissioners. If adopted the action would begin the process to remove the bust of confederate Army Lt. General Alexander Peter Stewart from the grounds of the Hamilton County Courthouse. If approved the Resolution directs the County Clerk to forward the action to the Tennessee Historical Commission requesting a waiver pursuant to the provisions of Tennessee Code Annotated Section 4-1-412(c)(1).

2:37 Commissioner Mackey stated there has been communication in his district and throughout the county regarding the bust and requested more conversation on the matter.

3:03 Commissioner Boyd offered an amendment to Resolution No. 1017-3 to include verbiage to state no other statue, memorial, or future monument of any kind be placed on the courthouse grounds.

5:52 In response to Clerk Knowles' question, Attorney Taylor reported any amendments should be presented at next week's meeting once the item has received a motion and second. Attorney Taylor also advised the state statute applicable to this

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Resolution requires additional public notice. He noted Clerk Knowles and his staff have already prepared the notice to comply with the statute.

6:25 Commissioner Martin voiced concern in looking at decisions made by 19th Century Americans through a 21st Century lens. He expressed appreciation for Lt. General Stewart's service to the United States of America, and provided some details on his background. He added General Stewart was instrumental in helping to memorialize those who fought in the Battle of Chickamauga during the American Civil War. Commissioner Martin noted there is also a statue dedicated to Cherokee Chief John Ross as well as a monument recognizing the first location of the First Baptist Church on the Courthouse property.

11:55 Commissioner Mackey reported the United States Government recognized the Cherokee Nation as an independent nation in relation to the comparison of Chief John Ross with Lt. General Stewart and the Confederacy. He noted the bust portrays Lt. General Stewart in a Confederate uniform. Commissioner Mackey requested further discussion on the matter.

13:50 Commissioner Beck stated Lt. General Stewart's portrayal in a Confederate uniform is the core issue.

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16:27 Commissioner Graham expressed concern that students are being denied lessons about certain historical events and noted the importance of teaching children about the vast history located in Hamilton County. He encouraged more discussion on the matter.

20:33 Commissioner Beck suggested the bust be relocated to a more appropriate place. He emphasized the courthouse grounds should remain neutral.

23:44 Commissioner Boyd agreed with Commissioner Beck's statements regarding the courthouse grounds remaining neutral.

COMMITTEE OF THE WHOLE – RESOLUTION NO. 1017-4

25:16 Development Director Dan Saieed spoke regarding this item, which authorizes the County Mayor to apply for a Court Security Grant with a total project cost of \$101,200 and requiring a 10% match to be taken from Hamilton County's Jail and Courthouse Renovation Fund. Mr. Saieed stated this Resolution will ensure public buildings are protected. He noted he worked very closely with Director of Support Services for the Sheriff's Office Geno Bennett and Director of Administration for the Sheriff's Office Don Gorman on this project.

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26:48 In response to Commissioner Boyd's question, Administrator of Finance Al Kiser confirmed the funds for this project will be taken from the Jail and Courthouse Renovation Fund, which was also recently used to fund the exterior cleaning of the courts building (*Resolution No. 917-20*).

27:19 In response to Commissioner Graham's question, Mr. Saieed reported since 1979 there has been approximately half a billion dollars in grant money obtained. Commissioner Graham thanked Mr. Saieed for being proactive in seeking these types of grants.

COMMITTEE OF THE WHOLE – RESOLUTION NO. 1017-5

29:05 Director of Administration for the Sheriff's Office Don Gorman spoke regarding this item, which approves the purchase of sixteen vehicles amounting to \$502,099.50 from CDJR of Columbia, and Ford of Murfreesboro from the state contract for the Hamilton County Sheriff's Office. He reported the referenced vehicles will replace those that have reached over 100,000 miles.

30:08 In response to Commissioner Graham's question, Mr. Gorman reported the replacement vehicles are Ford Explorers.

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COMMITTEE OF THE WHOLE – RESOLUTION NO. 1017-6

30:59

Director of Human Resources Alecia Poe spoke regarding this item, which revises the Hamilton County self-insured medical benefits program to authorize a system of payment of continued medical insurance for the currently covered surviving spouse and currently covered dependents of an active Hamilton County employee killed in the line of duty, under certain conditions.

There were no questions from Commissioners.

COMMITTEE OF THE WHOLE – RESOLUTION NO. 1017-7

31:59

Purchasing Director Gail Roppo spoke regarding this item, which authorizes the County Mayor to sign a contract with Enterprise Fleet Management, Inc. for fleet leasing and management services for a 4 year contract term beginning October 4, 2017 with the option to renew for 5 additional one-year terms. Ms. Roppo reported reducing the fleet by 27 vehicles will result in a savings of approximately \$45,000 per year. She added the auction of 52 vehicles will generate approximately \$75,000 for the County. She recognized two representatives from Enterprise Fleet Management who were present to answer any questions.

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Ms. Roppo stated the option to lease vehicles will result in lower vehicle mileage, lower repair costs, and lower routine maintenance costs. She explained \$119,000 for lease costs was approved in this year's budget and will allow the leasing of 24 vehicles. She provided additional details regarding the savings and financing of fleet leasing, and stated approximately 166 vehicles in the fleet have over 160,000 miles and will need to be replaced over the next several years.

39:35

In response to Commissioner Boyd's question, Ms. Roppo reported there is no mileage requirement. He thanked Ms. Roppo for her work on this project.

40:17

In response to Commissioner Graham's question, Ms. Roppo stated vehicle specifications will continue to be developed by each department. She agreed to report back with additional warranty and maintenance information.

45:14

Mayor Coppinger thanked all those involved in this project for their hard work. He stated this program will provide an opportunity to reduce work force through fewer operation and maintenance needs.

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COMMITTEE OF THE WHOLE – RESOLUTION NO. 1017-8

48:39 Administrator of Finance Al Kiser spoke regarding this item, which authorizes and provides for the extension of the maturity date of certain general obligation bond anticipation notes of Hamilton County, Tennessee for an additional period of not to exceed two years; and providing for certain other matters related thereto. He stated the first two-year term of the bonds mature this December and requires Commission approval to extend. He added the County plans on refinancing with long term bonds this spring. It was noted the term extension also requires state approval.

49:45 In response to Commissioner Boyd's question, Mr. Kiser confirmed there are no penalties for extending the bond beyond the maturity date, however the state can require payoff of 1/20th of the bond.

COMMITTEE OF THE WHOLE – RESOLUTION NO. 1017-9

50:29 Administrator of Public Works and County Engineer Todd Leamon Todd spoke regarding this item, which authorizes the County Mayor to enter into and execute a real estate purchase and sale agreement and all closing documents necessary to purchase certain property located within the Bonny Oaks Industrial and Office Park at 6125 Preservation Drive.

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Mr. Leamon stated the building contains 21,000 square feet of office space and 13,000 square feet of warehouse space on an eight-acre tract of land. He stated the recommendation is to purchase the building for \$3.1 million and relocate staff currently in the Newell Tower and the IT located at 117 East 7th Street. He reported those buildings are facing high maintenance costs and are no longer suitable for the County's needs. It was noted the vacant buildings will either be sold or be put up for Requests for Proposals (RFPs) for redevelopment.

Mr. Leamon explained this Resolution would only approve the purchase agreement. He stated The Mueller Company is currently leasing the space, but is in the process of moving out as their lease expires at the end of the year. He added any closing would not begin until the current tenant's lease runs out. It was noted current tenants include Air Pollution Control and County Trustee Bill Hullander, who will remain in the space. He stated Real Property Manager Paul Parker was present and available to answer any questions.

54:00

In response to Commissioner Beck's question, Mr. Leamon stated the County Auditor's Office, located on the 7th and 8th floors of the Newell Tower, will move to the McDaniel Building off E. Third Street. Mr. Parker added Blue Flame Realty Partners, LLC is a small company made up of real estate professionals.

Time Code
Position

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55:24

In response to Commissioner Graham's question, Mr. Leamon stated there will be detailed inspection reports available. He reported details from an evaluation study done on the Newell Tower and IT Building, and stated it would cost around \$1.8 million to address current issues. Commissioner Graham thanked the staff for their work on this and reported he will be in support of this item next week.

1:00:00

In response to Commissioner Boyd's question, Mr. Leamon reported relocation costs will be around \$60,000, putting the total moving and relocation cost at about \$3.3 million. Commissioner Boyd thanked the staff for their work and reported he will also be in support of this Resolution next week.

1:02:00

In response to Commissioner Boyd's question, Mayor Coppinger reported Air Pollution Control's \$100,000 lease is paid by the state.

Commissioner Bankston reported he was pleased with the condition of the electrical equipment after he and Chairman Pro Tempore Smedley toured the property last week.

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COMMITTEE OF THE WHOLE – RESOLUTION NO. 1017-21

1:04:07

Commissioner Mackey spoke regarding this item, which recognizes the invaluable service to the citizens and visitors of Hamilton County, Tennessee by the officers of the Hamilton County Sheriff's Office and the Chattanooga Police Department, and further recognizing Hamilton County's support of those officers by dedicating October 14, 2017 as "Sheriff and Police Officer's Appreciation Day".

Commissioner Mackey reported on October 14, 2017 the Chattanooga Police Department and the Hamilton County Sheriff's Department officers will be provided a meal at St. Johns United Methodist Church on Highway 58. Commissioner Mackey invited Commissioners to help serve food at the event from 9:00 am to 2:00 pm October 14th.

1:06:48

Commissioner Bankston reported he would attend and assist Commissioner Mackey with serving meals.

Commissioner Graham thanked Commissioner Mackey for organizing this event.

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COMMITTEE OF THE WHOLE – RESOLUTION NO. 1017-10

1:07:42 Director of General Services Lee Norris spoke regarding this item, which accepts the bid of Trail Dynamics, LLC, for the construction of natural surface equestrian trails at Enterprise South Nature Park amounting to \$196,320.00 for the Recreation Department. He reported the total project cost is a little over \$400,000. He reminded Commissioners the project cost is split 50/50 with the City of Chattanooga, as well as being grant funded by the Tennessee Department of Environment and Conservation (TDEC).

1:08:51 In response to Commissioner Boyd’s question, Mr. Norris reported the total cost to the County is approximately \$115,000. He confirmed the project will assist in promoting tourism for Hamilton County. Commissioner Boyd voiced support for using funds from the Hotel Motel Occupancy Tax to fund projects of this nature.

1:10:20 In response to Commissioner Graham’s question, Mr. Norris confirmed this Resolution is to allocate funds for a project that had previously been approved (*Resolution No. 1115-25*).

1:11:12 Mayor Copping referred to Development Director Dan Saieed, who confirmed this particular grant requires government to contribute a portion of the money from their general fund and this must be specified in the Resolution.

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Mayor Coppinger stated the hotel motel tax could not be applied toward the County's obligation in this case as this grant is to help generate more tourism, which would generate more hotel motel tax. He also stated smaller municipalities do not have the matching ability to benefit from such grants.

1:14:07 Commissioner Boyd reported the state legislation designates hotel motel to the Commission, which has elected to appropriate 100% to the Chattanooga Visitors and Convention Bureau (CVB). He added the hotel motel tax in City of Chattanooga is allocated to service debt.

1:16:03 Mayor Coppinger clarified there are six hotel/motels being built by the private sector as a result of the hotel motel tax, which was also instrumental in creating about 9,000 new jobs and growing the tourism industry to a \$1 billion industry.

Commissioner Fields stated the Finance Committee will meet in the Commission Room immediately following the Agenda Session.

Commissioner Bankston, Chairman of the Zoning Committee, stated the Zoning Committee will meet in the Commission Conference Room immediately following the Agenda Session.

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ANNOUNCEMENTS

Chairman Pro Tempore Smedley asked for announcements from members of the Commission.

1:18:20 Commissioner Mackey spoke about Senator Bob Corker's announcement that he will not seek a new U.S. Senate term. He reported Senator Corker created Chattanooga Neighborhood Enterprise (CNE) a program for low-income housing and pledged to contribute to his campaign should he reconsider running for another term.

1:19:45 Commissioner Graham agreed with Commissioner Mackey's comments regarding Senator Corker's service. He also referenced Mayor Coppinger's earlier comments regarding the Chattanooga Convention and Visitors Bureau (CVB) and their work in promoting tourism in Hamilton County.

Commissioner Graham announced the annual Lookout Valley Lions Club car show will take place October 14th at the John A. Patten Recreation Center to raise funds for food and toys for needy families at Christmas time. He also reported an organization is hosting a fundraiser at Lookout Valley Middle/High School Sunday, October 1st to raise funds to hire a teacher for a non-denominational Bible History Class.

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1:24:34 Commissioner Martin thanked County Trustee Bill Hullander for speaking at a breakfast meeting in District 3 regarding the Tax Relief Program. He also thanked Superintendent of Schools Dr. Bryan Johnson for speaking at the Friends of Hixson meeting regarding education strategies.

1:25:10 Commissioner Boyd stated the \$1 billion tourism industry is based on bed count, which is also a result of economic growth and development, as well as inflation and business travelers.

1:27:31 Commissioner Beck spoke about Senator Corker and his work in the community, including the Adopt-A-Block program, where he formed the idea for CNE. He expressed his disappointment in Senator Corker's choice not to seek reelection, and voiced support for a possible run in the 2020 Presidential election.

1:29:35 Mayor Coppinger spoke about Senator Corker, and the four years he worked with him. He reported Senator Corker works hard and is well respected. Mayor Coppinger stated although he is unaware of any details, Senator Corker will continue to make a huge impact on people's lives.

1:32:57 Chairman Pro Tempore Smedley recognized District 4 City Councilman Darrin Ledford in the audience and announced a community meeting with Councilman Ledford

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tomorrow from 6:00 pm to 8:00 pm at Morris Hill Baptist Church, located at 1804 Morris Hill Road. She reported some of the speakers would include Trustee Bill Hullander, Superintendent of Schools Dr. Bryan Johnson, and Sheriff Jim Hammond.

Chairman Pro Tempore Smedley thanked members of the Finance Staff, Pam Glaser and John Bridger with the Regional Planning Commission, and Tom Leamon their hard work and dedication on the comprehensive growth plan for District 9.

Chairman Pro Tempore Smedley reported she attended the County Fair, which had a great crowd and great weather. She also reported due to surgery she will not be present at next week's meeting.

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DELEGATIONS

Chairman Pro Tempore Smedley asked for delegations on matters other than zoning. There were none.

Being no further business, Chairman Pro Tempore Smedley declared the meeting adjourned until Wednesday, October 4th at 9:30 AM.

Respectfully submitted:



William F. (Bill) Knowles, County Clerk

Approved:

10-18-17
Date

W.F.K.
Clerk's Initials