

**TOWN OF DANDRIDGE, TENNESSEE
BOARD OF MAYOR AND ALDERMEN
Regular Meeting
12 December 2023**

I. CALL TO ORDER

- A. The Dandridge Board of Mayor and Aldermen (BMA) met in a regular session in Dandridge, Tennessee on Tuesday, the 12th day of December 2023.
- B. Mayor GEORGE GANTTE was present and presiding and called the meeting to order.

II. ROLL CALL

- A. A roll call of the BMA was conducted with the following members responding:

- Mayor GEORGE GANTTE
- Alderman MIKE CHAMBERS
- Alderman JEFF DEPEW
- Vice-Mayor TODD KESTERSON
- Alderman MARIANNE REESE
- Alderman MIKE NELSON

ABSENT:

Alderman JESSICA ELDER

- B. A quorum being present, the following business was conducted and entered on the record:

III. PUBLIC HEARING

- Second and Final Reading of **Ordinance 23/24-13** to Amend Title 16 Chapter 1 Adding Section 16-116 and Section 16-117 of the Dandridge Municipal Code (Streets and Sidewalks)
- **Ordinance 23/24-16** to Amend the Zoning Ordinance of the Town of Dandridge, Tennessee, to revise development regulations for Travel Trailer Parks

IV. READING OF THE MINUTES

It came on a motion by Alderman CHAMBERS, seconded by Alderman DEPEW, to approve the Regular Session minutes of the November 14, 2023, meeting as written.

On a voice vote, the motion passed unanimously, and was so ordered.

V. PUBLIC PRESENTATIONS/COMMENTS

None Presented

VI. PRESENTATION OF PETITIONS, MEMORIALS, REMONSTRANCES, AND COMMUNICATIONS

None Presented

VII. BUSINESS PRESENTED BY THE MAYOR

Mayor Gantte introduces Zach Reese as the new Town Recorder and informs the board that Commissioner Franklin will be retiring from historic planning commission and regional planning commission.

Welcomes everyone to the employee Christmas luncheon planned for Wednesday, December 20 at the Field of Dreams Activity Center.

VIII. FINANCIAL REPORT BY THE TOWN RECORDER

<u>Bank Balance:</u>	<u>BMA Acct:</u>	\$5,307,658.80	<u>DVFD Balance:</u>	\$ 138,221.27
	<u>Drug Fund Balance:</u>	\$ 26,067.83	<u>DWMF Balance:</u>	\$3,624,196.02

IX. PRESENTATION OF ORDINANCES AND RESOLUTIONS

- **Resolution No. 23/24-13** Calling for a Public Hearing on the Proposed Annexation of Territory into the Town of Dandridge by Owner Consent and Approving a Plan of Services (Corner of Cline Rd and Hwy 25-70 – Map 67, Parcel 44)

Removed at Owner's Request

- Second and Final Reading of **Ordinance 23/24-13** to Amend Title 16 Chapter 1 Adding Section 16-116 and Section 16-117 of the Dandridge Municipal Code (Streets and Sidewalks)

It came on a motion by Alderman NELSON, seconded by Alderman REESE, to approve Ordinance No. 23/24-23 on final reading.

A roll call was asked for and the BMA responded as follows:

Alderman CHAMBERS	AYE	Alderman NELSON	AYE
Alderman DEPEW	AYE	Alderman REESE	AYE
Vice-Mayor KESTERSON	AYE	Mayor GANTTE	AYE

On a roll call vote, the motion passed unanimously, and was so ordered.

- Second and Final Reading of **Ordinance 23/24-16** to Amend the Zoning Ordinance of the Town of Dandridge, Tennessee, to revise development regulations for Travel Trailer Parks

It came on a motion by Alderman REESE, seconded by Alderman NELSON, to approve Ordinance No. 23/24-16 on final reading.

A roll call was asked for and the BMA responded as follows:

Alderman CHAMBERS	AYE	Alderman NELSON	AYE
Alderman DEPEW	AYE	Alderman REESE	AYE
Vice-Mayor KESTERSON	NO	Mayor GANTTE	AYE

On a roll call vote, the motion passed 5-1, with Vice-Mayor KESTERSON voting NO, and was so ordered.

- **Ordinance 23/24-17** Amending the “Zoning Map of the Town of Dandridge, Tennessee” a Component of the “Zoning Ordinance of the Town of Dandridge, Tennessee” from a C-2, Commercial District to a B-3, Interstate Business District (Corner of Cline Rd & Hwy 25/70 – map 67 - parcel 44)

Removed at Owner's Request

- **Ordinance 23/24-18** Amending the “Zoning Map of the Town of Dandridge, Tennessee” a Component of the “Zoning Ordinance of the Town of Dandridge, Tennessee” from a R-1, Single Family Residential to a B-2, General Commercial District (Cherokee Drive/HWY 25/70 W – Map 68O-B – Parcel 31 & Map 68O-A – Parcel 1)

Town Administrator Shockley states that this comes at request of the property owner and on recommendation from the planning commission.

Alderman Depew is concerned about the traffic on Cherokee Drive and wants to know if it is possible that the seller can put a restriction on the property opening up onto Cherokee Drive. Town Attorney Jeff Greene states that owner would have to approach town to put entranc

e off Cherokee and approach the state to put an

entrance off 25/70.

Owner Representative Ed Franklin expresses that an entrance opening onto Cherokee Drive is the only feasible option and it will be a very visible opening. Board will have to approve the site plan but owner will do everything possible to address sight line before bringing to board. Alderman Nelson states that right now we are just approving the move to B-2 and later on we don't have to allow plan if we don't it's going to be safe

It came on a motion by Alderman NELSON, seconded by Alderman REESE, to approve Ordinance No. 23/24-18 on first reading.

A roll call was asked for and the BMA responded as follows:

Alderman CHAMBERS	AYE	Alderman NELSON	AYE
Alderman DEPEW	NO	Alderman REESE	AYE
Vice-Mayor KESTERSON	AYE	Mayor GANTTE	AYE

On a roll call vote, the motion passed 5-1, with Alderman DEPEW voting NO, and was so ordered.

X. OLD BUSINESS

- Discussion / Consideration of Parking Issues at the Dandridge Memorial Library

Bob addresses the board about the shortage of parking at the library and explains the best solution is straight line parking with better access to library for handicap parkers. TDOT money is there and designated for improvements.

Town Administrator Shockley suggestion is to make one-way entrance at top and exit at bottom with angled spots. He states there was \$32,150 in the TDOT settlement and \$26,500 if left in the fund and is designated for improvements to the Library.

Discussion occurs about angling parking or moving closer to the road and just have people pull straight in and back out since it is tight already.

Vice-Mayor Kesterson asks if parking lot remain on a slope and Town Administrator says handicap spots would have to be leveled off and some gradework will have to be done.

Mayor Gantte expresses that if we like the idea of improving the parking, the next step moving forward would be for Donald to get a couple of estimates.

It came on a motion by Alderman NELSON, seconded by Vice-Mayor KESTERSON, to approve the concept of the parking for the library and allow DONALD to get estimates.

On a voice vote, the motion passed unanimously, and was so ordered.

- Discussion / Consideration of Traffic Pattern entering Downtown Dandridge

Town Administrator Shockley – Met with Jay from Progression Electric and recommendation was for:

- eastbound traffic to have a delayed green
- westbound traffic 5-7 second left turn arrow, flashing yellow with sign notification
- let eastbound traffic flow and then shutoff again; another 5 seconds for turn
- best solution for the situation we have; no room for expansion of intersection
- monitor and adjust time-frames as needed

It came on a motion by Vice-Mayor KESTERSON, seconded by Alderman CHAMBERS, to accept a recommendation from Progression Electric for \$8,000

A roll call was asked for and the BMA responded as follows:

Alderman CHAMBERS	AYE	Alderman NELSON	AYE
Alderman DEPEW	AYE	Alderman REESE	AYE

Vice-Mayor KESTERSON AYE Mayor GANTTE AYE

On a roll call vote, the motion passed unanimously, and was so ordered.

- Discussion / Consideration of Lighting for Field of Dreams Baseball / Football Field

Mayor Gantte expresses that baseball will fund \$15,000 towards moving the project along and football expresses willingness to help but their \$10,000 would have to come in increments.

Alderman Nelson – Brought recommendation about going to a different light than the one previously discussed. Brand new fixture, LED, \$1,050/light brand new and 10 year warranty, warranty will cover light only and not install

Under proposed plan, if company were to do all the fields, the company would pay for everything. If they do only 1 field, the town would pay half of the lift rental of \$4,000 for the week.

Mayor Gantte asks since the LED's are so much brighter than the existing, would we need the same number of lights? New lights will put out 80,000 Luminas and can return if too many.

Previous Cost \$15,000/field – 30 lights per field

*Previous Cost: \$60,000 to do all fields
Proposed Cost: \$120,000 to do all fields*

It came on a motion by Alderman CHAMBERS, seconded by Alderman REESE, to put all the fields out to bid with the new lighting that Alderman NELSON described with a pricing option for all fields vs. per field

On a voice vote, the motion passed unanimously (with Alderman NELSON abstaining), and was so ordered.

XI. NEW BUSINESS

- Discussion / Consideration of Acceptance of Property (Spring Street)

Town Building Inspector Reneau – Bob and Brad Jenkins, owners of Jeff-Co Drugs want to donate land behind the drugstore to the Town. Approximately 4/10 of acre with what seems to be two springs. Could be used as historic preservation (park, bathroom). Mayor Gantte estimates it could take \$25,000-\$30,000 to clean up property.

Alderman Depew appreciates the gesture but questions if there are any problems with the property or weather/related drainage concerns to worry about.

It came on a motion by Alderman NELSON, seconded by Alderman REESE, to accept the property on Spring Street.

A roll call was asked for and the BMA responded as follows:

Alderman CHAMBERS	AYE	Alderman NELSON	AYE
Alderman DEPEW	AYE	Alderman REESE	AYE
Vice-Mayor KESTERSON	AYE	Mayor GANTTE	AYE

On a roll call vote, the motion passed unanimously, and was so ordered.

- Discussion / Consideration of Special Event (Shakin' N the Lake) FY'24

Alderman Depew – Pyrotechnic company would only need to block off one side of the bridge. Event would be July 3 but would be structured as two-day event which could generate hotel/motel/sales tax and good publicity for town. Ballpark price would be \$60,000 or less with town being responsible for 1/3 (\$20,000).

Mayor Gantte – asks if the \$20,000 town investment is including town in-kind (employees)

Vice-Mayor Kesterson – expresses that it is hard to keep imposing on employees on holidays and putting a strain on them.

Fire Department firework sales account for \$10,000-\$15,000

Board would like a concept plan and concrete cost estimates

Rolled to January

- Appointment to Regional Planning Commission (Mark Chambers term is up 12/1/23)

On a voice vote, the motion passed unanimously, and was so ordered.

- Discussion and Consideration of an Employee Bonus (\$500 full time / \$250 part-time in FY'23)

It came on a motion by Alderman CHAMBERS, seconded by Alderman NELSON, to approve the employee bonus.

A roll call was asked for and the BMA responded as follows:

- | | | | |
|------------------------|-----|-----------------|-----|
| • Alderman CHAMBERS | AYE | Alderman NELSON | AYE |
| • Alderman DEPEW | AYE | Alderman REESE | AYE |
| • Vice-Mayor KESTERSON | AYE | Mayor GANTTE | AYE |

On a roll call vote, the motion passed unanimously, and was so ordered.

XII. DEPARTMENT HEAD UPDATES

- South Jefferson Little League President, Jeff Batson
 - Offseason - nothing to report
- Town Administrator Chris Shockley
 - Downtown events going well, 1 event left is the carriage rides this Saturday from 5:30-7:30
 - Employee Christmas luncheon will be December 20th at noon
 - Fire department Christmas parade on Saturday, December 23rd at 1:00
- Codes Enforcement/Building Inspector Terry Reneau
 - Conducting a lot of inspections, nothing definitive in the plans
- Police Chief Carson Williams
 - Thank you to the BMA for bonuses from him and his team
 - Thank you to Donald and Tana for their help with the reindeer run.
 - New vehicles are all in. 1 is at the outfitters now, the other 4 are scheduled to go on January 8th.
 - January 8th zoom meeting with AXON for in-car camera kick-off
 - Aimpoints on rifle will start going on tomorrow
 - Taser training will be starting soon
- Finance Kendall Moore
 - Bonus will be paid out this week
 - Mayor Gantte thanked Kendall and Chris for doing their jobs and Cathy's over the last 6 weeks
- Public Works Director Donald Whaley
 - Proud of town Christmas decorations; Thank you to Kathy Carter
 - Garland on bridge and dike decorations
 - His team is really appreciative of bonus
- Dandridge Water Management Facility Superintendent Tana Benson
 - Grateful for board's investment in the people, boost of morale for department
 - 13 water taps and 9 sewer taps
 - Waiting on approval to start sewer project, contractor is ready to go as soon as January

- Applied for grant for funding to further improve sewer infrastructure from the 417 area
- Parks and Recreation Director James Baker
 - Expressed thanks to the board for impacting people's lives
 - Basketball signups 604 kids; 72 teams and coaches
 - Got a tournament director for basketball and tournaments will start March 3
 - New Broncos President and Jeff with South Jefferson are going down the right path
- Fire Chief Steve Williams
 - Guys weren't expected to be included in Christmas Bonus; boosted relationship between department and town and are very appreciative.
 - 60 calls in December and 100 calls in November because of very dry weather
 - Did not win AFG federal grant, not something you generally win every year.
 - Put a few new people on, 2 of them are already running a lot of clothes.
 - Look forward to parade and thank Chris, Donald, and Carson for their help with the preparation.
- Alderman Depew
 - Reindeer run was a great success
 - \$1,405 raised for shop-with-a-cop

XIII. MISCELLANEOUS

XIV. ADJOURNMENT

It came on a motion Alderman NELSON, seconded by Alderman CHAMBERS, that the meeting of December 12, 2023, be adjourned.

On a voice vote, the motion passed unanimously, and was so ordered.

George Gantte, Mayor

ATTEST:

Zach Reese, Town Recorder

MINUTES-BMA-121223