

Town of Arlington

5854 Airline Road, Arlington, TN 38002



PUBLIC HEARING – Resolution 2013-46 to amend the Master Development Plan for property known as the Cambridge Manor Planned Development.

Mayor Wissman opened the Public Hearing and advised that notice of the hearing was published in The Commercial Appeal on November 13, 2013. He invited anyone wishing to speak for or against to please stand to be recognized. State your name and address for the record.

Hearing no comments, Mayor Wissman closed the Public Hearing.

Town Of Arlington Board of Mayor and Aldermen December 2, 2013

MEETING MINUTES

I. CALL TO ORDER AND ROLL CALL

Present

Mike Wissman, Mayor
Harry McKee, Vice Mayor
Glen Bascom, Alderman
Oscar Brooks, Alderman
Brian Thompson, Alderman
Gerald McGee, Alderman

Others Present

Gerald Lawson, Attorney
Steve Hill, Engineer
Heather Sparkes, Planner
Catherine Durant, Recorder/Treasurer
See List

Absent

Jeff McKee, Alderman - Excused

Mayor Wissman called the meeting to order and advised that a quorum was established.

II. OPENING PRAYER

Opening prayer was led by Alderman Thompson.

III. PLEDGE TO THE FLAG

The Pledge of Allegiance was led by Girl Scout Troop 13089.

IV. APPROVAL OF THE MINUTES FROM THE NOVEMBER 4, 2013, AND THE NOVEMBER 20, 2013, BOARD OF MAYOR AND ALDERMEN MEETINGS.

Motion: Alderman Bascom made a motion to approve the Board of Mayor and Aldermen minutes of November 4, 2013, and November 20, 2013. Alderman Brooks seconded the motion. The motion carried unanimously.

V. GRIEVANCES & COMMENTS FROM CITIZENS

Mayor Wissman asked if any citizen wished to address the Board to please come to the podium, state your name and address for the record. There were no comments from citizens.

VI. COMMUNICATIONS FROM THE MAYOR

A. Shelby County Sheriff's Department Incident Report for the Month of November 2013.

Mayor Wissman advised that the Shelby County Sheriff's Department representative was not present. He stated that the November incident report is on file at Town Hall for review.

B. Arlington Fire Department Report for the Month of November 2013.

Chief Franks reported on the Fire Department's activity for the month of November 2013 (on file). He noted that they responded to 60 runs and broke them down by type. Mayor Wissman thanked Chief Franks for his report.

C. Other as Properly Presented

1. Mayor Wissman advised that the Arlington Municipal School Board was sworn in and held their first meeting prior to the Board of Mayor and Aldermen meeting. He thanked everyone who worked to make this happen, and expressed his gratitude to Charles Perkins and Gerald Lawson, Town Attorneys, for their efforts during the negotiations.
2. Mayor Wissman advised that the Christmas Parade is scheduled for Saturday, December 7, 2013, at 4:00 p.m., rain or shine.
3. Mayor Wissman introduced the new Parks Director, Kevin Carter, who will come on board in January 2014.

VII. COMMITTEE REPORTS

Mayor Wissman advised that committee reports, including the Treasurer's Report and financial reports, for the month of November 2013 are on file at Town Hall and have been provided to the Board. Mayor Wissman asked if anyone wished to report on their

committee. Hearing no reply, he recognized Vice Mayor McKee who read the Treasurer's Report into the record (on file). Vice Mayor McKee advised that the first Finance Committee Meeting is scheduled for Thursday, December 19, 2013, at 5:30 p.m., and that the Committee plans to meet on the third Thursday of every month at 5:30 p.m. Mayor Wissman suggested that the Board bring any budgetary requests or concerns to the Finance Committee's attention for discussion. Vice Mayor McKee noted that with the addition of schools, this fiscal year's budget will be a challenge.

VIII. OLD BUSINESS

A. Other as Properly Presented

1. There was no old business brought forward.

IX. NEW BUSINESS

A. Resolution 2013-46 to amend the Master Development Plan for property known as the Cambridge Manor Planned Development.

Mayor Wissman recognized Heather Sparkes, Town Planner, who advised that this is a request to amend the front and side yard building setbacks. She noted that the Planned Development was approved in 2006, and in 2009, an amendment was approved to change the front and side yard building setbacks for Phase 1. Ms. Sparkes stated that this amendment will apply the same setback requirements to Phases 2 and 3, keeping the Planned Development consistent.

Mayor Wissman called for a motion.

Main Motion: Alderman Thompson made a motion to approve Resolution 2013-46.
Alderman Bascom seconded the motion.

Mayor Wissman called for discussion and recognized Alderman Thompson who reiterated that this amendment ensures that all phases will have the same setback requirements.

Mayor Wissman called for a vote on the main motion.

Vote on Main Motion: The motion carried unanimously.

B. Resolution 2013-47 to authorize a Development Agreement with First Tennessee Bank National Association for the construction of the Landvest Highway 70, Phase 2, Lot 3 Subdivision, located at the northeast corner of Highway 70 and Airline Road.

Mayor Wissman recognized Steve Hill, Town Engineer, who advised that this resolution is to authorize a standard subdivision development agreement to create Lot 3.

Mayor Wissman called for a motion.

Main Motion: Alderman Brooks made a motion to approve Resolution 2013-47.
Alderman Bascom seconded the motion.

Mayor Wissman called for discussion and recognized Alderman Thompson who asked what will be done upon approval of this resolution. Mr. Hill explained that prep work will begin for the development of the first lot at the northeast corner. Mayor Wissman called for further discussion. Hearing no reply, he called for a vote on the main motion.

Vote on Main Motion: The motion carried unanimously.

- C. Resolution 2013-49 to authorize a contract for construction services for Hall Creek Bridge Widening over Hall Creek, in accordance with TDOT requirements for locally managed projects, TDOT Pin #115659.00.

Mayor Wissman recognized Ed Haley, Town Superintendent, who advised that four bids were received, with three bids considered and one bid rejected. He advised that the recommendation was for the \$1.4 million bid by Ford Construction, which was just over the engineer's estimate. He stated that the Town will fund this bid on a 64/36 basis with TDOT. Mr. Haley recommended approval.

Mayor Wissman called for a motion.

Main Motion: Alderman McGee made a motion to approve Resolution 2013-49. Vice Mayor McKee seconded the motion.

Mayor Wissman called for discussion and recognized Alderman Bascom who asked if at least one lane on Airline Road would remain open at all times. Mr. Haley responded that one lane will be open each way and explained how the construction would progress. It was noted that a portion of the cost has been budgeted. Mr. Haley stated that Summers Road will be closed, explaining that Kimley Horn performed a traffic study of the Summers Road at Airline Road intersection and determined it to be a dangerous intersection. Mayor Wissman called for further discussion. Hearing none, he called for a vote on the main motion.

Vote on Main Motion: The motion carried unanimously.

- D. Resolution 2013-50 to authorize a Drainage Improvement Deferral Agreement with Landvest Partners for property known as Landvest Highway 70, Phase 2 Subdivision.

Mayor Wissman recognized Steve Hill, Town Engineer, who advised that he has been working with Landvest Partners on a detention plan for the property

throughout its development. Mr. Hill stated that the goal is to have one stormwater detention at the rear of the property when the property has been fully developed. He advised that Mr. Lawson has been working on a deferral agreement that will cover the value of a future stormwater detention area.

Mayor Wissman called for a motion.

Main Motion: Alderman Brooks made a motion to approve Resolution 2013-50.
Alderman Thompson seconded the motion.

Mayor Wissman called for discussion and recognized Alderman McGee who questioned the significance of the two-year inflation rate and asked if it represented the term of the agreement. Mr. Lawson advised that the deferral agreement will be for a term of three years, with an option to extend or modify the agreement to increase the bond as necessary. There was a brief discussion regarding the handling of the drainage as the property develops.

Mayor Wissman called for a vote on the main motion.

Vote on Main Motion: The motion carried unanimously.

E. Other as Properly Presented

1. Mayor Wissman recognized Mr. Haley who introduced Mayors Wissman, Horton, Gaines, and Wiseman, the mayors who served during the construction of State Route 385. He provided a brief history of the construction which began in 1979 and was completed on November 27, 2013. He acknowledged the namesakes of the named sections of State Route 385 and presented a picture of the new bridge over the Wolfe River to Mayor Wissman.
2. Alderman Brooks asked about the status of Milton Wilson Middle and the Sewer project. Mr. Haley advised that the sewer project is complete. He advised that this was a much-needed project, it is functioning well, and it will help with future growth. Mr. Haley then advised that if the weather holds, Milton Wilson may be completed by December 18 or 19, 2013. He noted that signage, some concrete work and striping still needs to be done.
3. Mr. Haley also advised that the Safe Room project is progressing toward the February deadline, and the lights on the ball fields may be up by Christmas if the weather is good.
4. There was no other new business presented.

X. **APPROVAL OF BILLS**

Mayor Wissman called for a motion.

Main Motion: Alderman Brooks made a motion to approve bills for payment. Alderman Thompson seconded the motion.

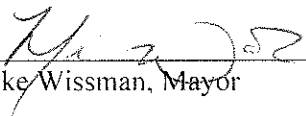
Mayor Wissman called for discussion. Hearing no response, he called for a vote on the main motion.

Vote on Motion: The motion carried unanimously.

XI. ADJOURNMENT

Motion: Alderman Brooks made a motion to adjourn. Alderman McGee seconded the motion. The motion carried unanimously.

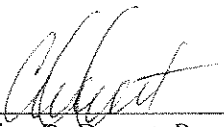
Meeting adjourned.



Mike Wissman, Mayor

1-6-14

Date



Catherine D. Durant, Recorder

1-6-14

Date

Submitted By: Theresa Smith, Planning Clerk