



CURRENT BOARD MEMBERS

- ☑ [Lisa Anderson — Mayor](#)
- ☑ [Chris McDonald — Vice-Mayor](#)
- ☑ [Wayne Hall — Commissioner](#)
- ☑ [Carolyn Roberts — Commissioner](#)
- ☑ [Don Bufalini — Commissioner](#)

REGULAR MEETING
MARCH 19, 2026
7:00 PM

MINUTES

1. Call To Order

Call to order by Mayor Anderson at 7:08PM.

2. Roll Call

Staff present: Tom Daugherty, Rachel Jones, Patrick Carter, Ethan Greer, Breanna Bailey, Ben Knox, Curtis Broadbent, Patti Carroll, Officer Ray Martin

Board present: Mayor Anderson, Vice Mayor McDonald, Commissioner Hall, Commissioner Roberts, Commissioner Bufalini

3. Prayer and Pledge

Prayer and Pledge lead by Mayor Anderson.

4. Mayor Comments

Mayor Anderson welcomed those in attendance, as well as individuals participating remotely. She noted that the meeting was being recorded and would be made available for viewing on the City's social media platforms and YouTube channel. Mayor Anderson expressed her appreciation to Officer Martin for his presence in assisting with public safety and reminded all attendees to remain polite and courteous during public comments.

5. Citizen Comments (limited to the first five (5) citizens to sign in and a limit of three (3) minutes each)

- Natalie Taylor (7122 CCC Rd, Fairview) - Opposed to Ordinance 2026-01
- Martin Dillingham (7149 Crystal Springs Rd, Fairview) - Opposed to Ordinance 2026-01
- Billie Faye Frizzell (7133 CCC Rd, Fairview) - Opposed to Ordinance 2026-01
- Jerry Myatt (7138 CCC Rd, Fairview) - Opposed to Ordinance 2026-01
- LeAnn Hill (7129 CCC Rd, Fairview) - Opposed to Ordinance 2026-01

6. Approval of Agenda

Motion to approve the agenda by Commissioner Hall. Seconded by Commissioner Bufalini. Motion carried, 5-0 (unanimous).

7. Public Announcements, Awards and Recognitions

A. City Events - City Manager, Tom Daugherty

B. Healthcare Presentation - Ascension St. Thomas

C. American Legion Veterans Park Project - David Dodoro

8. Staff Comments and Monthly Reports (limited to five (5) minutes each, with an additional five (5) minutes allocated for questions and answers)

A. City Manager Report - City Manager, Tom Daugherty

City Manager Tom Daugherty provided updates to the board regarding the following items:

- Ice storm clean up
- LPRF Grant for Historical Village
- New fire truck
- City welcome signs
- Police Training Facility
- New Associate City Planner

Mr. Daugherty also disclosed a violation of Policy 621 regarding the employment of a relative by marriage, identified during an investigation of an anonymous email to the Board of Commissioners. Although measures were taken to avoid direct supervision and the employee works outside of the administrative structure, it was determined that the City Manager is still within the line of supervision for all employees under the policy. A legal opinion confirmed this interpretation. Mr. Daugherty stated an initial intent to resign; however, City Attorney Patrick Carter advised that such situations are not uncommon and may be addressed by Board waiver. Further discussion was deferred to Mr. Carter.

City Attorney Patrick Carter provided an overview of the circumstances surrounding a reported policy violation involving Mr. Daugherty. Following an anonymous complaint, a legal opinion confirmed that Mr. Daugherty is considered within the line of supervision for all employees and, therefore, in violation of the policy. Mr. Carter advised that a policy violation does not necessarily require resignation and that such a decision would be at the discretion of the Board. Mr. Carter outlined several options available to the Board, including: acknowledging the violation with no further action, issuing a public reprimand (either during the meeting or by resolution), imposing disciplinary measures, or pursuing termination for cause. Mr. Carter noted that termination for cause may be questionable based solely on this violation.

9. Consent Agenda (any item may be removed for individual consideration)

Motion to approve consent agenda by Commissioner Roberts. Seconded by Vice Mayor McDonald. Motion carried, 5-0 (unanimous).

A. Minutes from March 5, 2026, BOC Regular Meeting

10. Old Business

A. Resolution 62-25

A Resolution of the Board of Commissioners of the City of Fairview, Tennessee, to formally accept the subdivision improvements associated with the Adam's Preserve Subdivision. (City Engineer)

City Planner Ethan Greer reported that, although the developer has completed the work, it does not meet City standards and is being redone. Mr. Greer requested a 60-day deferral of this item.

Motion to defer 60 days by Mayor Anderson. Seconded by Vice Mayor McDonald. Motion carried, 5-0 (unanimous).

B. Ordinance 2026-02

An Ordinance of the City of Fairview, Tennessee, repealing the currently adopted Fairview Zoning Ordinance and Zoning Map and adopting a new Development Code entitled the "Fairview, Tennessee Development Code" and a new Zoning Map. (City Planner)

City Planner Ethan Greer provided a brief overview of the zoning ordinance process. He read aloud nine amendments to the proposed zoning ordinance as recommended by the Planning Commission. Mr. Greer also noted that one amendment had previously been voted on and approved, changing a parcel between Cumberland Drive and Glenhaven Drive from CD4C to CD4 on the zoning map.

Discussion occurred.

Commissioner Bufalini asked the Mayor to call the question.

Motion to approve by Vice Mayor McDonald. Seconded by Commissioner Bufalini. Motion failed, 2-3 (Anderson, Bufalini, Hall).

Motion to reconsider by Commissioner Hall. Seconded by Mayor Anderson. Motion carried, 5-0 (unanimous).

Motion to approve by Vice Mayor McDonald. Seconded by Commissioner Roberts. Motion carried, 5-0 (unanimous).

C. Ordinance 2026-01

An Ordinance to amend the Zoning Ordinance of the City of Fairview, Tennessee, by rezoning a 62.53 (+/-) acre parcel located at 0 Horn Tavern Road consisting of Williamson County Tax Map 022 Parcel 040.00, from RS-40 (Single Family Residential) to RS-15 (Single Family Residential), Property Owner: James M. Moore. (City Planner)

City Planner Ethan Greer noted that this item had previously been deferred for 60 days to allow for the adoption of the new development code.

Applicant Alex Becker requested an additional 60-day deferral.

Motion to defer 60 days by Mayor Anderson. Seconded by Commissioner Roberts. Motion carried, 5-0 (unanimous).

D. Ordinance 2026-03 (Rezoning - 7320 Northwest Hwy)

- Public Hearing - **No speakers**

- Final Reading, Ordinance 2026-03, An Ordinance to amend the Zoning Ordinance of the City of Fairview, Tennessee, by rezoning a 5.38 (+/-) acre parcel located at 7320 Northwest Highway consisting of Williamson County Tax Map 021 Parcel 056.07, from RS-40 (Single Family Residential) to R-20 (One and Two Family Residential), Property Owner: Ryan and Jessie Winkle. (City Planner)

City Planner Ethan Greer stated that this rezoning request received a favorable recommendation from both staff and the Planning Commission. He further noted that the parcel was recently annexed into the City.

Representative: Allison Corolla, T Square Engineering

Discussion occurred.

Motion to approve by Vice Mayor McDonald. Seconded by Commissioner Hall. Motion carried, 3-2 (Roberts, Bufalini).

11. New Business

A. Resolution 11-26

A Resolution of the Board of Commissioners of the City of Fairview, Tennessee, authorizing the Mayor to execute the Site Development Agreement contract for Fairview Self Storage. (City Engineer)

City Planner Ethan Greer stated that this item was approved by the Planning Commission and that the bond amount has been established by the City Engineer. City Engineer Curtis Broadbent reported that the site reclamation bond is set at \$278,021.00.

Motion to approve by Vice Mayor McDonald. Seconded by Commissioner Roberts. Motion carried, 5-0 (unanimous).

B. Resolution 12-26

A Resolution authorizing the issuance of a General Obligation Capital Outlay Note of the City of Fairview, Tennessee, in a principal amount of not to exceed One Million Ten Thousand and No/100 Dollars (\$1,010,000); making provision for the issuance, sale and payment of said note, establishing the terms thereof and the disposition of proceeds therefrom; and providing for the levy of tax, if necessary, for the Payment of Principal Thereof and Interest Thereon. (City Manager)

City Manager Tom Daugherty stated that this purchase is required for the Fire Department to support public safety and noted that the City secured a highly favorable rate on the note. Mr. John Werner of Cumberland Securities explained that the capital outlay note will be used to finance the purchase of a fire truck. Mr. Werner further stated that twenty-five banks were solicited for rates, with the lowest rate of 3.85% received from First Federal Bank. Mr. Werner stated that the funds will be available to the City by May 1, pending approval by the Board and the Comptroller.

Motion to approve by Commissioner Hall. Seconded by Commissioner Roberts. Motion carried, 5-0 (unanimous).

C. Resolution 13-26

A Resolution calling upon the Williamson County Commission to rescind Resolution 2-26-20 and adhere to the Williamson County Interlocal Agreement Growth Plan. (City Planner)

City Planner Ethan Greer read aloud the resolution in question from Williamson County. He noted that several municipalities within the county have adopted similar resolutions opposing the County's action. Mr. Greer stated that the City worked in good faith with Williamson County on the Growth Plan, which was ratified by both the County and participating municipalities, along with an interlocal agreement. He further stated that Williamson County Resolution 2-26-20 is in direct conflict with the interlocal agreement and that the City is calling on the County to rescind the resolution.

Discussion occurred.

Motion to approve by Vice Mayor McDonald. Seconded by Commissioner Roberts. Motion carried, 5-0 (unanimous).

D. Resolution 14-26

A Resolution supporting the establishment of Freestanding Emergency Departments in Fairview, Tennessee. (Commissioner Bufalini)

Commissioner Bufalini stated that this resolution is intended to demonstrate the City's support for both facilities proposing emergency departments within the community.

Motion to approve by Commissioner Roberts. Seconded by Vice Mayor McDonald. Motion carried, 5-0 (unanimous).

E. Resolution 15-26

A Resolution authorizing the Mayor to execute Task Orders for Emergency Debris Removal and Emergency Debris Monitoring Services for the City of Fairview, Tennessee. (City Manager)

City Manager Tom Daugherty explained that executing these task orders will allow for debris removal at Bowie Nature Park following the recent ice storm. He stated that limbs will be cut and left on-site for disposal. Mr. Daugherty further noted that, if approved, the same contractor currently clearing right-of-way debris can begin work in the park by the weekend.

Discussion occurred.

**Motion to approve by Vice Mayor McDonald. Seconded by Commissioner Roberts.
Motion to defer to the April 2, 2026, BOC meeting by Mayor Anderson. Seconded by Vice Mayor McDonald.
Motion carried, 5-0 (unanimous).**

12. Roundtable: Mayor and Commissioners

Commissioner Bufalini: Expressed appreciation to all individuals who spoke during citizen comments as well as to Ascension and HCA representatives, Thanked the Board for adopting Resolution 14-26 in support of both proposed emergency room facilities, Thanked former State Representative Sam Whitson for attending, Stated his intent to bring forward a resolution on April 2 in collaboration with a community member encouraging developers to consider naming streets in new developments after individuals who have made a positive impact in the Fairview community, Suggested holding a future workshop to discuss rescheduling the City's Christmas parade and tree lighting event to avoid conflicts with similar events in Franklin with the goal of increasing community participation and enhancing the event as a signature local celebration, Welcomed Nick Meek as the City's new Associate Planner.

Commissioner Roberts: Announced the upcoming Fairview High School production of The Little Mermaid, Emphasized the importance of the second reading of the development code scheduled for April 2 noting the significant time and effort invested in reviewing the document and encouraged Board members to come prepared with organized questions and to coordinate with staff in advance to facilitate clear motions and productive discussion with the goal of reaching a final decision on the development code.

Commissioner Hall: Expressed appreciation to the Mayor, Board, and all attendees for their participation during the meeting, Acknowledged the interest of Friends of Bowie Nature Park in volunteering to assist with cleanup efforts noting that due to potential liability concerns volunteer involvement is not advisable at this time, Added that there may be opportunities for volunteer assistance once initial cleanup efforts are completed and thanked the group for their willingness to support the City.

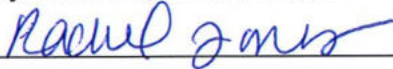
Vice Mayor McDonald: Thanked the Mayor, Board, and all attendees for their participation, Acknowledged residents who spoke and corresponded regarding rezonings particularly the property on Horn Tavern Road and noted that he has responded to many inquiries, also noting that while certain concerns were raised such as traffic, stormwater, and runoff are valid, the necessary studies will be conducted as part of the development process, Addressed the temporary closure of Bowie Nature Park explaining that the decision is based on both public safety and financial considerations, Emphasized that the intent is not to keep the park closed but to ensure that reopening occurs safely and responsibly and asked for the public's patience.

Mayor Anderson: Stated regarding the proposed subdivision street-naming initiative that coordination with 911 services is necessary as they have authority over approved street names and suggested consulting with staff prior to bringing forward a resolution, Clarified that there was some confusion during the zoning ordinance vote stating that her vote was intended to call the question rather than to vote on the ordinance itself and affirmed support for moving the ordinance forward, Provided an update on the City's Easter egg hunt explaining that initial coordination with the Fairview Recreation Association to align schedules was not successful, Expressed enthusiasm for the recently adopted resolution supporting expanded healthcare services in the community, Thanked attendees for their participation during the meeting, Reminded everyone to help keep Fairview beautiful by picking up trash and not throwing it out.

13. Meeting Adjournment

Motion to adjourn by Commissioner Roberts at 11:10PM.

City Recorder, Rachel Jones



Mayor, Lisa Anderson

