

*****May 13, 2013*****

The Signal Mountain Town Council held its regular monthly meeting on Monday, May 13, 2013, at 6:30 p.m. in the Town Hall. Those present were:

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

Also present were: Town Manager Honna Rogers
Town Attorney Phillip Noblett
Town Recorder Carol White
See attached list for others present

Mayor Lusk led the pledge of allegiance. Stacey Seals, Fire Chaplain, gave the invocation.

Mayor Lusk welcomed County Commissioner Jim Fields and Chris Clem, former State Representative and current attorney for the WWTA and Election Commission, to the meeting.

Minutes

The minutes for the April 8th regular meeting were presented. There being no changes, the minutes were approved.

The minutes for the April 22nd special agenda meeting were presented. There being no changes, the minutes were approved.

The minutes for the April 29th special agenda meeting were presented. There being no changes, the minutes were approved.

Public Hearing

PUD Application (Outline Plan) – Wild Ridge at Fox Run

Jack Kreusi, developer and property owner, addressed the Council regarding the PUD application for the development of Wild Ridge at Fox Run proposed for Shackelford Ridge Road. Mr. Kreusi explained that he is partnered with Mike Moon to develop a multi-phase community, geared for all stages of life. They are proposing three different home types in the development. They are: (1) The Cottages which are single family homes, (2) The Retreat, which are patio homes, and (3) The Bungalows, which are late life homes.

Dun Monroe, Cherokee Lane, asked if the development would have septic tanks. Mr. Kruesi explained that there would be self contained, waterproof, interceptor tanks, and that the flow from these tanks would be treated on-site.

Mr. Munroe then asked if there is any possibility of there being standing water in the development area as a result of the treatment. Mr. Kruesi answered no. The system is approved by TDEC and Mr. Kruesi is working with the WWTa through their attorney Chris Clem.

Councilmember Gee asked Mr. Kruesi to describe the difference between the original proposed Casitas versus the current proposed Bungalows. Mr. Kruesi explained that the Casita had been designed as a 600 to 800 square foot home to market to end-of-life, loss-of-spouse residents. However, that concept has been abandoned in favor of the Bungalows that will meet the Town's minimum requirement of 1,250 square feet of living space.

Councilmember Gee also asked if the proposed trails originally planned for the development had been removed from the current proposal. Mr. Kruesi stated that they had not, and that there are still 3.45 miles of trails.

Councilmember Allen explained that once the new PUD ordinance had been passed, Mr. Kruesi presented a new outline plan to the RPA. The RPA had made recommendations to the Planning Commission, and the Planning Commission had decided to adopt the RPA's proposed recommendations as well as to add some additional requirements. At this time, most of the variance requests have been granted, with the exception of the sidewalks, which are included in the current proposal.

Councilmember Gee requested clarification of the RPA's note in section (9) of the "RPA Staff Report and Recommendations." After some discussion, Councilmember Gee made a motion to remove that note. Vice Mayor Susan Roberson seconded the motion. All present being in favor, the motion carried.

Councilmember Allen asked Mr. Kruesi what will happen to the land deeded to the WWTa as a drip field should the WWTa no longer need it. Chris Clem explained that the land would be deeded only as needed for each phase of the development. However, Mr. Clem and Mr. Kruesi explained that the contract between the two entities has not yet been finalized and further negotiations would occur. Mr. Kruesi further explained that the land would be deed restricted in a manner that will require the Town to approve any future use of the land.

Councilmember Gee asked what would happen to the processing plant if a forced main is put in place. Mr. Kruesi explained that this would be a WWTa decision, but after some discussion, the consensus was that it would then become a pump station.

Citizen Comments

Mayor Lusk invited comments from the audience. There being no citizen comments, the meeting resumed.

Resolutions

1. "A RESOLUTION APPROVING THE SUBMITTED OUTLINE PLAN FOR WILD RIDGE AT FOX RUN SUBJECT TO CERTAIN CONDITIONS."

Councilmember Allen made a motion to approve the resolution. Councilmember Gee seconded the motion. All present being in favor, the motion passed.

2. "A RESOLUTION AUTHORIZING THE AWARD OF A CONTRACT TO HIGHWAY MARKINGS FOR THE STRIPING OF APPROXIMATELY 63 LINEAR MILES OF STREETS IN THE TOWN IN AN AMOUNT NOT TO EXCEED TWENTY FOUR THOUSAND TWO HUNDRED AND 00/100 DOLLARS (\$24,200.00) AND AUTHORIZING THE TOWN MANAGER TO EXECUTE ANY NECESSARY DOCUMENTS IN CONNECTION WITH THIS AWARD."

Councilmember Allen made a motion to approve the resolution, with Councilmember Gee seconding. The motion was approved unanimously.

3. "A RESOLUTION AUTHORIZING BOYD VEAL TO SERVE AS INTERIM TOWN MANAGER UP TO AND UNTIL SUCH TIME AS A NEW TOWN MANAGER BEGINS EMPLOYMENT, PURSUANT TO ARTICLE V OF THE TOWN CHARTER FOLLOWING THE RESIGNATION OF HONNA ROGERS EFFECTIVE MAY 25, 2013."

Councilmember Gee made a motion to approve the resolution. Councilmember Wallace seconded the motion. The motion was approved unanimously.

Mayor Lusk explained to the Council the need to determine whom they wish to hire as the new Town Manager. Mr. Lynn Wampler reviewed the recruitment and interview process he had undertaken with the Council and explained that the process had narrowed the choices down to three candidates. Mr. Wampler passed out voting cards to the Council to enable them to make a final selection. After the Council voted, Mr. Wampler announced the Council had voted unanimously to select Chris Dorsey.

4. "A RESOLUTION AUTHORIZING CHRIS DORSEY TO SERVE AS TOWN MANAGER, PURSUANT TO ARTICLE V OF THE TOWN CHARTER."

Councilmember Gee made a motion to approve the resolution. Councilmember Wallace seconded the motion. During discussion, the Council agreed to offer Mr. Dorsey a salary of \$90,376. Following other general discussion, the vote was called. The motion was approved unanimously.

Ordinances

1. "AN ORDINANCE TO AMEND SIGNAL MOUNTAIN TOWN CODE SECTION 8-111 AND 8-204, TO CHANGE THE HOURS REGULATED FOR THE SALE OF INTOXICATING LIQUORS AND BEER IN THE TOWN."

Councilmember Wallace made a motion to defer this item for further discussion. Mayor Lusk seconded the motion. All present being in favor, the ordinance was deferred.

2. "AN ORDINANCE TO AMEND TITLE 14, CHAPTER 5, "SIGN REGULATIONS" IN THE SIGNAL MOUNTAIN TOWN CODE TO MODIFY AND CLARIFY CERTAIN SECTIONS RELATING TO SIGNS AND SIGNAGE."

Vice Mayor Robertson made a motion to approve the first reading of this ordinance with one spelling correction. Councilmember Allen seconded the motion. All present being in favor, the reading passed.

Other Business

Mayor Lusk announced that there would be a Hemlock Help Clinic addressing the wooly adelgid at Bachman at 9:00am on June 22nd. Karen Glendenning, Librarian, announced also that there would be a program addressing the problem of the wooly adelgid on native mountain hemlocks at the Library at 7pm on May 30th.

There being no further business, the meeting was adjourned.



Bill Lusk, Mayor



Recorder