

Minutes of the Regular Work Session of the  
Board of Mayor and Aldermen, City of Kingsport, Tennessee  
Monday, April 14, 2014, 4:30 PM  
Council Room – City Hall

PRESENT: Board of Mayor and Aldermen

Mayor Dennis Phillips	
Alderman John Clark	Alderman Tom C. Parham
Alderman Colette George	Alderman Tom Segelhorst
Vice-Mayor Mike McIntire	Alderman Jantry Shupe
	<i>(arrived right after roll call)</i>

City Administration

John G. Campbell, City Manager  
Joseph E. May, Interim City Attorney  
James H. Demming, City Recorder

1. **CALL TO ORDER:** 4:30 p.m. by Mayor Phillips.
2. **ROLL CALL:** By Deputy City Recorder Marshall.
3. **CITY MANAGER SEARCH.** Mayor Phillips listed the options available to the board, noting there could be no vote tonight. He stated the candidates who were presented were good, but pointed out an overwhelming consensus from the public in support of Mr. Jeff Fleming. The other board members agreed that is what they are hearing from the public as well. The BMA gave direction to Attorney Joe May to prepare a resolution to offer the position of city manager to Mr. Fleming at the business meeting tomorrow night. The mayor also stated there could be a more in depth discussion tomorrow once the item is on the table to be voted on.
4. **TRANSITION TEAM UPDATE ON BALL FIELDS.** Assistant to the City Manager Chris McCartt gave a presentation on this item, reviewing the design, budget and schedule of this project. Mr. McCartt also provided details on the actions the BMA is being requested to take at this time, as well as the next steps on the timeline. Discussion followed. There was concern over when there needed to be a decision on the fifth field. Mr. McCartt stated the work can go ahead and begin, noting the need for the fifth field can be determined at the June business meeting.
5. **WORK SESSION TICKLER.** Alderman Segelhorst expressed his disappointment with ten employee injuries being reported last month. Mayor Phillips stated some injuries are understandable, such as with the police and fire; however, there should be ramifications for those resulting in careless behavior. Alderman Clark commented on the training program of the city. Risk Manager Terri Evans stated she would provide the board with a list of the all training given throughout the city. Alderman Clark asked if the housing incentive was moving forward. Planning Manager Tully provided details, noting it would come before the board the next meeting City Attorney Billingsley returned. Public Works Director Ryan McReynolds provided information on the paving projects. Discussion followed.

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**6. REVIEW OF AGENDA ITEMS ON THE APRIL 15, 2014 REGULAR BUSINESS MEETING AGENDA.** City Manager Campbell, members of staff and community members provided a summary or presentation for each item on the proposed agenda. Those items the Board discussed at greater length or which received specific questions or concerns included:

**VI.AA.2 Public Hearing and Consideration of Ordinance to Amend Zoning of Parcels 1-14, Group A, Tax Map 46I and Parcels 6 and 7, Group B, Tax Map 46I, Located off Clinchfield Street in the 11<sup>th</sup> Civil District of Sullivan County (AF: 72-2014).** City Planner Ken Weems presented information on this item, noting the new zoning is more flexible. Several citizens spoke their concerns regarding what might be built on the property if there were fewer restrictions in place. Staff assured the public any plans would have to be reviewed and approved by the planning department and that citizen input was always welcome. Mayor Phillips commented the city could leave it alone and let it continue to deteriorate or rezone it and give it a chance for improvement.

**VI.AA.3 Public Hearing for Annexation Annual Plan of Services Report (AF: 77-2014).** City Planner Corey Shepherd gave details on this item, pointing out citizens do not pay for services until after they have been installed.

**VI.B.1 Consideration of an Ordinance to Amend Various Projects and Funds (AF: 85-2014).** City Manager Campbell stated this was an annual clean-up ordinance.

**VI.D.1 Consideration of a Resolution Renewing the Award for Concession Food Service Distributors for the Kingsport Aquatic Center to The H. T. Hackney Company and B.K.T., Inc. (AF: 74-2014).** Assistant to the City Manager Chris McCartt discussed this item, noting staff was pleased with the services last year. He further noted prices were the same and the product was good.

**VI.D.3 Consideration of a Resolution to Amend a Contractual Agreement with the Tennessee Department of Transportation for Use of Capital Funds (AF: 82-2014).** Mr. Chris McCartt stated this was a bureaucratic process. He further stated staff will have to evaluate space needs, noting all the space has been used at the existing building.

**VI.D.4 Consideration of a Resolution Awarding the Bid for the Purchase and Installation of the Cooling Tower Replacement at George Washington Elementary School to S.B. White Co., Inc. and Authorizing the Mayor to Sign All Applicable Documents (AF: 83-2014).** Procurement Manager Sandy Crawford provided details on this item. Mayor Phillips asked staff to look into changing the verbiage regarding the submission of bid documents.


**VI.D.5 Consideration of a Resolution Rescinding Resolution No. 2014-068 and Authorizing the Mayor to Execute Any and All Documents Necessary and Proper (AF: 81-2014).** City Planner Corey Shepherd stated it was in the city's best interest to pursue MPO funds.

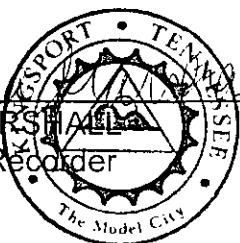
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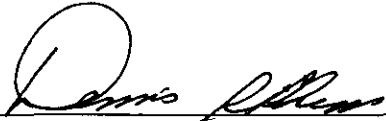
**BOARD COMMENT.** Alderman Clark noted that Kingsport was ranked nationally in regards to health and wellness. Mayor Phillips commented on an issue the planning department was able to work out regarding property that wasn't zoned properly. He stated it is employees making that kind of effort that sets Kingsport apart.

**PUBLIC COMMENT.** None.

7. **ADJOURN.** Seeing no other matters presented for discussion at this work session, Mayor Phillips adjourned the meeting at 6:22 p.m.

  
ANGELA MARSHALL  
Deputy City Recorder



  
DENNIS R. PHILLIPS  
Mayor