

September 26, 2016

PUBLIC HEARING

Mayor Burton called the Public Hearing to order on September 26, 2016 at Clinton City Hall at 5:30pm to hear public comments on Ordinance No. 620 rezoning property from R-1 to R-2 located off Ridgeview Drive. Councilman Larry Gann, Councilman Rob Herrell, Councilman Jim McBride, Councilman E.T. Stamey, Councilman Brian Hatmaker and Councilman Zach Farrar were present. Logan Duncan, 708 Ridgeview Drive asked about the specifics of the rezoning. Councilman Gann replied that the site plan is for a 42 unit, single family housing development with each house to cost approximately \$150,000. Mr. Logan also asked about traffic concerns which Mayor Burton referred to Public Works Director and Councilman Gann to respond. Councilman Gann stated that Planning Commission would still have to approve site plans and traffic concerns which are on the agenda for their next meeting on October 17th at 6:00pm. Public Works Director, Lynn Murphy emphasized that different zones have set back requirements and the site plans would have to follow those requirements. Mr. Logan continued with concerns of dust covered houses and drainage issues. Mayor Burton stated that those concerns are also addressed when site plans are reviewed. Jeff Hamrick, 714 Ridgeview Drive stated his concern was that the property values of their homes would decrease. He stated another concern was traffic on Ridgeview which is a narrow street. Penny Young, 716 Ridgeview Drive, asked if this property changes to an R-2 zone and plans are not approved and nothing gets built, could this get changed back to R-1 zone. Alex McGrew spoke on behalf of the developer addressing the public's concerns and explaining the housing development plans. Public Hearing adjourned at 5:54pm.

REGULAR CITY COUNCIL - MINUTES

Mayor Burton called the City Council meeting to order on September 26, 2016 at Clinton City Hall at 5:54pm. Councilman Larry Gann, Councilman Rob Herrell, Councilman Jim McBride, Councilman E.T. Stamey, Councilman Brian Hatmaker and Councilman Zach Farrar were present.

Guest and Staff present:

Ron Young	Lucille Boles	Roger Houck	Rick Scarbrough
Phil & Penny Young	Alex McGrew	Gail Cook	Archie Brummitt
Stacy Pratt, ASAP	Jeff & Kelly Hamrick	Gina Ridenour	Lynn Murphy
Logan Duncan	Eleanor Edwards	Bill Riggs	
Regina Copeland Anderson Co E-911			

Councilman Larry Gann made a motion to approve the agenda and seconded by Councilman Jim McBride. Motion carried.

Prayer was led by Councilman Larry Gann followed by the Pledge of Allegiance.

Councilman Larry Gann made a motion to approve August 22, 2016 minutes, seconded by Councilman Larry McBride. Motion carried.

RECOGNITION OF VISITORS AND CITIZENS

Regina Copeland, Anderson County E-911 E.C.D. Coordinator spoke about the Code Red Emergency Notification System and presented a proposal for the City of Clinton to join in a contract with Anderson County, explaining that there were no added cost for joining them but would benefit

with unlimited text and voice. The cost for the City would remain the same but would pay Anderson County and the County would pay the vendor. Councilman Rob Herrell made the motion to approve coordinating the Code Red Program with Anderson County for the same cost as our current contract and seconded by Councilman E.T. Stamey. Motion carried.

COMMUNICATIONS FROM THE MAYOR

Mayor Burton recognized that the Clinton Fire Department received the 2015 Operation Life Safety Achievement Award presented by the National Association of State Fire Marshall's Fire Research and Education Foundation who recognize departments for their outstanding fire safety statistics and prevention services.

Mayor Burton stated he would like to appoint Darla Bayless to fill the vacancy on the Library Board term ending June 30, 2017. Councilman Jim McBride made a motion to approve and seconded by Councilman Zach Farrar. Motion carried.

COMMITTEE REPORTS

City School Board Report

Kelly Johnson presented the City school report stating enrollment was at 902 students which is significantly larger than last year. She announced that Abby Kidwell, 4th grade teacher at South Clinton Elementary, was nominated to serve on the Governor's Teachers Cabinet for a 2 year position which led to a visit from the Governor. He was impressed to see the chrome book program, and equally impressed by the way it was financed. Mrs. Johnson reported that they had joined efforts with Anderson County Chamber of Commerce to do a massive media blitz to publicize events taking place in our school system stating there seems to be a disconnect with the general public regarding our education system. She stated they recently published the first edition of their newsletter, Clinton City Chronicles, along with creating a facebook page and utilizing other social media outlets. Mrs. Johnson reported that the Clinton Courier will also publish a 4 page article, once a month, sharing events about schools in Anderson County.

Scott Rhea presented the school financial report.

Clinton Regional Planning Commission Report

Councilman Larry Gann reported that the Board met September 12, 2016 applicant Chris Hodges' request to rezone property from R-2 to R-3 located at 1200 Fowler Lane was approved to send to City Council for approval.

Applicant Ethan Hamby's request to rezone property from R-1 to R-3 located at N Charles Seivers Blvd. was denied. Councilman Gann stated that after a lot of discussion and questions regarding this property he made the motion to table Ordinance No. 621 and send it back to Planning Commission for further review. Councilman Rob Herrell seconded the motion. Motion carried.

Board of Zoning Appeals

Councilman Gann reported that the Board of Zoning Appeals met September 12, 2016 applicant Angelia Martin's request for a detached garage to exceed the 1,000 sq. ft. limitation for property located at 375 JD Yarnell Industrial Parkway was approved.

Green McAdoo Cultural Center

Councilman Gann reported that GMCC will host their last Jazz on the Hill Friday, October 1st at 6:30 pm. He encouraged the public to attend.

Councilman Gann reported that he and Councilman Stamey met with Riley Sain and discussed what was involved in creating a “tree city”. He stated that Ordinance No. 623 was step one of about 4 major components and does not involve necessarily any funding and the board operates as an advisory board. It’s designed to provide the best decisions and use in our neighborhood involving trees.

Clinton Utilities Board Report

Councilman Jim McBride presented the CUB report.

CITY MANAGER’S REPORT

City Manager Houck reported that the Fire Department will host a Community Fire Safety Event on October 22nd from 10am – 2pm on Gilliam Street. He also announced that the Clinton Antique Festival will be held on October 7th and 8th.

Gail Cook presented the financial report.

ORDINANCES AND RESOLUTIONS

First Reading of Ordinances

Ordinance No. 622 – Rezoning R-2 to R-3 for property located at 1200 Fowler Lane

Councilman Jim McBride made the motion to approve and seconded by Councilman Zach Farrar. Motion carried unanimously by roll call vote.

Ordinance No. 623 – Creating a Tree Board

Councilman Zach Farrar made the motion to approve and seconded by Councilman Rob Herrell. Councilman Jim McBride made the suggestion to include someone from Clinton Utilities Board. Motion carried unanimously by roll call vote.

Second and Final Reading of Ordinances

Ordinance No. 620 – Rezoning R-1 to R-2 for property located on Ridgeview Drive.

Councilman Zach Farrar made the motion to approve and seconded by Councilman Larry Gann. Motion carried unanimously by roll call vote.

OLD BUSINESS

Mayor Burton stated there were developments with the Magnet Mills Site that required discussion and introduced Attorney Albert Harb. Mayor Burton requested a motion to go into executive session to discuss pending legal matters with the City’s legal counsel. Councilman Zach Farrar made the motion and seconded by Councilman Rob Herrell. Motion carried. Council went into executive session at 6:26pm.


Mayor Burton reconvened the meeting at 7:17pm and asked if there was any other business. Councilman Zach Farrar commented on code violations and anyone violating the law, should be cited. City Manager Houck stated that those citizens are cited and that Magnet Mills was due back in city court tomorrow morning.

Councilman Jim McBride made the motion to authorize the City Manager to take appropriate actions he deems necessary as it relates to the rulings of the administrative officer hearing dated March 28, 2016 regarding the Magnet Mills Property and for him to have the authority up to and including RFP's to follow through with the order that's there. Motion seconded by Councilman E.T Stamey. Motion carried.

Meeting adjourned at 7:19 pm.



Mayor Scott Burton



Regina Ridenour, City Recorder