

Minutes of the Regular Work Session of the
Board of Mayor and Aldermen, City of Kingsport, Tennessee
Monday, June 15, 2020, 4:30 PM
Council Room – City Hall

PRESENT: Board of Mayor and Aldermen
Mayor Patrick W. Shull, Presiding
Vice-Mayor Colette George
Alderman Jennifer Adler (via zoom call)
Alderman Betsy Cooper (via zoom call)
Alderman Darrell Duncan (via zoom call)
Alderman Tommy Olterman
Alderman James Phillips

City Administration

Chris McCartt, City Manager
Ryan McReynolds, Deputy City Manager
J Michael Billingsley, City Attorney
Sid Cox, City Recorder/Chief Financial Officer
Angie Marshall, City Clerk/Deputy City Recorder
John Morris, Budget Officer
Ken Weems, Planning Manager
Jessica Harmon, Assistant to the City Manager
George DeCroes, Human Resources Manager (via zoom call)
David Quillin, Police Chief (via zoom call)
Jason Hudson, Economic Development Director

1. **CALL TO ORDER:** 4:30 p.m. by Mayor Patrick W. Shull.
2. **ROLL CALL:** By City Recorder Cox.
3. A determination by the board that meeting electronically and prohibiting the physical presence of the public at the meeting is necessary to protect public health, safety and welfare of all concerned in light of the COVID-19 virus.
Mayor Shull made this declaration and each alderman verbally affirmed.
4. **BRICKYARD UPDATE.** Jason Hudson gave a presentation on this item, pointing out the options were a combination of greenspace and residential or greenspace and light industrial. After speaking with members of the community recommends the combination with residential. There was considerable discussion but the board agreed to move forward with this option.
5. **REVIEW OF AGENDA ITEMS ON THE JUNE 16, 2020 REGULAR BUSINESS MEETING AGENDA.** City Manager McCartt gave a summary for each item on the proposed agenda. The following items were discussed at greater length or received specific questions or concerns.

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VI.A.1 Amend Zoning of 1100 Oak Street from B-3 (Highway Oriented Business District) to R-3 (Low Density Apartment District) (AF: 81-2020). Ken Weems presented this item, noting it was owner requested. He stated he had received many communications regarding this rezoning with only three being in favor of it. The Planning Commission voted to send a negative recommendation as this would not comply with the land use and would also result in spot zoning. Vice Mayor George also pointed out there was not enough parking to support this and more variances would have to be approved at a later date. Discussion ensued.

VI.D.1 Amend Fee Resolution for FY21 Fees and Charges Provided for in the City Code (AF: 153-2020). City Manager McCartt pointed out there were minimal changes with most being verbiage adjustments.


VI.D.3 Authorize City Recorder to Reconcile and Adjust Uncollectible Property Tax for Tax Year 2009 (AF: 116-2020). City Recorder Cox explained this would allow staff to adjust the books because property tax can't be collected after ten years.

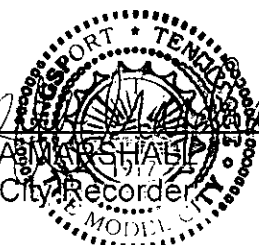
VI.D.7 Approval of Issuance of Tax Exempt Revenue Bonds by the Industrial Development Board of the City of Kingsport, Tennessee for the Kingsport West Apartments Project (AF: 163-2020). City Manager McCartt noted this was a requirement. City Attorney Billingsley further stated there was a public hearing in January and there was no liability to the city.

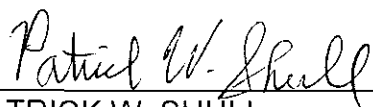
VIII.B Approval of Issuance of Tax Exempt Revenue Bonds by the Industrial Development Board of the City of Kingsport, Tennessee for the Kingsport West Apartments Project. City Recorder Cox provided information on the annual financial report for FY19 and answered questions from the board.

Mayor Shull commented on the arrangements for the public at the business meeting tomorrow night in light of the COVID-19 stipulations.

6. ADJOURN. Seeing no other matters presented for discussion at this work session, Mayor Shull adjourned the meeting at 6:00 p.m.


ANGELINA K. SHULL
Deputy City Recorder




PATRICK W. SHULL
Mayor