

CITY OF FAIR VIEW
BOARD OF COMMISSIONERS
REGULAR MEETING
JANUARY 21, 2021
7:00 P.M.

AGENDA

1. **Roll Call**
2. **Call to Order**
3. **Prayer and Pledge**
4. **Approval of Agenda and Executive Session Announcements**
5. **Public Hearing(s)**
6. **Citizen Comments** (Limited to the first 5 citizens to sign in and a limit of 3 minutes each)
7. **Public Announcements, Awards and Recognitions**
8. **Staff Comments and Monthly Reports**
 - A. City Manager Report
9. **Consent Agenda** (Any Item May be Removed for Individual Consideration)
 - A. Minutes from the January 7 , 2021, Board of Commissioners Meeting
 - B. Minutes from the January 7, 2021, Board of Commissioners Work Session
 - C. Minutes from the December 8, 2020, Board of Commissioners/Planning Commission Joint Work Session
10. **Old Business**
 - A. Ordinance 2020-27
 1. Public Hearing on Item 10 A 2
 2. Ordinance 2020-27, An Ordinance to Amend the Zoning Ordinance of the City of Fairview, by Rezoning 1.89 Acres of Property, Located on Lake Road, Williamson County Tax Map 022, Parel 168.01, From CG, Commercial General, to R-20, Single Family Medium-Density Residential, Owner: Denise Pickle Mangrum
 - B. Ordinance 2020-28
 1. Public Hearing on Item 10 B 2
 2. Ordinance 2020-27, An Ordinance to Amend the Zoning Ordinance of the City of Fairview by Rezoning 1.04 Acres of Property, Located on Lake Road, Williamson County Tax Map 022, Parcel 176.00, From RS-40, Single Family Low-Density Residential, to R-20, Single Family Medium-Density Residential Owner: Innovated Construction Co., LLC
11. **New Business**
 - A. Appoint New Planning Commission Member, Term Expires June 30, 2023
 1. Richard Olszewski
 2. James Evans
 3. Kyle Tortorelli

4. Chris McDonald
5. Sarah Busch
6. Tiffany Wilson-Mobley

- B. Resolution 01-21, A Resolution Authorizing the City of Fairview, Tennessee, Fire Department to Participate in a Grant Process from Assistance to Firefighters Grant
- C. Ordinance 2021-01, An Ordinance of the City of Fairview, Tennessee, Further Amending the Annual Budget for the Fiscal Year Beginning July 1, 2020, and Ending June 30, 2021.

12. Communications from the Mayor and Commissioners

13. Convene Executive Session

14. Meeting Adjournment

10A

ORDINANCE #2020-27

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF FAIRVIEW, BY REZONING 1.89 ACRES OF PROPERTY, LOCATED ON LAKE ROAD, WILLIAMSON COUNTY TAX MAP 22 PARCEL 168.01, FROM CG, COMMERCIAL GENERAL, TO R-20 (MEDIUM-DENSITY) RESIDENTIAL, OWNER: DENISE PICKLE MANGRUM

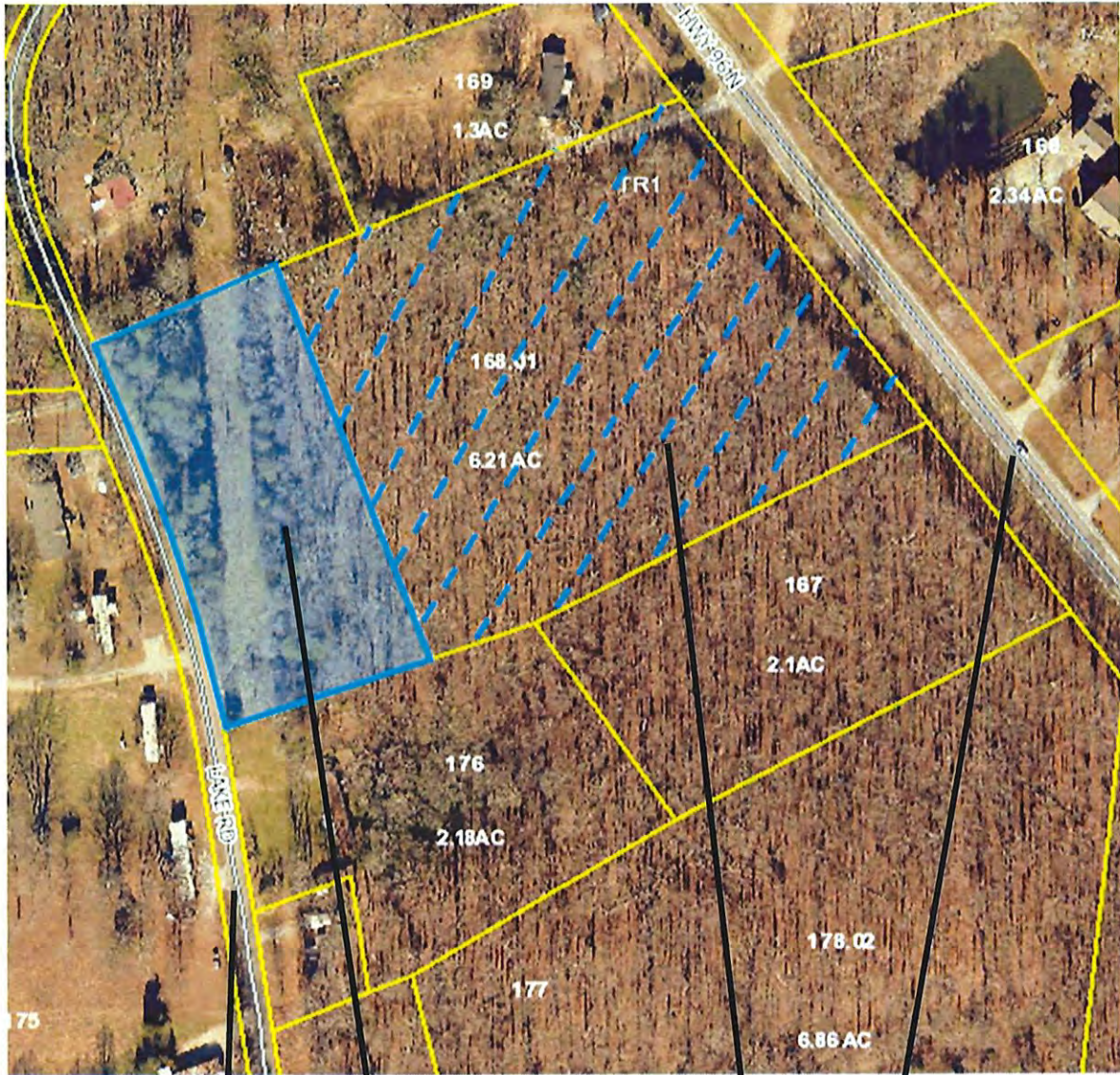
WHEREAS, the city of Fairview Zoning Ordinance, and the zoning maps therein adopted be, and the same are hereby amended by rezoning the property herein described as 1.89 acres of property located on Lake Road, Williamson County Tax Map 022, Parcel 168.01, from CG, Commercial General, to R-20, Single Family (Medium-Density) Residential, as requested by owner Denise Pickle Mangrum; and

WHEREAS, said portion of property to be rezoned from CG to R-20 is located within the corporate limits of the City of Fairview; and

WHEREAS, the City of Fairview Municipal Planning Commission forwarded the request to the Board of Commissioners on December 10, 2020, with a recommendation for approval without conditions; and

WHEREAS, that all Ordinances or parts of Ordinances in conflict with are hereby repealed.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF FAIRVIEW, TENNESSEE, BOARD OF COMMISSIONERS, to amend the zoning ordinance of the city of Fairview, by rezoning 1.89 acres of property, located on Lake Road, Williamson County Tax Map 022, Parcel 1..89, from CG, Commercial General, to R-20, Single Family (Medium-Density) Residential, the public welfare requiring it. The rezoning of this site shall be subject to all City ordinances and regulations.



Lake Road

Re-zone 1.89 acres
 Current Zoning: CG
 Requested Zoning: R-20
 Map 022 Parcel 168.01
 Owner: Denise Pickle Mangrum

Highway 96 N

Hatched area indicates
 Current CG Zoned
 (remainder of parcel owned
 by Denise Pickle Mangrum)

Approved by the Board of Commissioners:

Debby Rainey, Mayor

ATTEST:

Brandy Johnson, City Recorder

LEGAL FORM APPROVED:

City Attorney

First Reading:

December 17, 2020

Public Hearing Held:

Second Reading:

Published in the Fairview Observer on

January 5, 2021

10B

ORDINANCE #2020-28

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF FAIRVIEW, BY REZONING 1.04 ACRES OF PROPERTY, MAP 22 PARCEL 176 LOCATED ON LAKE ROAD, FROM RS-40, SINGLE FAMILY (LOW-DENSITY) RESIDENTIAL, TO R-20 (MEDIUM-DENSITY) RESIDENTIAL, OWNER: INNOVATED CONSTRUCTION CO., LLC

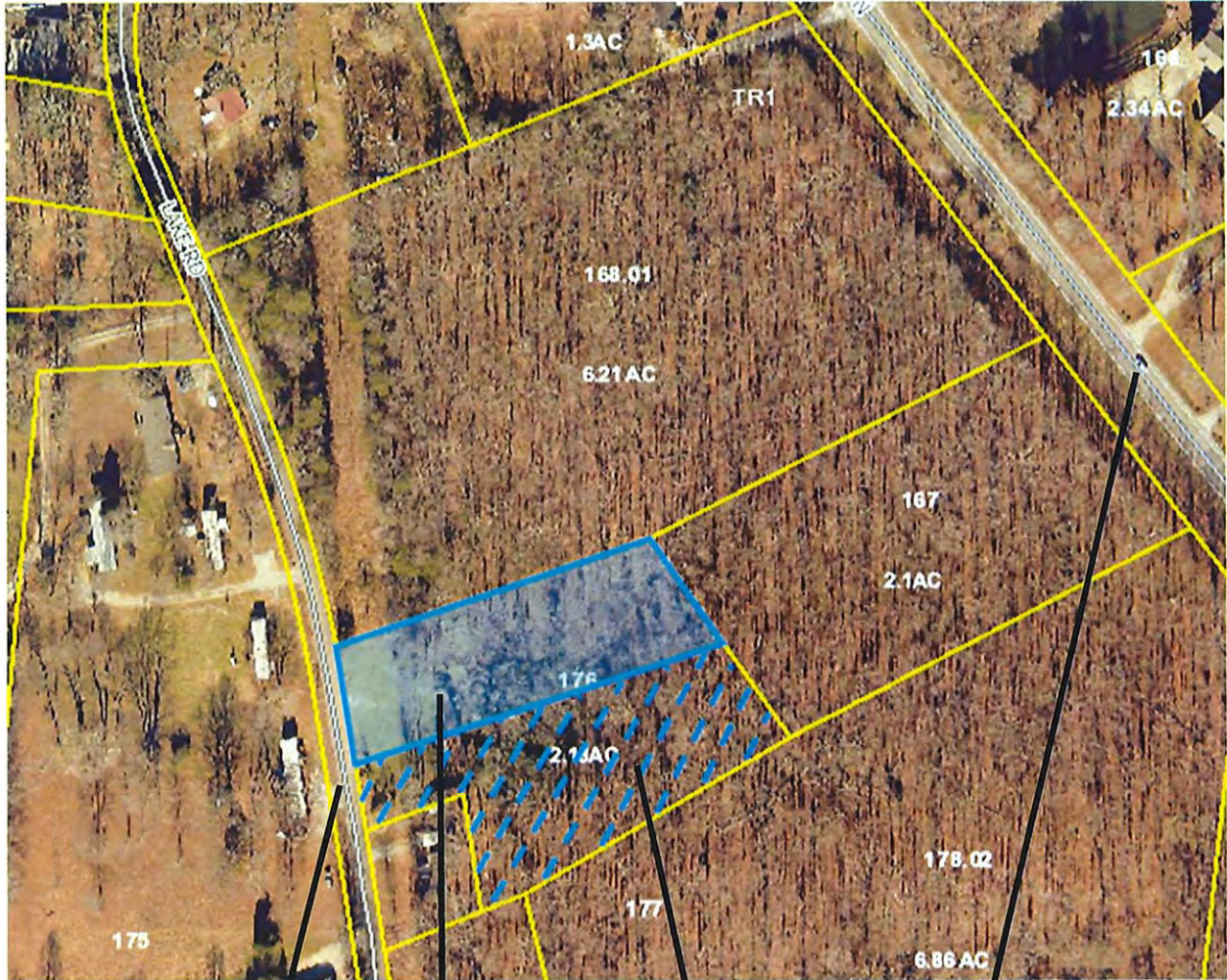
WHEREAS, the city of Fairview Zoning Ordinance, and the zoning maps therein adopted be, and the same are hereby amended by rezoning the property herein described as 1.04 acres of property located on Lake Road, Williamson County Tax Map 022, Parcel 176, from RS-40, Single Family (Low-Density) Residential, to R-20, Single Family (Medium-Density) Residential, as requested by owner Innovated Construction Co., LLC

WHEREAS, said portion of property to be rezoned from RS-40 to R-20 is located within the corporate limits of the City of Fairview; and

WHEREAS, the City of Fairview Municipal Planning Commission forwarded the request to the Board of Commissioners on December 10, 2020, with a recommendation for approval without conditions; and

WHEREAS, that all Ordinances or parts of Ordinances in conflict with are hereby repealed.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF FAIRVIEW, TENNESSEE, BOARD OF COMMISSIONERS, to amend the zoning ordinance of the city of Fairview, by rezoning 1.04 acres of property, located on Lake Road, Williamson County Tax Map 022, Parcel 176, from RS-40, Single Family (Low-Density) Residential, to R-20 Single Family (Medium-Density) Residential, the public welfare requiring it. The rezoning of this site shall be subject to all City ordinances and regulations.



Lake Road

Highway 96 N

Re-zone 1.01 acres
 Current Zoning: RS-40
 Requested Zoning: R-20
 Map 022 Parcel 176.00
 Owner: Innovated Construction Co., LLC

Hatched area indicates
 Current R-20 Zoning
 (remainder of parcel owned by
 Innovated Construction Co., LLC)

Approved by the Board of Commissioners:

Debby Rainey, Mayor

ATTEST:

Brandy Johnson, City Recorder

LEGAL FORM APPROVED:

City Attorney

First Reading: December 17, 2020

Public Hearing Held: _____

Second Reading: _____

Published in the Fairview Observer on

January 5, 2021

CITY OF FAIRVIEW, TENNESSEE

RESOLUTION NO. 01-21



A RESOLUTION AUTHORIZING THE CITY OF FAIRVIEW, TENNESSEE, FIRE DEPARTMENT TO PARTICIPATE IN A GRANT PROCESS FROM ASSISTANCE TO FIREFIGHTERS GRANT

WHEREAS, the Governing body has determined that the grant will provide equipment for City of Fairview Fire Department's not included in this fiscal year's budget; and

WHEREAS, this goal of this grant is to meet the firefighting and emergency response needs of fire departments and allow the department to be trained and prepared for structural collapse and trench rescue response.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of the city of Fairview, Tennessee, on the behalf of Fairview Fire Department participate in the Assistance To Firefighters Grant process

BE IT FURTHER RESOLVED that the City Manager may sign any documents necessary to receive and expend this grant.

This resolution is adopted as of the 21st day of January 2021.

MAYOR

Attest:

CITY RECORDER

Approved as to form

CITY ATTORNEY



ORDINANCE No. 2021-01

AN ORDINANCE OF THE CITY OF FAIRVIEW, TENNESSEE, FURTHER AMENDING THE ANNUAL BUDGET FOR THE FISCAL YEAR BEGINNING JULY 1, 2020 AND ENDING JUNE 30, 2021.

WHEREAS, Tennessee Code Annotated § 9-1-116 requires that all funds of the State of Tennessee and all its political subdivisions shall first be appropriated before being expended and that only funds that are available shall be appropriated; and

WHEREAS, the Municipal Budget Law of 1982 requires that the governing body of each municipality adopt and operate under an annual budget ordinance presenting a financial plan with at least the information required by that state statute, that no municipality may expend any moneys regardless of the source except in accordance with a budget ordinance and that the governing body shall not make any appropriation in excess of estimated available funds; and

WHEREAS, the Board of Commissioners has published the annual operating budget and budgetary comparisons of the proposed budget with the prior year (actual) and the current year (estimated) in a newspaper of general circulation not less than ten (10) days prior to the meeting where the Board will consider final passage of the budget.

NOW THEREFORE BE IT ORDAINED BY THE BOARD OF MAYOR AND ALDERMEN OF THE CITY OF FAIRVIEW, TENNESSEE, AS FOLLOWS:

SECTION 1: That the governing body projects anticipated revenues from all sources and appropriates planned expenditures for each department, board, office or other agency of the municipality, herein presented together with the actual annual receipts and expenditures of the last preceding fiscal year and the estimated annual expenditures for the current fiscal year, and from those revenues and unexpended and unencumbered funds as follows for fiscal year 2021, and including the projected ending balances for the budget year, the actual ending balances for the most recent ended fiscal year and the estimated ending balances for the current fiscal years:

General Fund	Actual FY 2019	Estimated FY 2020	FY 2021 Budget
Cash Receipts			
Taxes	5,182,340	5,408,556	5,522,100
Licenses and Permits	275,817	177,750	360,000
Fines and Fees	257,909	337,150	212,050

Intergovernmental	287,261	36,550	860,394
Other Revenue	57,924	97,950	282,710
Debt Proceeds	0	0	0
TAN and GAN Proceeds	0	0	0
Transfers In From Other Funds	0	0	0

Total Cash Receipts	6,061,251	6,057,956	7,237,254
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Appropriations

Board of Commissioners	92,062	73,469	44,129
Administration	1,844,532	1,137,922	1,870,944
Finance Department	160,503	135,391	127,500
Planning Department	411,252	325,766	261,239
Municipal Court	166,613	186,900	181,999
Police Department	1,661,274	1,775,980	1,944,878
Fire Department	1,320,372	1,518,970	1,512,053
Public Works	821,714	778,687	1,509,752
Debt Service	215,126	217,000	264,000
Transfers Out To Other Funds	0	0	0

Total Appropriations	6,693,448	6,150,085	7,716,494
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Change in Cash (Receipts - Appropriations)	(632,197)	(92,129)	(479,240)
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Beginning Cash Balance on July 1	3,531,826	2,899,629	2,807,500
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Ending Cash Balance on June 30	2,899,629	2,807,500	2,328,260
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Ending Cash as a % of Appropriations	43.32%	45.65%	30.17%
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State Street Aid	Actual FY 2019	Estimated FY 2020	FY 2021 Budget
Cash Receipts			
State Gasoline and Motor Fuel Taxes	269,729	300,000	285,000
Local Gasoline and Motor Fuel Taxes	0	0	0

Other Revenue	51	250	200
Debt Proceeds	0	0	0
Total Cash Receipts	269,780	300,250	285,200
Appropriations			
Public Works Department	392,895	440,500	303,000
Debt Service	38,806	40,000	40,000
Total Appropriations	431,701	480,500	343,000
Change in Cash (Receipts - Appropriations)	(161,921)	(180,250)	(57,800)
Beginning Cash Balance on July 1	482,921	321,000	140,750
Ending Cash Balance on June 30	321,000	140,750	82,950
Ending Cash as a % of Appropriations	74.36%	29.29%	24.18%

Drug Enforcement Fund	Actual FY 2019	Estimated FY 2020	FY 2021 Budget
Cash Receipts			
Fines and Court Costs	12,930.0	18,000.0	12,000.0
Other Revenue	9,314.0	5,050.0	10,050.0
Total Cash Receipts	22,244.0	23,050.0	22,050.0
Appropriations			
Police Operational Expenses	32,528.0	25,453.0	55,500.0
Police Capital Expenditures	0.0	0.0	0.0
Drug Enforcement	0.0	0.0	0.0
Other	0.0	0.0	0.0
Total Appropriations	32,528.0	25,453.0	55,500.0

Change in Cash (Receipts - Appropriations)	(10,284.0)	(2,403.0)	(33,450.0)
Beginning Cash Balance on July 1	84,687.0	74,403.0	72,000.0
Ending Cash Balance on June 30	74,403.0	72,000.0	38,550.0
Ending Cash as a % of Appropriations	228.74%	282.87%	69.46%

SECTION 2: At the end of the fiscal year 2021, the governing body estimates fund balances or deficits as follows:

General Fund	\$2,328,260
State Street Aid	\$82,950
Drug Enforcement Fund	\$38,550

SECTION 3: That the governing body herein certifies that the condition of its sinking funds, if applicable, are compliant pursuant to its bond covenants, and recognizes that the municipality has outstanding bonded and other indebtedness as follows:

General Fund	\$2,804,000
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SECTION 4: During the coming fiscal year (2021) the governing body has pending and planned capital projects with proposed funding as follows:

The Highway 100 Sidewalk Project and the Cumberland Drive Intersection Project, both funded through state and federal resources; American's with Disabilities Act (ADA) accessibility improvements funded by grant and general fund sources; Roadway improvements funded through state and general fund sources; Technology improvements funded through grant and general fund sources.

SECTION 5: No appropriation listed above may be exceeded without an amendment of the budget ordinance as required by the Municipal Budget Law of 1982 (TCA § 6-56-208). In addition, no appropriation may be made in excess of available funds except to provide for an actual emergency threatening the health, property or lives of the inhabitants of the municipality and declared by a two-thirds (2/3) vote of at least a quorum of the governing body in accord with Tennessee Code Annotated § 6-56-205.

SECTION 6: Money may be transferred from one appropriation to another in the same fund in an amount of up to \$10,000 by the City Manager, subject to such limitations and procedures as set by the Board of Mayor and Aldermen pursuant to Tennessee Code

Annotated § 6-56-209. Any resulting transfers shall be reported to the governing body at its next regular meeting and entered into the minutes.

SECTION 7: A detailed financial plan will be attached to this budget and become part of this budget ordinance. In addition, the published operating budget and budgetary comparisons shown by fund with beginning and ending fund balances and the number of full time equivalent employees required by Tennessee Code Annotated § 6-56-206 will be attached.

SECTION 8: There is hereby levied a property tax of \$0.08765 per \$100 of assessed value on all real and personal property.

SECTION 9: This amended annual operating and capital budget ordinance and supporting documents may be submitted to the Comptroller of the Treasury or Comptroller's Designee. If the Comptroller of the Treasury or Comptroller's Designee determines that the budget does not comply with the Statutes, the Governing Body shall adjust its estimates or make additional tax levies sufficient to comply with the Statutes or as directed by the Comptroller of the Treasury or Comptroller's Designee.

SECTION 10: All unencumbered balances of appropriations remaining at the end of the fiscal year shall lapse and revert to the respective fund balances.

SECTION 11: All ordinances or parts of ordinances in conflict with any provision of this ordinance are hereby repealed.

SECTION 12: This ordinance shall take effect February 5, 2021, the public welfare requiring it.

Passed 1st Reading: _____

Passed 2nd Reading: _____

Mayor

ATTEST:

City Recorder

APPROVED AS TO FORM:

City Attorney