

*****March 29, 2011*****

The Signal Mountain Town Council held a special agenda meeting on Monday, March 29, 2011 at 8:30 a.m. in the Town Hall. Those present were:

Mayor Bill Lusk
Vice Mayor Susan Robertson
Councilmember Annette Allen
Councilmember Dick Gee
Councilmember Bill Wallace

Others present were: Town Manager Honna Rogers
 Town Recorder Mark Johnson
 Others (as noted)

The following ordinance was presented: "AN ORDINANCE TO AMEND SECTIONS 5-101, 5-102, 5-103, AND 5-104 TO THE SIGNAL MOUNTAIN TOWN CODE, TO SET THE RATES ON GYM RENTAL FEES, NON-RESIDENT FEES FOR USE OF TOWN FACILITIES AND TOWN FEES FOR USAGE OF THE TOWN SWIMMING POOL." Mayor Lusk moved and Councilmember Gee seconded that the ordinance be approved. The motion passed unanimously.

The April 11th agenda was discussed as follows:

- Approval of the Fiscal Year 2010-2011 audit contract.
- Concession stand repair bid award.
- Town Hall siding installation bid award.
- Approval of a fund balance policy.
- First reading of the ordinance allowing Saturday solicitation hours.

The Council next discussed the possibility of instituting a garbage collection fee. Ms. Rogers reviewed the amounts and financial impact of such a program. The Council discussed various issues such as whether or not to include a brush/leaf pickup cost as part of the fee, the possible impact on the recycling center, "pay-as-you-throw" collection, a possible corresponding property tax reduction, and the effect of a combination fee charge and property tax adjustment for homeowners with homes of different value. Ms. Rogers agreed to research the idea further.

Ms. Rogers opened a review of court costs and revenues and whether to eliminate the "General Sessions" function. Police Chief Boyd Veal was present. Ms. Rogers reviewed court costs and revenues over the previous five years. The Council also discussed the costs of police time and officer morale. Ms. Rogers and Chief Veal agreed to research the issue further and report back in a few months.

The Council discussed the need for a "nuisance ordinance". Ms. Rogers explained that problems can develop because of unsightly abandoned property or property that

undergoes stalled renovation or construction. She also noted that there have been a few complaints about this from some citizens. The Council discussed various issues such as criteria for considering a property a "nuisance", the cost, use and duration of building permits, etc. Ms. Rogers agreed to research the issue further.

Ms. Rogers noted that a member of one of the Town's boards had asked in a previous year if board members could get a discount on fees paid for Town services such as recreation fees. She said the issue might come up again. The Council decided they did not want to grant a discount.

Ms. Rogers opened a discussion concerning water meters in the town that are two years overdue for replacement. She explained that the town's traditional water meters, which are read manually by staff, could be replaced by meters that are read electronically. She reviewed costs and benefits such as faster leak alert, improved accuracy, and reduced staff time. The Council discussed these issues, financing options, schedule of replacement, and oversight of the project. Ms. Rogers agreed to research further.

The Council discussed what to do with a log cabin on Timberlinks Drive that the Town owns which is currently used for storage. Ms. Rogers agreed to research options and history of the building further.

Ms. Rogers opened a discussion of Highway 127. She informed the Council that for TDOT to expand or significantly change the highway, it would have to be included in TDOT's long-range plan, and the first step to inclusion is performing a safety assessment to include issues other than vehicle accidents. Councilmember Gee moved that the Town request a safety assessment of the highway from the state. Mayor Lusk seconded, and the motion passed unanimously.

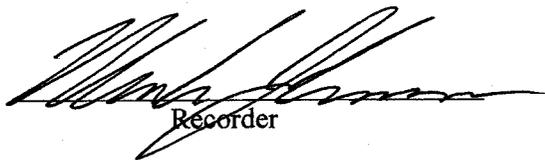
Ms. Rogers asked the Council for its input on how to insure the MACC property. She explained that, prior to owning the building, the Town insured the property on "stated value" for an amount far below its true value. She said that this coverage has continued, although at \$1,569,000 - an amount closer to the appraised value after ownership transferred. She noted that the Town could cover the property under "actual cash value" for an increased premium in the upcoming year. She also said that the stated value could be increased with a smaller increase in premium. After discussing costs, building value and the fact that it is a unique historical structure, the Council agreed to maintain coverage at its current type and amount.

Councilmember Gee noted that a BZA meeting was recently held in which officers were elected. He also noted that they discussed the continuing care retirement community permit request by Alexian Village, and their application was approved. He also stated that the Alexian's CEO invited the Council to a tour of the property. Ms. Rogers agreed to draft an ordinance that would allow the Alexian to apply to the Council as the Beer Board.

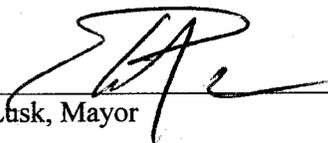
Councilmember Gee noted that the last "vision" meeting for the MACC would be held on April 8th.

Ms. Rogers noted that bids for the water main construction along Balmoral Drive and Palisades Road had been released.

With no further business, the meeting was adjourned.



Recorder



Bill Lusk, Mayor