

BOARD OF MAYOR AND ALDERMEN

PUBLIC HEARING

JUNE 12, 2017

The Board of Mayor and Aldermen (BMA) met in a Public Hearing on Monday, June 12, 2017, at 7:00 p.m., at Town Hall, 123 Boone Street, Jonesborough, TN.

Mayor Wolfe said the first item on the Public Hearing agenda was the amendment to the Jonesborough Solid Waste Ordinance to clarify guidelines for appliance and bulky item pick up from apartments. There were no comments.

Mayor Wolfe said the second item on the Public Hearing agenda was the rezoning of property on Vines Drive from R-1 (Low Density Residential) to PRD (Planned Residential District). Mayor Wolfe said he would recuse himself if there were any comments due to a conflict of interest. There were no comments.

The Public Hearing was closed.

ABBHEY MILLER, RECORDER

KELLY WOLFE, MAYOR

BOARD OF MAYOR AND ALDERMEN
REGULAR MEETING
June 12, 2017

The Board of Mayor and Aldermen (BMA) met in Regular Session on Monday, June 12, 2017, at 7:00 p.m., at Town Hall, 123 Boone Street, Jonesborough, TN.

Mayor Wolfe called the meeting to order and led the group in an opening Prayer. Emily Laughrun led the pledge to the Flag.

Upon call of the roll those present were: Mayor Kelly Wolfe, Alderman Terry Countermine, Alderman Jerome Fitzgerald, and Alderman David Sell. Alderman Chuck Vest arrived a few minutes after roll call. Also present were: Town Administrator Bob Browning, Town Recorder Abbey Miller, Operations Manager Craig Ford, and Town Attorney Jim Wheeler.

Jennifer Schmidt, JRT Director, and the JRT cast presented a song from the production of *South Pacific*. Mayor Wolfe said the number was wonderful and thanked the cast for the entertainment. He encouraged everyone to attend the production.

The next item on the agenda was the Consent Agenda. Mayor Wolfe asked if there were any items that the Aldermen wished to have pulled from the Consent Agenda. There were none. Alderman Countermine made the motion, seconded by Alderman Fitzgerald and duly passed to approve the following items on the Consent Agenda:

1. Approve the BMA minutes for the May 8, 2017, Regular Meeting.
2. Approve the following May bills for payment:

<u>VENDOR</u>	<u>AMOUNT</u>
A-Z Office Resources, Inc.	1279.10
Advance Auto Parts	32.52
Aggregates USA	2917.20
AlSCO	66.54
American General Life	151.52
American Tire Distribute	1128.90
American Red Cross	378.00
Andy Oxy Company, Inc.	482.94
Angela Joyce Rose	50.00
Angie Sheek	23.20
Another Touch	50.00
Appalachian Gypsum	29.89
Appalachian Light & Pro	40924.12
Archer Electric Service	1325.00
Aubrey Weaver	4.80
Auto Electric Co., Inc.	153.78
Auto Zone	83.29
Barnes Exterminating Co.	170.00
Batteries Plus – 551	103.65
Blue Cross-Blue Shield	84787.50
Brett Sean McCluskey	50.00
Broyles Florist	81.01
Builders First Source	673.14
Business Health	6368.04
Carolyn S Gregg	24.00
Central Paper and Supply	1294.94
Centralized Child Suppo	964.38
Centurylink	789.12
Chappell's Pest Control	45.00
Christopher D. Alley	270.00

<u>VENDOR</u>	<u>AMOUNT</u>
Cintas Corporation #202	231.38
Cintas First Aid & Safe	25.76
City of Johnson City	434.72
Club House Nashville	458.00
Coca-Cola Bottling Co.	2921.80
Community Development	4000.00
Consolidated Pipe & Spl	162.00
Crescent Pipe Tongs	388.00
CTR Coatings	4430.00
Cumberland Securities	1500.00
D. Todd Wood	4180.00
Dakota Stepen Conkin	340.00
Danika Holmes	500.00
Darrell W Brinson	70.00
David Crum	120.00
Dearborn National	572.92
Debbie Alvis	61.20
Dempsey's Jewelers	600.00
Denise Coffey	100.00
Dennis Dwayne Brooks	1050.00
Derek Justin Smithpeter	7.36
Diane Thompson	52.00
Dianne Barker	31.92
Don Squibb	120.00
Down to Earth	564.00
Earth Effects	3095.80
East TN Chemicals	94.00
Ecosafe Landfill YA	6784.71
Ed Wolff	200.00
Elliott Childress	25.00
Employee Security	250.00
Environmental Products	4305.94
Erwin Aluminum & Vinyl	2560.00
Erwin Utilities/WTR Tes	175.00
Esc Lab Sciences	2787.52
Ferguson Enterprises #5	5827.12
First Baptist Church	200.00
First Tennessee Bank	8629.26
First Tennessee Bank	3792.73
First TN. Human Resources	6000.00
Fitzgerald Peterbuilt O	1498.64
Fleenor Security System	3318.40
Food City	330.02
Foster Signs	777.50

<u>Fuelman</u>	2425.72
<u>VENDOR</u>	<u>AMOUNT</u>
G & C Supply Company, Inc	1010.90
G & W Diesel	120.00
Gall's LLC	176.00
General Sessions Court	183.38
George Sears	75.00
Grafik Touch	168.88
Grainger	279.90
Gray Glass	432.00
GRW Engineers, Inc.	9368.87
Harbor Freight Tools	64.69
Hayes Pipe and Supply	2900.00
HD Supply Waterworks	28.40
Henry Schein, Inc.	82.94
Herald and Tribune	55.00
Heritage Propane	3373.58
Hunter Curtis	280.00
HVAC, Inc.	1549.00
Information Age	109.95
Ingles #4205	235.13
International Storytelling	393.60
J&J's Eatery	25.08
James R. Wheeler	7590.00
Janet Browning	56.91
Jeff Light	149.00
Jefferson Sales South	1452.91
Jennifer Schmidt	67.70
Jeri Jones	16.00
Jerry D. Schlandt	5390.00
Jocelyn Jones	16.00
Joe Florence	150.00
Johnson City Ford	480.87
Jones Lawn Care	560.00
Jonesboro Pizza Parlor	78.20
Jonesborough Community	180.00
Jonesborough HRA	9140.00
Jonesborough Senior Center	262.89
Jonesborough/Washington	3796.70
Joshua David Heltzel	215.00
Judy O'Hara	9.60
Jules Corriere	5.48
Karen Sue Hitchcock	138.00
Kay Hess Grogg	20.00
Kingsport Publishing Co.	1592.46

<u>VENDOR</u>	<u>AMOUNT</u>
Larke Foster	96.70
Larke Foster	10.95
Larry's Tire Center	919.60
Lift Technology, Inc.	817.66
Lindsey J Boyd	4.00
Lora Darlene Hatley	352.00
Lowe's	9563.02
Lydia Fisher Sweatt	108.00
Main Street Café	300.00
Main Street Catering	313.63
Marcia Bechtel	1227.36
Meade Equipment	3000.00
Meade Tractor	53.41
Melinda Copp	15.98
Mes-Carolinas	475.40
Metrocount USA Inc.	98.00
Michelle D'Avella	175.00
Microbac A/R	842.80
Mountain Photographic	250.00
Municipal Emergency	968.44
Nafeco, Inc.	2584.21
Nationwide Retirement	2170.00
Networkfleet, Inc.	1564.50
News and Neighbor	152.50
Northeast TN Tourism	1500.00
Office Depot Business	499.97
Old School Auto Parts, Inc.	6925.94
Olde Towne Hardware	851.26
Olde Towne Small Engine	328.91
Osborne Electric Inc.	140.00
Pamela Gail Johnson	548.00
Parasol, Inc.	459.36
Pardue Photographics	520.00
Phyllis Anne Fabozzi	150.00
Polydyne Inc.	2070.00
Precision Ironworks	1383.50
Print Distribution	931.25
Quality Trophy & Engraving	65.00
Ready Mix USA	540.00
Red Bud Supply, Inc.	73.31
Refuse Parts Depot	828.90
Register of Deeds	89.00
Reinhart Foodservice LL	6758.29
Reliance Standard (VOL)	352.04

<u>VENDOR</u>	<u>AMOUNT</u>
Ricoh USA, Inc.	8798.63
Ricoh USA, Inc.	149.43
Robin Beals	1475.00
Robin Goodman	132.00
Saratoga	1104.40
Saratoga Financial	9323.98
SC FFA Association	1869.00
Schreiber Corporation	1869.00
Shelia Saults	149.00
Shred-It	13.96
Sitesone Landscape Suppl	6591.80
Skye McFarland	78.00
Snapp's Lawncare	900.00
Southern Flow, Inc.	3177.60
Southern Water Service	5347.55
Specialized Operations	94.00
Spectra Environmental	99.99
Stafford Custom Graphic	74.92
Stanard & Associates, Inc.	85.00
Standard Forms	74.50
Steve Cook	78.62
Store Supply Warehouse	180.88
Stowers	6568.24
Supplyworks	96.77
Susi Gott Seguret	16.00
TBI-Fiscal Services	763.00
Theresa A Bishop	27.97
Terminix Processing Cen	158.00
The Corner Cup	75.00
The Detail Shop	80.00
The Good Company	186.00
The Schallert Group	912.10
The Stockpot	36.55
Thomson Reuters – West	162.77
TML Risk Management Poo	459.97
TN Dept of Health F.S.	375.00
TN Dept of Labor	60.00
TN Dept of Revenue	2627.62
TN Dept of Revenue	185.25
TN Dept of Safety	1377.50
TNVA Energy Solutions	94.12
Tonya S. Van Hook	352.00
Town of Jonesborough	7950.00
Transunion Risk &	50.00

Travis Herwaldt	25.00
<u>VENDOR</u>	<u>AMOUNT</u>
Tri City Waste Paper	357.00
Triad Freightliner	234.77
Triplett Farms	187.50
Truckpro LLC	733.54
True Talent Tree Service	850.00
United Art & Education	301.17
United Parcel Service	279.08
United States Plastic	60.40
United Way	503.37
USA Blue Book	1244.40
Valley Equipment Co.	4923.75
Valley Trailer Repair	174.00
Verizon Wireless	3416.11
Volunteer Flag & Safety	111.00
Wal-Mart Store/GEMB	1133.02
Washington County Highway Dep	925.32
Washington Farmers Co	1048.33
Washington Farmers Coop	10848.23
Waste Management	4066.78
White's Auto Parts	491.59
William Beagle	900.00
Williams Electric	409.13
WM. S. Trimble Company	170.00
	\$418,750.82

<u>VENDOR</u>	<u>GENERAL</u>	<u>WATER</u>	<u>SANITATION</u>
85521-85691 AP	\$303,145.31		
85692-85722 AP	\$30,161.97		
85723-85731 AP	\$29,603.06		
85732-85747 AP	\$17,559.90		
85748-85773 AP	\$11,295.47		
85774-85791 AP	\$16,272.35		
85792-85810 AP	\$8,119.42		
85811-85817 AP	\$8,193.91		
	\$424,351.39		
56056-56137 AP		\$1,187,575.92	
56138-56147 AP		\$17,318.01	
56148-56152 AP		\$31,740.64	
56153-56157 AP		\$12,516.83	
56158-56163 AP		\$2,244.76	

<u>VENDOR</u>	<u>GENERAL</u>	<u>WATER</u>	<u>SANITATION</u>
56164-56171 AP		\$7,470.17	
56172 AP		\$1,675.89	
56173-56174 AP		\$3,335.69	
		\$1,263,877.91	
7544-7565 AP			\$49,612.40
7566-7568 AP			\$4,216.63
7569 AP			\$120.25
7570-7572 AP			\$871.18
7573 AP			\$140.00
7574 AP			\$154.31
7575 AP			\$3,030.50
			\$58,145.27

3. The Town Administrator Report was not available.
4. Approve the following Operations Manager Report.

We completed work for the season at the Storytelling Center. The scope of this project is as follows: We painted the entire second floor. All light bulbs were replaced with LED bulbs. All light switches and receptacles were replaced with white. The brick columns on the outside patio were repaired. A new section of wrought iron railing was added and the stucco areas were painted.

We installed commercial grade engineered wood floors in the upstairs parlor and library. A couple of problems areas of drywall were repaired. The deck was removed, drain work completed and PVC decking was installed. The membrane on the southwest deck was also replaced.

The railing on the southwest deck was rebuilt and secured in a much stronger and safer fashion. Wooden pyramids were also installed on the tops of the columns to keep birds from nesting. This works well and you wouldn't know they were there unless it was pointed out.

A waterline break was repaired overhead in the men's restroom and drywall was repaired. The restrooms, hallway, office, and theater were also painted. New partitions were installed in the restrooms. We removed the theater seating in order that new carpet could be installed. Once the new carpet was installed, we re-installed the theater seats.

Floor base was installed in the main closet downstairs. The receptacles and light switches were also replaced with white downstairs. A fluorescent light was replaced in the office and an emergency light was installed. The trim on the south side of the building was painted. The ceiling tiles in the office were

replaced and many had signs of water damage. All the carpet was replaced with new, commercial grade carpet.

We were unable to complete our work before the Teller in Residence program started. There were also rentals booked and we were running into conflicts, so we decided to pull out of the building until after the Storytelling Festival. The only thing we lack is painting the lobby and the gift shop, but those will be quite the undertaking.

I spent a week with the inmate crew at the Wastewater Treatment facility. As we finish projects, we have material left over and we put them in storage. We have items that we can use for other projects; however, we have a problem knowing the materials we have on hand.

We built shelving in one of the trailers in order that we store these materials in an orderly fashion. We now know what we have and this could save money on future projects.

I also had the crew put a ceiling in the storage building at the Water Treatment plant. We built this storage facility for the Treatment Plant a couple of years ago in order that they could store their tractors and equipment. The birds were ruining the equipment.

We installed a wooden ceiling throughout the entire building. We also installed insulation and walls in the shop area. We installed screen throughout the overhangs. This will keep the birds out of the building.

Final landscaping was completed on the Train Depot. The security cameras have been installed and work great. We installed iron fencing between the building and railroad tracks to prohibit pedestrians from being on railroad property. We sowed the south side of the building in grass and it has grown in nicely. We also did some "touch up" paint to the outside of the building.

The Street Department completed the installation of a drain tile on Woodrow Avenue. I met with Todd Wood and Malcom Highsmith about finishing this project on the Second Avenue side. We have agreed on a plan and Malcom is moving forward. He has ordered the box culvert, so we will have to wait a couple of weeks to take delivery on it.

The Street Department has a 2 to 3 day project to complete in Walnut Grove. Once this is complete, we will begin construction on the parking lot of the McKinney Center. I hope to begin this project the week of June 12 if weather permits.

Finally, I had a lengthy meeting with officials with the City of Johnson City regarding the NCIC agreement with the Police Department.

I also participated in the Memorial Day event at the Visitors Center.

5. Approve the following Committee Reports: Board of Zoning Appeals, Planning Commission, Historic Zoning Commission, and Tree & Townscape Board.
6. Approve the following Supervisor Reports: Wetlands Water Park, Building Inspector, Water Distribution, Water Treatment, Solid Waste & Recycling, Police Department, Visitor Center Manager, Tourism & Marketing, Fire Department, Street Department, Website Manager, JRT Artistic Director, Main Street Director, Promotions & Social Media, Senior Center, Environmental Services, McKinney Center, and Parks & Recreation.
7. Accept the letter of retirement from Ricky Ledford with regrets and congratulations.
8. Approve the transfer of permanent ownership of Police K-9 Gregor from the Jonesborough Police Department and the Town to Mike McPeak on the condition that a signed agreement transferring care, responsibility and any future liability of K-9 Gregor solely to Sergeant Mike McPeak is executed after it is reviewed and accepted by the Town Attorney.
9. Approve the additional employees at Wetland Water Park, their positions and compensation as follows:

Insert List

10. Approve the transfer of Jim Rountree from Senior Center Wellness Coordinator to Senior Center Host, normally a 10 hour per week part-time position, at Grade 1, Step 2 (\$10.55 per hour) and remaining at Grade 1, Step 2 through the 2017-18 fiscal year.
11. Approve the re-hiring of D.J. Naron as Wellness Coordinator at the Senior Center, a 28 per hour per week part-time position, at Grade 1, Step 2 (\$10.55 per hour), and remaining at a Grade 1, Step 2 through the 2017-18 fiscal year.
12. Approve Michael Stanley as a volunteer van driver for the Senior Center, subject to meeting all requirements for a volunteer driver.
13. Approve the promotion of Jason Bailey to Meter Reader 1 at Grade 2, Step 2 (\$23,052) retroactive to the pay period closest to May 10th and retaining eligibility for any increase in Compensation approved by the BMA for FY 2017-2018.
14. Approve the transfer of Morgan Skidmore to Meter Reader 1 at Grade 2, Step 1 (\$22,381) with eligibility to receive any annual increase in compensation approved by the BMA for the 2017-18 fiscal year.

15. Approve the hiring of Cole Fisher as a Water Worker I in the Water Distribution Department at Grade 1 Step 1 (\$21,315) through the 2017-18 fiscal year, subject to all pre-employment conditions including WorkSteps.
16. Approve the following list of equipment and vehicles declaring the items as surplus and authorizing their sale:

Insert List

17. Approve the purchase by the Water/Sewer Fund of the Case W24C Wheeled Front Loader from the General Fund for the fair market value of \$25,500, with funding coming from the Water Distribution existing operating budget.

The next item on the agenda was the approval of the Financial Report. Mayor Wolfe asked Abbey Miller about the status of the Town's finances. Ms. Miller said her staff is busy closing out the 2016-17 fiscal year and getting started on the next fiscal year; she added that most revenues are at or above budgeted amounts for the current year.

Mayor Comments was the next item on the agenda. Mayor Wolfe asked Jon Lucas, Water Plant Director, to update the Board on what was going on at the plant. Mr. Lucas said Michael Kinchloe and Clint Hoilman passed their Water Treatment Operator I Certification test, and Luke Cole and Heath Rutherford passed their Water Treatment Operator III Certification test. He said the normal pass rate is 23%. He said this was Michael Kinchloe's first time taking the test and the pass rate for someone taking the test the first time is 14%. He added that he is very proud of his staff. Mayor Wolfe asked Craig Ford how many staff members have been certified in the past. Mr. Ford said two or three at the most. Mayor Wolfe said we are well on the way to getting all the staff certified.

The appointment of Senior Center Advisory Board members was the next item for approval under Mayor Comments. Motion was made by Alderman Countermine, seconded by Alderman Fitzgerald and duly passed to approve the appointments of Pat Wolfe, term ending March 2020, and Katie Rosolowski, term ending March 2021, to the Senior Center Advisory Board.

Mayor Wolfe announced that there will be a retirement luncheon on June 15th at noon for Dickie Wines who is retiring from the Jonesborough Public Safety Department.

Mayor Wolfe said that Jim Nease's father passed away and Jules Corriere had surgery and is at home recovering. He said three employees in the Police Department have recently had babies in their family: Justin Hazlewood and his wife had a little boy, Derrick Malone and his wife had a little girl, and Marsha Grindstaff's daughter had a little girl.

Mayor Wolfe said he asked Jennifer Schmidt to bring the cast of *South Pacific* to perform as a reminder of how blessed the Town is to have the JRT in Jonesborough. He added that we will soon begin the Jackson Theatre renovations which will be a music, movie, and live performance venue. He said he feels the Jackson Theatre will bring many visitors into the downtown area.

Mayor Wolfe said Brews and Tunes brings a good crowd to Jonesborough, and the new time of 5:00 p.m. – 7:00 p.m. on Sunday evenings seems to be working well. He thanked Melinda Copp for doing a good job with this event.

Melinda Copp said Jonesborough Days will be June 30th from 10:00 a.m. – 10:00 p.m., July 1st from 10:00 a.m. – 10:00 p.m., and July 2nd from 12:00 p.m. – 10:00 p.m., with the fireworks at 10:00 p.m. on Sunday. She added that a variety of events are scheduled during the three days and are posted on the Town website.

Mayor Wolfe then presented the Employee of the Month award to Tammy White. He read the following recommendation from Joyce Bailey, Jonesborough Water Department customer.

Insert Letter

Mayor Wolfe said Tammy is one of the hardest working women he knows and that he sees her reading meters sometimes before most people are out of bed. Tammy White said she appreciated the Town and the Board for all they do and that it's a team effort.

Aldermen Communications was the next item on the agenda. Alderman Vest said that he recently attended Brews and Tunes for the first time. He said the music was great and the more events we can do, not just on weekends, is a great move for the downtown area.

Town Attorney Comments was the next item on the agenda. Attorney Wheeler said he needed to meet in Executive Session after the regular meeting and added that no decisions will be made as he will just be giving the Board an update.

Citizen Comments was the next item on the agenda. Carol Salinas Lyle, 303 W. Main Street, said she would like to suggest the installation of three new crosswalks: one in front of Town Hall, one by the cemetery where the sidewalk splits on East Main Street, and one on First Avenue beside the Jonesborough Presbyterian Church. Mayor Wolfe said that this type of request first goes to the Traffic Advisory Committee (TAC) for their review and recommendation. He asked staff to make sure Ms. Lyle is notified when the TAC is going to meet next.

The next item on the agenda was the Ordinance clarifying guidelines for appliance and bulky item pick up from apartments. Motion was made by Alderman Fitzgerald, seconded by Alderman Countermine and duly passed to approve on second

and final reading an Ordinance amending the Refuse Ordinance, Title 8, Chapter 2, of the Jonesborough Municipal Code, replacing Section 8-210 Appliances and Other Bulky Items in its entirety, and eliminating specific fees in Section 8-214 Mechanical Collection and in Section 2-186 Collection Vehicles Left Extended Periods, and replacing the fee schedule with language referencing collection fees established in the Solid Waste Budget Adoption Ordinance fiscal each year.

Insert Ordinance

The next item on the agenda was the Ordinance rezoning certain property on Vines Drive. Mayor Wolfe recused himself due to a conflict of interest because he owns the property under consideration. Vice Mayor Terry Countermine presided over this agenda item. Motion was made by Alderman Vest, seconded by Alderman Sell and duly passed to approve on second and final reading an Ordinance rezoning a portion of Parcel 280 and all of Parcel 273.01 on Washington County Tax Map 052 from R-1 (Low Density Residential) to PRD (Planned Residential District).

Insert Ordinance

The next item on the agenda was the approval of the design for additions to Boone Street Market. Mayor Wolfe said there is a blueprint and a computer-generated rendering of the new layout of the Boone Street Market. Mayor Wolfe said there were previous discussions and reservations expressed about changing the character of the building because it was formerly a gas station and has a certain amount of charm. He said he is pleased that the plan tries to replicate the garage doors, but added that there is more of a footprint than he thought there would be. Mayor Wolfe said the Town is beginning work on the Jackson Theatre project, and Mr. Browning included in the agenda presentation that the Carter County work crew could possibly participate in the Boone Street Market project. Mayor Wolfe said there is no commitment for inmate labor on the Market project and was a little dismayed that this was included in the presentation. He said the Town cannot commit the work crew on this project because there are several Town projects in front of this project. He said for the record there is no commitment for the inmate labor to be used on the Boone Street Market project as part of this approval of additions to the Boone Street Market. Dana York, President of the Jonesborough Locally Grown, Inc. (JLG) Board, thanked the BMA for its support and added that this project could not have been done without its support. She said JLG has to raise \$70,000 and has already raised \$23,800 in just two weeks. She said the large windows on each side in the design will be changed to have a small brick wall at the bottom and the front door will be a functional garage door. She said the garage door will not be open during the day but the State allowed them to proceed with this design. Ms. York said she supports the Jackson Theatre project and added that her family used to attend the theatre years ago. Mayor Wolfe asked if the budget includes a fee for the contractor, and Ms. York said it does. Alderman Sell asked what the total square footage will be after the additions. Ms. York said it will double the size of the present store. She said they will be selling more produce, frozen meats, ice cream from local dairies, etc., because they have to have more products to increase sales. Mayor Wolfe

said there will be no more room for expansion after this. Ms. York said Bob Williams is going to be the contractor for this project. Alderman Vest said he likes the changes and the incorporation of the doors but he would rather have the windows instead of a partial brick wall. Ms. York said it is a cost issue but they will look at it again. Operations Manager Craig Ford said he has the rendering but did not have the floor plan blueprint and his concern is the addition of the office area. He said it is in front of the fence and he is sure that the office will be over one of the underground fuel tanks that was filled. He said staff worked with TDEC to be able to fill the tanks with sand, and are restricted from building on top of the tanks; it would cost more than \$55,000 to abate that area and get it ready to actually build on it. He said there are three or four tanks in the ground and the ten-foot office section would be on top of this area. Mr. Browning said C.W. Parker, Ken Ross Architects, could look at that issue. Alderman Countermine made a motion, seconded by Alderman Vest, and duly passed to approve the design proposal for the Boone Street Market addition, noting that the Carter County Workcamp may not be available and the Town is under no obligation to make them available to work on this project, and to check with C.W. Parker or the State about any restrictions on the underground fuel tanks on the property. Mr. Browning said the note on the agenda presentation was only to get approval from the Department of Agriculture for the Town to be an approved contractor on the project if the Carter County Workcamp is available and their participation in the project was not a part of the recommendation.

Alderman Sell asked if the Boone Street Market business was in the red or black. Ms. York said they are breaking even and have averaged \$250,000 in annual sales with a percentage going back to the farmers. She said they have been using AmeriCorps staff but they will leave after their commitment to AmeriCorps is fulfilled. She said they want to hire a permanent manager. She said recently there has been a twenty percent increase in sales and feels it is due to Social Media. Alderman Countermine said it is good to have the Market in Jonesborough and it is a model for other towns. Mayor Wolfe wished the Boone Street Market well with this project.

The next item on the agenda was the authorization to submit the application for Senior Center Accreditation. Mayor Wolfe said it is interesting that the Board is being asked for permission to better the Senior Center and added that this is an opportunity for Mary Sanger, Senior Center Director, to tell the Board how well the Senior Center is doing and to educate the Board how far we have come. Mary Sanger said the National Institute of Senior Centers is the Accreditation Committee; the Johnson City Senior Center and Kingsport Senior Center are both accredited Senior Centers. Ms. Sanger added that when the Center applies for grants, that is one thing that is looked at. She said the staff has worked on this for over a year. She said there are nine categories that the Accreditation Committee looks at. She said the staff is very excited for the Center to be accredited. Mayor Wolfe thanked Ms. Sanger for all the progress at the Center. She said the Senior Center Advisory Board is paying the fee of fifteen hundred dollars (\$1,500.00) for the application and it is not coming out of Town funds. Motion was made by Alderman Vest, seconded by Alderman Sell and duly passed to authorize Mary Sanger, Senior Center Director, to submit the application seeking national accreditation for the Jonesborough Senior Center.

The next item on the agenda was the approval of health insurance access for retired full-time employees. Mayor Wolfe said the retired employee would cover one-hundred percent of premiums, deductibles and out of pocket costs. Alderman Sell asked if an employee has to be employed in order to qualify. Mayor Wolfe said the employee would have to meet the criteria of the Tennessee Consolidated Retirement System for retirement eligibility. Ms. Miller said most of the employees that retire from the Town are already sixty-five years old and eligible for Medicare. Alderman Vest said the only negative aspect would be if there are a large number of employees who take advantage of this and with the older cliental, the insurance premiums may go up. Ms. Miller said we have employees who are over sixty-five and are currently on the insurance and after checking with Blue Cross/Blue Shield, this will have no impact on our premiums. Mr. Browning said the cost of the health insurance premiums will deter most employees from staying on the plan. Attorney Wheeler said he noticed that the "Whereas" paragraph included conditions of the Tennessee Consolidated Retirement System but that is not part of the body of the Resolution and should be included in the terms of the program in the Resolution. Mr. Browning said he referred to the employee as a retired employee. Attorney Wheeler said the "Whereas" paragraph is not part of the Coverage Option Program and the information on the Tennessee Consolidated Retirement System should be included in it. Attorney Wheeler said it very important to define "retired employee". Motion was made by Alderman Fitzgerald, seconded by Alderman Countermine and duly passed to approve the Resolution adopting the option for retiring employees to continue health insurance coverage up to the age of 65 if they pay all premiums and medical costs and meet the conditions of the extended coverage, subject to the approval of the Town Attorney.

Insert Resolution

The next item on the agenda was the Ordinance amending the FY2016-2017 budgets for the General, Solid Waste, and Drug Funds. Mayor Wolfe said this is required by the Comptroller's Office. Ms. Miller said there will be changes before the second reading but nothing substantial. Motion was made by Alderman Countermine, seconded by Alderman Fitzgerald and duly passed to approve on first reading an Ordinance amending the Fiscal Year 2016-2017 budgets for the General, Solid Waste, and Drug Funds as follows:

Insert Ordinance

The next item on the agenda was approval of the FY2017-2018 Compensation Plan. Mr. Browning said this includes a three percent (3%) increase for all employees. Motion was made by Alderman Fitzgerald, seconded by Alderman Vest, and duly passed to approve the FY 2017-2018 Employee Compensation Plan as follows:

Insert Compensation Plan

The next item on the agenda was approval of Fiscal Year 2017-2018 garbage fees. Mayor Wolfe read the following caption: "An Ordinance setting the garbage collection fees within the Town of Jonesborough". These fees are the same as those currently in place. Motion was made by Alderman Vest, seconded by Alderman Fitzgerald and duly passed to approve on first reading an Ordinance setting the garbage collection fees within the Town of Jonesborough for Fiscal Year 2017-18.

Insert Ordinance

The next item on the agenda was approval of an Ordinance setting the water and sewer rates for Fiscal Year 2017-2018. Mayor Wolfe said the water and sewer rates reflect good financial management pay off; the Town is buying two trucks for water and one truck for sewer and paying cash for them. Mayor Wolfe said he is proud of how far we've come and thanked Abbey Miller for a job well done. Mayor Wolfe read the following caption: "An Ordinance establishing water and sewer rates to provide the necessary funds for the operation, maintenance and the debt service of the Jonesborough Water and Sewer System." These fees are the same as are currently in place. Motion was made by Alderman Countermine, seconded by Alderman Fitzgerald and duly passed to approve on first reading an Ordinance establishing water and sewer rates to provide the necessary funds for the operation, maintenance and debt service of the Jonesborough Water and Sewer System.

Insert Ordinance

The next item on the agenda was approval of an Ordinance establishing Budgets for the General, Solid Waste, and Drug. Funds. Mayor Wolfe read the following caption: "An Ordinance of the Town of Jonesborough, Tennessee, adopting the annual General Fund, Solid Waste Fund and Drug Fund Budgets and setting the property tax rate for the Fiscal Year beginning July 1, 2017, and ending June 30, 2018." Mayor Wolfe said we are still in the process of taking a very tight General Fund budget and trying to make things work within it. Bob Browning said this is a bare bones budget and Department Heads will have to try to stay within the budgeted amounts given to them. He said there is no slack in these budgets but each is balanced. Alderman Sell said he feels he has been bombarded with information. He said he has some reservations about some of the departments and there are line items that he does not understand. He said he would like to talk to some of the Department Heads about their line items. Mr. Browning said he would be glad to get with Alderman Sell. Alderman Sell said that would be helpful because he wants to make the right decisions; he wants to make sure we do not have too many projects going on at once and that we focus on one large project at a time. He said we talked about moving the garage and the park behind the Senior Center last year and it is not included in this budget. He said he feels we should reapply for the grant for the park behind the Senior Center two years down the road. Mr. Browning said we do not have the grant contract for the park but should have it in the next couple of weeks. Mr. Browning said the grant match and the moving of the garage is a legitimate concern and there will be more information sent to the Board before the second reading of the budget. Alderman Sell said he is willing to dedicate

some time to discuss this. Ms. Miller pointed out that on page 4, Section 5, of the Budget Ordinance that all anticipated capital projects have to be listed as well as the project costs and information as to where the funds will come from to pay for the projects. She added that the State is getting very strict on capital projects. Mr. Browning said the costs will be a projection because there is no way to know the actual amount of each project. Alderman Fitzgerald asked if the land for the garage had been purchased and Mayor Wolfe said the land was purchased and fully paid for. Alderman Vest asked about the police fines from the cameras since the laws have changed and asked if they end at some point. Mayor Wolfe said the speed portion of the camera fines ends in 2018 but the redlight portion will stay in effect. Alderman Vest asked what the \$75,000 in camera fines was used for last year. Mayor Wolfe said the fines were used for traffic safety improvements, paving upgrades, and projects like that. Mr. Browning said camera revenue has never been budgeted. Alderman Vest said in the future we need to be independent from Johnson City with our software and that would allow the Town to collect a fee from Johnson City for our dispatch services. Mayor Wolfe encouraged Board members to talk to Abbey Miller, Bob Browning, Craig Ford and Department Heads about the proposed budgets if they have questions. Alderman Vest said he is comfortable with this budget; however, he would not call it a bare bones budget but he is glad the Visitor Center roof and marquee sign repairs are included. Motion was made by Alderman Fitzgerald, seconded by Alderman Vest and duly passed to approve on first reading the Ordinance of the Town of Jonesborough, Tennessee, adopting the annual General Fund, Solid Waste Fund and Drug Fund Budgets and setting the property tax rate for the Fiscal Year beginning July 1, 2017, and ending June 30, 2018.

Insert Ordinance

The meeting was adjourned and the Board members went into Executive Session with Town Attorney Jim Wheeler.

ABBEY MILLER, RECORDER

KELLY WOLFE, MAYOR