Call to Order – Mayor Brown

Invocation

Pledge of Allegiance – Councilman Overton

Roll Call: Alexander – Vice Mayor Camp – Fann – Fennell – Hayes – Love – Overton

Approval of Minutes: January 21, 2020 City Council Meeting

Public Recognition on Agenda-Related Items

Mayor’s Comments

AGENDA

1. **Public Hearing Ordinance No. O2Ø1-3** An ordinance of the City of Gallatin, Sumner County, Tennessee, rezoning a 40.38 +/- acres from the PBP-Planned Business Park District to the MU-Mixed Use District with a Preliminary Master Development Plan for Patriot Angels Phase 2, located at 262 and 280 Harris Lane; authorizing the revision to be indicated on the Official Zoning Atlas; repealing conflicting ordinances; providing for severability, and providing for an effective date. (Councilman Overton)

2. **Public Hearing Ordinance No. O2Ø1-5** An ordinance of the City of Gallatin, Sumner County, Tennessee, rezoning a 0.62 +/- acre portion of a parcel, from the PGC-Planned General Commercial District to the CC-Core Commercial District and approval of an Amended Preliminary Master Development Plan for Kennesaw Farms, Parcel A, totaling 14.05 +/- acres, located north of Nashville Pike and west of Kennesaw Boulevard; authorizing the revision to be indicated on the Official Zoning Atlas; repealing conflicting ordinances; providing for severability, and providing for an effective date. (Councilman Hayes)

3. **Public Hearing Resolution No. R2Ø1-1** A resolution of the City of Gallatin, Sumner County, Tennessee, annexing a portion of Tax Map 134, Parcel 001.03, consisting of 3.85 +/- acres, located north and east of Coles Ferry Road, into the City of Gallatin, authorizing the annexed area to be indicated on the Official Zoning Atlas; authorizing the assignment of the annexed area to a council district; repealing conflicting ordinances; providing for severability; and providing for an effective date. (Vice Mayor Camp)

4. **Resolution No. R1912-63** A resolution of the City of Gallatin, Sumner County, Tennessee, adopting a Plan of Services upon the annexation of a 0.64 +/- acre portion of a parcel (P/O Tax Map 137, Parcel 007.03), located north of Big Station Camp Boulevard and south of Springdale Lane, and a 0.82 +/- acre portion of Big Station Camp Boulevard public right-of-way, and providing for an effective date. (Councilman Hayes)
5. **Resolution No. R1912-64** A resolution of the City of Gallatin, Sumner County, Tennessee, annexing a 0.64 +/- acre portion of a parcel (P/O Tax Map 137, Parcel 007.03) located north of Big Station Camp Boulevard and south of Springdale Lane, and a 0.82 +/- acre portion of the Big Station Camp Boulevard public right-of-way for a total of 1.46 +/- acres, into the City of Gallatin, authorizing the annexed property to be indicated in the Official Zoning Atlas; assigning the annexed area to a council district; repealing conflicting ordinances; providing for severability, and providing for an effective date **(Councilman Hayes)**

6. **Second Reading Ordinance No. O1912-62** An ordinance of the City of Gallatin, Sumner County, Tennessee rezoning a portion of two parcels, totaling 87.34 +/- acres, from the PGC-Planned General Commercial District to the MRO-Multiple Residential and Office District and a 0.64 +/- acre portion of a parcel from the Estate-A (Sumner County) District to the PGC-Planned General Commercial and approval of a Preliminary Master Development Plan for McCain's Station, totaling 130.78 +/- acres, located north of Highway 386 and east of Big Station Camp Boulevard; authorizing the revision to be indicated on the Official Zoning Atlas; repealing conflicting ordinances; providing for severability, and providing for an effective date. **(Councilman Hayes)**

7. **Second Reading Ordinance No. O2021-1** Ordinance appropriating $99,226.27 from Miracle Park donations revenue fund to Miracle Park expense fund **(Vice Mayor Camp)**

8. **Second Reading Ordinance No. O2021-2** Ordinance appropriating insurance recoveries in the amount of $1907.19 from the unassigned fund balance of the general fund for repair of damages to Public Works John Deere tractor **(Councilman Alexander)**

9. **First Reading Ordinance No. O2021-4** Ordinance appropriating Bonnaroo Works Grant funds in the amount $4,500 for the painting of murals on Public Works recycling bins **(Councilman Fann)**

10. **First Reading Ordinance No. O2021-6** Ordinance appropriating $50,000 for Gallatin music festival **(Councilman Fennell)**

11. **First Reading Ordinance No. O2021-10** Ordinance appropriating funds in the amount of $3,000 for land appraisals **(Councilwoman Love)**

12. **Resolution No. R2021-8** Resolution authorizing the Mayor to negotiate the purchase of properties for improvements to Smith Street **(Councilman Alexander)**

- Other Business
- Public Recognition on Non-Agenda-Related Items
- Adjourn
City of Gallatin
City Council Meeting

January 21, 2020

The Gallatin City Council met in regular session on Tuesday, January 21, 2020 in the Dr. J. Deotha Malone Council Chambers Gallatin City Hall. Mayor Paige Brown called the meeting to order at 6:00 P.M. Councilman John D. Alexander led the opening prayer and Councilwoman Lynda Love led the pledge of allegiance.

Present:
Mayor Paige Brown
Vice Mayor Steve Camp
Councilman John D. Alexander
Councilman Steve Fann
Councilman Shawn Fennell
Councilman Craig Hayes
Councilwoman Lynda Love
Councilman Jimmy Overton

Absent:

Others Present
Rachel Nichols, Finance Director
Susan High-McAuley, City Attorney
Don Bandy, Police Chief
Nick Tuttle, City Engineer
Lori Smiley, IT Director
Bill McCord, City Planner
James Fenton, EDA Director
David Brown, Parks and Rec. Dir.

Chuck Stuart, Building Official
Zach Wilkinson, Public Works Dir.
Connie Kittrell, City Recorder
David Gregory, Public Utilities Dir.
Connie Flood, Human Resource Dir.
Gallatin News, Reporter
Victor Williams, Fire Chief

Approval of Minutes

Mayor Brown presented the January 7, 2020 City Council minutes for approval.

Councilman Alexander made motion to approve; Councilwoman Love seconded. Motion carried with 7 ayes and 0 nays.
Mayor's Comments

- Mayor Brown announced the passing of former City Council Member Bettye Scott.
- Mayor stated the Martin Luther King Day March had a great turnout and she thanked the NAACP for their dedication and hard work to make this day a wonderful event.
- Mayor also listed several upcoming events.

Public Recognition on Agenda Related Items

Mayor Brown opened public recognition on agenda related items.

With no one wishing to speak Mayor closed public recognition on agenda related items.

Agenda

1. Resolution #R1912-63 - Public Hearing

Councilman Hayes presented this resolution of the City of Gallatin, Sumner County, Tennessee, adopting a Plan of Services upon the annexation of a 0.64 (+/-) acre portion of a parcel (P/O Tax Map 137, Parcel 007.03), located north of Big Station Camp Boulevard and south of Springdale Lane, and a 0.82 (+/-) acre portion of Big Station Camp Boulevard public right-of-way, and providing for an effective date.

Mayor opened the public hearing and with no one wishing to speak the public hearing was closed.

2. Resolution #R1912-64 - Public Hearing

Councilman Hayes presented this resolution of the City of Gallatin, Sumner County, Tennessee, annexing a 0.64 (+/-) acre portion of a parcel (P/O Tax Map 137, Parcel 007.03) located north of Big Station Camp Boulevard and south of Springdale Lane, and a 0.82 (+/-) acre portion of the Big Station Camp Boulevard public right-of-way for a total of 1.46 (+/-) acres, into the City of Gallatin,
authorizing the annexed property to be indicated on the Official Zoning Atlas; assigning the annexed area to a council district; repealing conflicting ordinances; providing for severability, and providing for an effective date.

Mayor opened the public hearing and with no one wishing to speak the public hearing was closed.

3. **Ordinance #O1912-62 – Public Hearing**

Councilman Hayes presented this ordinance of the City of Gallatin, Sumner County, Tennessee rezoning a portion of two parcels, totaling 87.34 (+/-) acres, from the PGC – Planned General Commercial District to the MRO – Multiple Residential and Office District and a 0.64 (+/-) acre portion of a parcel from the Estate-A (Sumner County) District to the PGC-Planned General Commercial and approval of a Preliminary Master Development Plan for McCain’s Station, totaling 130.78 (+/-) acres, located north of Highway 386 and east of Big Station Camp Boulevard; authorizing the revision to be indicated on the Official Zoning Atlas; repealing conflicting ordinances; providing for severability, and providing for an effective date.

Councilman Hayes made motion to approve; Councilman Alexander seconded. Motion carried with 7 ayes and 0 nays.

4. **Ordinance #O1911-60 – Second Reading**

Councilman Overton presented this ordinance appropriating $14,304.27 from revenue received from insurance for damage to Engine 3.

Councilman Overton made motion to approve; Councilwoman Love seconded. Motion carried with 7 ayes and 0 nays.

5. **Ordinance #O1912-61 – Second Reading**

Councilman Fann presented this ordinance appropriating $20,000 from Stormwater Maintenance to Stormwater Administration and appropriating $9,305 from Finance to Human Resources.

Councilman Fann made motion to approve; Councilman Alexander seconded. Motion carried with 7 ayes and 0 nays.
6. **Ordinance #O2001-1 – First Reading**

Vice Mayor Camp presented this ordinance appropriating $99,226.27 from Miracle Park donations revenue fund to Miracle Park expense fund.

Vice Mayor Camp made motion to approve; Councilman Overton seconded. Motion carried with 7 ayes and 0 nays.

7. **Ordinance #O2001-2 – First Reading**

Councilman Alexander presented this ordinance appropriating insurance recoveries in the amount of $1,907.19 from the unassigned fund balance of the general fund for repair of damages to Public Works John Deere tractor.

Councilman Alexander made motion to approve; Councilman Fann seconded. Motion carried with 7 ayes and 0 nays.

8. **Ordinance #O2001-3 – First Reading**

Councilman Overton presented this ordinance of the City of Gallatin, Sumner County, Tennessee, rezoning a 40.38 (+/-) acres from the PBP-Planned Business Park District to the MU-Mixed Use District with a Preliminary Master Development Plan for Patriot Angels Phase 2, located at 262 and 280 Harris Lane; authorizing the revision to be indicated on the Official Zoning Atlas; repealing conflicting ordinances; providing for severability, and providing for an effective date.

Councilman Overton made motion to approve; Councilman Alexander seconded. Motion carried with 7 ayes and 0 nays.

9. **Ordinance #O2001-5 – First Reading**

Councilman Hayes presented this ordinance of the City of Gallatin, Sumner County, Tennessee, rezoning a 0.62 (+/-) acre portion of a parcel, from the PGC-Planned General Commercial District to the CC-Core Commercial District and approval of an Amended Preliminary Master Development Plan for Kennesaw Farms, Parcel A, totaling 14.05 (+/-) acres, located north of Nashville Pike and west of Kennesaw Boulevard; authorizing the revision to be indicated on the Official Zoning Atlas; repealing conflicting ordinances; providing for severability, and providing for an effective date.
Councilman Hayes made motion to approve; Councilman Fann seconded. Motion carried with 7 ayes and 0 nays.

10. Resolution #R2001-2

Councilman Overton presented this resolution accepting public improvements by the City of Gallatin, Tennessee Fairway Farms, Phase 2, Section 4.

Councilman Overton made motion to approve; Councilman Hayes seconded. Motion carried with 7 ayes and 0 nays.

11. Resolution #R2001-3

Councilman Overton presented this resolution accepting public improvements by the City of Gallatin, Tennessee Fairway Farms, Phase 2, Section 5.

Councilman Overton made motion to approve; Councilman Fennell seconded. Motion carried with 7 ayes and 0 nays.

12. Resolution #R2001-4

Councilman Overton presented this resolution accepting public improvements by the City of Gallatin, Sumner County, Tennessee Fairway Farms, Phase 2, Section 6.

Councilman Overton made motion to approve; Councilman Fennell seconded. Motion carried with 7 ayes and 0 nays.

13. Resolution #R2001-5

Vice Mayor Camp presented this resolution approving a waiver of the Final Master Development Plan Application Fee.

Vice Mayor Camp made motion to approve; Councilman Overton seconded. Motion carried with 7 ayes and 0 nays.
14. Resolution #R2001-6

Councilwoman Love presented this resolution authorizing the Gallatin Planning Department to apply for a Preservation Grant from the Tennessee Department of Environment and Conservation (TDEC).

Councilwoman Love made motion to approve; Councilman Alexander seconded. Motion carried with 7 ayes and 0 nays.

15. Resolution #R2001-7

Councilman Fennell presented this resolution to approve BuyBoard as a Purchasing Cooperative under the City’s Purchasing Procedures.

Councilman Fennell made motion to approve; Councilwoman Love seconded. Motion carried with 7 ayes and 0 nays.

Other Business

Mayor opened other business.

- Mayor requested to reserve five (5) parking spaces on the Downtown Square on January 28th for an upcoming event.

  Councilman Overton made motion to approve; Councilman Fennell seconded. Motion carried with 7 ayes and 0 nays.

With no one else wishing to speak Mayor closed other business.

Public Recognition on Non-Agenda Related Items

Mayor opened public recognition on non-agenda related items.

- Renae Adams of 511 Randolph Circle asked about the abandonment of the property between 511 Randolph Circle and 515 Randolph Circle.

  City Planner Bill McCord stated that item is on the Planning Commission Agenda this month and after that it will be forwarded to Council.
Ms. Adams reported that the neighbors have not removed their blocks but she has removed her blocks as requested.

Mayor asked Ms. Adams to check with the police department concerning that enforcement.

Lloyd Stringer also of 511 Randolph Circle spoke about this issue.

- Joe Debord of 1007 Hart Street presented EDA Director James Fenton with a bag of Life Savers.
- Pascal Jouvence of 1335 Long Hollow Pike stated he also brought candy for everyone tonight.

With no one else wishing to speak Mayor closed public recognition on non-agenda related items.

**Adjourn**

Councilman Overton made motion to adjourn; Councilman Fennell seconded. Motion carried with 7 ayes and 0 nays.

Mayor Brown adjourned the meeting at 6:27 P.M.
ORDINANCE NO. 02001-3

AN ORDINANCE OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE, REZONING 40.38 +/- ACRES FROM THE PBP-PLANNED BUSINESS PARK DISTRICT TO THE MU-MIXED USE DISTRICT WITH A PRELIMINARY MASTER DEVELOPMENT PLAN FOR PATRIOT ANGELS PHASE 2, LOCATED AT 262 AND 280 HARRIS LANE; AUTHORIZING THE REVISION TO BE INDICATED ON THE OFFICIAL ZONING ATLAS; REPEALING CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY, AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the owner of the property submitted a complete application to rezone 40.38 +/- acres with a Preliminary Master Development Plan for Patriot Angels Phase 2, located in the City of Gallatin, Tennessee; and

WHEREAS, the zoning map amendment conforms to the general plan of the area including the established GreenLea Business Center Character Area and that the public necessity, convenience, and general welfare will be served by approving the proposed amendment; and

WHEREAS, the property proposed for rezoning has adequate public utilities, infrastructure, and private or municipal services necessary to serve the existing and proposed development and population permitted by the requested zoning, or such necessary services and facilities will be provided upon development of the property; and

WHEREAS, the rezoning will be compatible with the surrounding environment and will protect the public health, safety, and welfare and will not be injurious to other property or improvements in the area in which the property is located; and

WHEREAS, the Gallatin Municipal-Regional Planning Commission reviewed and recommended approval of the proposed rezoning with Preliminary Master Development Plan in GMRPC Resolution 2019-160; and

WHEREAS, a public hearing was held following public notice as prescribed by the Gallatin Zoning Ordinance and Tenn. Code Ann. § 13-7-203; and

WHEREAS, the City Council approved by majority vote of the members present the rezoning request of the described property; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE as follows:

Section 1. The City Council of the City of Gallatin does hereby rezone 40.38 +/- acres from the PBP-Planned Business Park District to the MU-Mixed Use District with a Preliminary Master Development Plan for Patriot Angels Phase 2, as described in Exhibit ‘B’.
Section 2. The City Council of the City of Gallatin does hereby approve, authorize and direct the revision of the City’s Official Zoning Atlas to show the classification for the area as hereby rezoned.

Section 3. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed to the extent of such conflict.

Section 4. If any provision of this ordinance or the application thereof to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of this ordinance which can be given without the invalid provision or application, and to this end the provisions of this ordinance are declared severable.

Section 5. This ordinance shall become effective immediately upon adoption.

PASSED FIRST READING:

PASSED SECOND READING:

__________________________
MAYOR PAIGE BROWN

ATTEST:

__________________________
CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

__________________________
SUSAN HIGH-MACAULEY
CITY ATTORNEY

Exhibit A: Legal Description
Exhibit B: Description of PMDP with conditions
EXHIBIT ‘A’
Legal Description

PBP to MU, TOTALLING 40.38 ACRES

Placing Angels Corporation Rezoning
40.38 ACRES

BEING located in the 3rd Civil District, Sumner County, Tennessee, on the north side of Harris Lane, and
being a portion of the property as shown on Tax Map 125, Parcels 047.00 and 048.00, Tax Assessor’s
Office, Sumner County, Tennessee, and more particularly described as follows:

BEGINNING at a point in the western property line of Parcel 047.00, said point being N 06°20'41" E a
distance of 300.00' from the northern margin of Harris Lane; thence with the property line of Parcel 047.00
N 06°20'41" E a distance of 1490.00' to an iron pin; thence N 84°09'57" W a distance of 400.08' to an iron
pin; thence N 06°20'25" E a distance of 471.16' to an iron pin; thence S 84°07'50" E a distance of 799.99' to
an iron pin at the northwestern property corner of Parcel 048.00; thence with the property line of Parcel
048.00 S 84°09'55" E a distance of 400.03' to an iron pin; thence S 06°20'35" W a distance of 1963.86' to a
point in the eastern property line of Parcel 048.00, said point being N 06°20'35" E a distance of 300.01' from
the northern margin of Harris Lane; thence N 84°06'14" W a distance of 537.73' to a point; thence N
83°35'42" W a distance of 262.22' to the point of beginning, containing 40.38 acres, more or less.
EXHIBIT ‘B’

The Preliminary Master Development Plan for Patriot Angels Phase 2 consists of a:

- Seven (7) sheet plan, prepared by GreenLID Design of Gallatin, TN, with job number 19.019G, dated August 12, 2019, and signed and sealed on December 2, 2019; and a one (1) sheet architectural exterior elevations plan titled “New Wedding Venue,” prepared by Meridian Architecture of Mt. Juliet, TN, dated August 11, 2019,

with the following conditions:

1. Provide 20 additional canopy trees within the parking lot landscaping.
2. Submit two (2) corrected and folded half-size copies and one digital copy (PDF & DWG), of the Preliminary Master Development Plan to the Planning Department.
DEPARTMENT: PLANNING DEPARTMENT

SUBJECT: Ordinance No. O2001-3 of the City of Gallatin, Sumner County, Tennessee, rezoning 40.38 +/- acres from the PBP-Planned Business Park District to the MU-Mixed Use District with a Preliminary Master Development Plan for Patriot Angels Phase 2.

SUMMARY: An Ordinance of the City of Gallatin, Sumner County, Tennessee, rezoning 40.38 +/- acres from the PBP-Planned Business Park District to the MU-Mixed Use District with a Preliminary Master Development Plan for Patriot Angels Phase 2, containing one (1) wedding venue/event center, located at 262 and 280 Harris Lane; authorizing the revision to the Official Zoning Atlas; repealing conflicting ordinances; providing for severability; and providing an effective date.

On December 16, 2019, the Gallatin Municipal-Regional Planning Commission recommended approval of the rezoning and master development plan in Resolution 2019-160 (File No. ZONE-2019-0002).

RECOMMENDATION:

ATTACHMENT:

Resolution Ordinance
Correspondence Contract
Bid Tabulation Other

Approved X
Rejected
Deferred

Notes:
AN ORDINANCE OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE, REZONING A 0.62 +/- ACRE PORTION OF A PARCEL FROM THE PGC-PLANNED GENERAL COMMERCIAL DISTRICT TO THE CC-CORE COMMERCIAL DISTRICT AND APPROVAL OF AN AMENDED PRELIMINARY MASTER DEVELOPMENT PLAN FOR KENNESAW FARMS, PARCEL A, TOTALING 14.05 +/- ACRES, LOCATED NORTH OF NASHVILLE PIKE AND WEST OF KENNESAW BOULEVARD; AUTHORIZING THE REVISION TO BE INDICATED ON THE OFFICIAL ZONING ATLAS; REPEALING CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY, AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the owner of the properties submitted a complete application to rezone 0.62 +/- acres with an Amended Preliminary Master Development Plan for Kennesaw Farms, Parcel A, on 14.05 +/- acres, located in the City of Gallatin, Tennessee; and

WHEREAS, the zoning map amendment conforms to the general plan of the area including the established Regional Activity Center Character Area and that the public necessity, convenience, and general welfare, will be served by approving the proposed amendment; and

WHEREAS, the property proposed for rezoning has adequate public utilities, infrastructure and private or municipal services necessary to serve the existing and proposed development and population permitted by the requested zoning or such necessary services and facilities will be provided upon development of the property; and

WHEREAS, the rezoning will be compatible with the surrounding environment and will protect the public health, safety and welfare and will not be injurious to other property or improvements in the area in which the property is located; and

WHEREAS, the Gallatin Municipal-Regional Planning Commission reviewed and recommended approval of the proposed rezoning with Amended Preliminary Master Development Plan in GMRPC Resolution 2019-167; and

WHEREAS, a public hearing was held following public notice as prescribed by the Gallatin Zoning Ordinance and Tenn. Code Ann. § 13-7-203; and

WHEREAS, the City Council approved by majority vote of the members present the rezoning request of the described property; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE as follows:

Section 1. The City Council of the City of Gallatin does hereby rezone a 0.62 +/- acre portion of a parcel from the PGC-Planned General Commercial District to the CC-Core Commercial Commercial District as
Section 2. The City Council of the City of Gallatin does hereby approve, authorize and direct the revision of the City’s Official Zoning Atlas to show the classification for the area as hereby rezoned.

Section 3. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed to the extent of such conflict.

Section 4. If any provision of this ordinance or the application thereof to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of this ordinance which can be given without the invalid provision or application, and to this end the provisions of this ordinance are declared severable.

Section 5. This ordinance shall become effective immediately upon adoption.

PASSED FIRST READING:
PASSED SECOND READING:

ATTEST:

CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

SUSAN HIGH-MACAULEY
CITY ATTORNEY

Exhibit A: Legal Description
Exhibit B: Description of PMDP with conditions
EXHIBIT ‘A’
Legal Description

PGC TO CC REZONING, TOTALLING 0.62 ACRES

Being property situated north of Nashville Pike (U.S. Highway 31-E) and west of Saint Blaise Road in the 4th Civil District of Sumner County, Tennessee, City of Gallatin.

Beginning at the northwest corner of the new CC Zone. Thence N 48°54'21" E a distance of 44.29' to a point; Thence S 41°10'35" E a distance of 435.79' to a point; Thence S 48°47'55" W a distance of 67.82' to a point; Thence N 41°12'05" W a distance of 217.65' to a point; Thence N 35°00'00" W a distance of 219.50' to the POINT OF BEGINNING. Containing 0.62 acres more or less.
EXHIBIT ‘B’

The Amended Preliminary Master Development Plan for Kennesaw Farms, Parcel A, consists of a 10 sheet plan, prepared by Morelock Engineering of Nolensville, TN, dated November 4, 2019, with a final revision date of January 3, 2020, with the following conditions:

1. Add acreage to be rezoned in the notes under the Site Data information.
2. Parking calculations shall be consistent with the Gallatin Zoning Ordinance. If maximum parking allowances are exceeded, provide pervious parking spaces for excess parking per Section 11.02.025 and Section 11.09.025, G.Z.O. with the FMDP.
3. The Engineering Division does not have a waiver for detention on file for this PMDP area. At the FMDP stage, the developer will be required to analyze the culvert under Nashville Pike for the 50-year storm event to evaluate if detention is required with this development.
4. Submit two (2) half-sized, corrected folded copies of the Amended Preliminary Master Development Plan and digital files consisting of a PDF and AutoCAD (dwg.) drawings to the Planning Department.
SUBJECT: An Ordinance No. 02001-5 of the City of Gallatin, Sumner County, Tennessee, rezoning a 0.62 +/- acre portion of a parcel from the PGC-Planned General Commercial District to the CC-Core Commercial District and approval of an Amended Preliminary Master Development Plan for Kennesaw Farms, Parcel A (P/O Tax Map 136, Parcel 045.00 and 045.01), totaling 14.05 +/- acres.

SUMMARY: An Ordinance of the City of Gallatin, Sumner County, Tennessee, rezoning a 0.62 +/- acre portion of a parcel from the PGC-Planned General Commercial District to the CC-Core Commercial District and approval of an Amended Preliminary Master Development Plan for Kennesaw Farms, Parcel A (P/O Tax Map 136, Parcel 045.00 and 045.01), totaling 14.05 +/- acres, containing 16 upper-residential multi-family condominiums with retail in one building and eight (8) office/retail/commercial buildings, located north of Nashville Pike and west of Kennesaw Boulevard; authorizing the revision to the Official Zoning Atlas; repealing conflicting ordinances; providing for severability; and providing an effective date.


ATTACHMENT:

- [ ] Resolution
- [x] Ordinance
- [ ] Correspondence
- [ ] Contract
- [x] Bid Tabulation
- [x] Other

Approved [x]
Rejected [ ]
Deferred [ ]

Notes:
RESOLUTION NO. R2001-1

A RESOLUTION OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE, ANNEXING A PORTION OF TAX MAP 134, PARCEL 001.03, CONSISTING OF 3.85 +/- ACRES, LOCATED NORTH AND EAST OF COLES FERRY ROAD, INTO THE CITY OF GALLATIN, AUTHORIZING THE ANNEXED AREA TO BE INDICATED ON THE OFFICIAL ZONING ATLAS; AUTHORIZING THE ASSIGNMENT OF THE ANNEXED AREA TO A COUNCIL DISTRICT; REPEALING CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the owner of the property of the affected area described in Exhibit ‘A’ submitted a petition to annex 3.85 +/- acres, located contiguous to the City of Gallatin, Tennessee, city limits; and

WHEREAS, a public hearing was held following public notice as prescribed by Tenn. Code Ann. § 6-51-102; and

WHEREAS, the annexation action is intended to correct the description of a previous annexation approved under Resolution No. R1712-65; and

WHEREAS, the City of Gallatin deems it reasonable and mutually beneficial to annex the territory described herein; and

WHEREAS, the Gallatin Municipal-Regional Planning Commission has by a majority vote recommended approval of GMRPC Resolution No. 2019-163 for the proposed annexation; and

WHEREAS, the City Council of the City of Gallatin has approved a Plan of Service for the annexation area as described in Resolution No. R1712-64.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE, AS FOLLOWS:

SECTION 1. The City Council of the City of Gallatin does hereby annex the following property as described in Exhibit ‘A’ and indicated on the map in Exhibit ‘B’;

SECTION 2. The City Council of the City of Gallatin does hereby approve, authorize, and direct the revision of the City’s boundaries and the Official Zoning Atlas to show the classification for the area as hereby being annexed into the City as shown on Exhibit ‘A’ and Exhibit ‘B’ attached hereto.

SECTION 3. The territory described in Exhibit ‘A’ and depicted in Exhibit ‘B’ shall become part of City Council District 2.
SECTION 4. All ordinances or resolutions or parts of ordinances or resolutions in conflict with the provisions of this resolution are hereby repealed to the extent of such conflict.

SECTION 5. If any provision of this resolution or the application thereof to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of the resolution which can be given effect without the invalid provision or applications, and to this end the provisions of this ordinance are declared severable.

SECTION 6. This resolution shall take effect after final passage, the public welfare requiring such, per Tennessee Code Annotated § 6-51-104.

IT IS SO ORDERED.

PRESENT AND VOTING:

AYE:

NAY:

DATED: ____________________________

MAYOR PAIGE BROWN

ATTEST: ____________________________

CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

______________________________

SUSAN HIGH-MCAULEY
CITY ATTORNEY

Exhibit ‘A’ – Legal Description of annexation territory
Exhibit ‘B’ – Map of the annexation territory
EXHIBIT ‘A’

Legal Description — A Portion of Tax Map Parcel 134//001.03, 3.85 +/- Acres

PORTIONS OF LANGLEY ESTATES LOTS 1 AND 2
COLES FERRY ROAD
TAX MAP 134, PARCEL 001.03
RECORD BOOK 3450, PAGE 831-R.O.S.C., TN.
RECORD BOOK 4996, PAGE 46-R.O.S.C., TN.
3RD CIVIL DISTRICT
GALLATIN, SUMNER COUNTY, TENNESSEE

BEING located in the 3rd Civil District of Sumner County, Tennessee, being located northeasterly of the Coles Ferry Road and Langwood Drive intersection and being a portion of the Oak Tree Partners LLC Property as recorded in Record Book 3450, Page 831 in the Register’s Office of Sumner County, Tennessee and also a portion of the City of Gallatin, Tennessee Property as recorded in Record Book 4996, Page 46 in the Register’s Office of Sumner County, Tennessee and being more particularly described as follows:

BEGINNING at an existing ½” iron pin monument capped “RLS 2053” in the northerly right-of-way of Coles Ferry Road, said monument being the northwesterly corner common to the Oak Tree Partners LLC Property as recorded in Record Book 4433, Page 675 in the Register’s Office of Sumner County, Tennessee and the southwesterly corner common to the City of Gallatin, Tennessee Property as recorded in Record Book 4996, Page 46 in the Register’s Office of Sumner County, Tennessee;

Thence leaving said Oak Tree Partners LLC Property and continuing along with the northerly right-of-way of Coles Ferry Road, N 34°20'51" W a distance of 157.97' to a point;

Thence leaving said northerly right-of-way of Coles Ferry Road and continuing across the City of Gallatin, Tennessee Property, N 89°27'56" E a distance of 1082.72' to a point, said point being the westerly line of the Hoeganaes Corporation Property as recorded in Deed Book 444 Page 113 in the Register’s Office of Sumner County, Tennessee;

Thence continuing along with the westerly line of the Hoeganaes Corporation Property, S 10°12'11" W a distance of 149.46' to a point;

Thence leaving said Hoeganaes Corporation Property and continuing across the City of Gallatin, Tennessee Property and Oak Tree Partners LLC Property, S 87°09'24" W a distance of 934.68' to the northerly right-of-way of Coles Ferry Road;

Thence continuing along with the northerly right-of-way of Coles Ferry Road, N 32°21'11" W a distance of 62.68' to an existing ½” iron pin monument capped “RLS 2053” which is the point of beginning, having an area of 167,759 square feet, 3.85 acres more or less.

All bearings based on Tennessee State Plane (NAD 83)

This description was prepared by Brian M. Reifschneider RLS #2487, and dated December 3, 2019.
The above description includes some area overlap from a possible gap with an ambiguous description in Ordinance No. 078-80 and closure error in Resolution No. R1712-65.

EXHIBIT ‘B’
Map of the annexation territory
CITY OF GALLATIN
COUNCIL COMMITTEE AGENDA

January 14, 2020

DEPARTMENT: PLANNING DEPARTMENT

AGENDA # 

SUBJECT:
Resolution No. R2001-1 of the City of Gallatin, Sumner County, Tennessee, annexing a portion of Tax Map 134, Parcel 001.03, consisting of 3.85 +/- acres, located north and east of Coles Ferry Road, into the City of Gallatin; authorizing the annexed land to be indicated on the official Zoning Atlas; authorizing assignment of the annexed area to a council district; repealing conflicting ordinances; providing for severability; and providing for an effective date.

SUMMARY:
A Resolution of the City of Gallatin, Sumner County, Tennessee, to annex the property of the affected area described in Exhibit "A," 3.85 +/- acres located contiguous to the City of Gallatin, Tennessee, city limits.

On December 16, 2019, the Gallatin Municipal-Regional Planning Commission recommended approval of GMRPC Resolution 2019-163.

RECOMMENDATION:

ATTACHMENT:

- Resolution
- Ordinance
- Correspondence
- Contract
- Bid Tabulation
- Other

Approved
Rejected
Deferred

Notes:
RESOLUTION NO. R1912-63

A RESOLUTION OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE, ADOPTING A PLAN OF SERVICES UPON THE ANNEXATION OF A 0.64 +/- ACRE PORTION OF A PARCEL (P/O TAX MAP 137, PARCEL 007.03), LOCATED NORTH OF BIG STATION CAMP BOULEVARD AND SOUTH OF SPRINGDALE LANE, AND A 0.82 +/- ACRE PORTION OF BIG STATION CAMP BOULEVARD PUBLIC RIGHT-OF-WAY, AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Gallatin received a petition by a property owner for the annexation of a 0.64 +/- acre portion of a parcel and the City, by Interlocal Agreement, proposes to annex a 0.82 +/- acre portion of public right-of-way contiguous to the City; and

WHEREAS, the area proposed for annexation by the City of Gallatin is substantially contiguous to the corporate limits to the City and within the City’s Urban Growth Boundary; and

WHEREAS, Tennessee Code Annotated, § 6-51-102(b) requires that a Plan of Service be adopted by the governing body of a City prior to the passage of an annexation resolution; and

WHEREAS, the Gallatin Municipal-Regional Planning Commission, pursuant to T.C.A. § 6-51-102(b)(4), § 6-51-107, §13-3-104, § 13-3-301, and § 13-4-103, has reviewed and recommended approval of this Plan of Service, as contained in GMRPC Resolution 2019-144.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY OF GALLATIN, TENNESSEE, AS FOLLOWS:

SECTION 1. Pursuant to the provisions of Section 6-51-102(b), Tennessee Code Annotated, there is hereby adopted, for the area described in Exhibit ‘A’, the Plan of Services described in Exhibit ‘B’:

SECTION 2. This Resolution shall be effective upon adoption, the public welfare requiring such.

IT IS SO ORDERED.

PRESENT AND VOTING:

AYE: 

NAY: 

DATED:

MAYOR PAIGE BROWN
ATTEST:

CONNIE KITRELL
CITY RECORDER

APPROVED AS TO FORM:

SUSAN HIGH-MCAULEY
CITY ATTORNEY

Exhibit ‘A’ – Legal Description of annexed territory
Exhibit ‘B’ – Plan of Services
EXHIBIT ‘A’

Legal Description – Portion of Tax Map Parcel 137//007.03 and Public Right-of-Way 1.46 (+/-) Acres


POINT OF BEGINNING BEING A POINT IN THE SOUTHERLY R/W OF BIG STATION CAMP BOULEVARD BEING SOUTHEAST CORNER OF THE PROPOSED ANNEXATION AREA HEREIN DESCRIBED; THENCE WITH THE SOUTHERLY R/W OF BIG STATION CAMP BOULEVARD AROUND A CURVE TO THE RIGHT HAVING A RADIUS OF 3921.27 FEET, AN ARC LENGTH OF 475.90 FEET, A CENTRAL ANGLE OF 06 DEGREES 57 MINUTES 13 SECONDS, AND A CHORD BEARING AND DISTANCE OF NORTH 43 DEGREES 38 MINUTES 50 SECONDS WEST, 475.61 FEET TO A POINT IN THE SOUTHERLY R/W OF BIG STATION CAMP BOULEVARD; THENCE CROSSING THE R/W OF BIG STATION CAMP BOULEVARD SOUTH 86 DEGREES 26 MINUTES 11 SECONDS EAST, 125.93 FEET TO A POINT IN THE NORTHERLY R/W OF BIG STATION CAMP BEING IN THE SOUTHWEST CORNER OF THE SAID FRANKLIN PROPERTY; THENCE LEAVING BIG STATION CAMP BOULEVARD AND CONTINUING SOUTH 86 DEGREES 26 MINUTES 11 SECONDS EAST, 253.52 FEET TO A POINT IN THE WESTERLY LINE OF THE SAID BOWLES PROPERTY; THENCE LEAVING THE SAID FRANKLIN PROPERTY SOUTH 08 DEGREES 56 MINUTES 30 SECONDS WEST, 215.44 FEET TO A POINT IN THE NORTHERLY R/W OF BIG STATION CAMP BOULEVARD; THENCE CROSSING THE BIG STATION CAMP R/W SOUTH 08 DEGREES 56 MINUTES 30 SECONDS WEST, 109.07 FEET TO THE POINT OF BEGINNING CONTAINING 65,585 SQUARE FEET OR 1.46 ACRES, MORE OR LESS.
EXHIBIT ‘B’
PLAN OF SERVICE FOR TAX MAP 137, PARCEL 007.03 and Segment 1 of the Big Station Camp Boulevard Right-of-Way (ANNX-2019-0003) pursuant to Tenn. Code Annotated § 6-51-102(b)

A. Potable Water
The property is now served by White House Utilities District. The developer will coordinate with White House Utilities District for availability of services and will be responsible for installing water lines throughout the site and for making improvements off site to ensure adequate water service levels. No potable water service is necessary to serve the right-of-way.

B. Sanitary Sewer
The property is now served by White House Utilities District. The developer will coordinate with White House Utilities District for availability of services and will be responsible for installing sanitary sewer lines throughout the site and for making improvements off site to ensure adequate sanitary service levels. No sanitary sewer service is necessary to serve the right-of-way.

C. Street Construction and Maintenance
The annexation includes a portion of the Big Station Camp Boulevard right-of-way. The City maintains this segment as part of an Interlocal Agreement with Sumner County (Resolution No. R1805-35) and will continue to maintain the road upon annexation. Upon completion and acceptance of any public streets within the development occurring on the 0.64 +/- acre portion of Parcel 007.03, the City will maintain these rights-of-way.

D. Solid Waste and Refuse Collection
Upon annexation, the City of Gallatin will begin collecting solid waste in the annexation area based on the provisions set forth in the Gallatin Municipal Code. Residents and business will also have access to city operated resource recovery programs and services.

E. Planning and Zoning Services
Upon annexation, the City of Gallatin will provide planning and zoning services, including zoning enforcement, to the 0.64 +/- acre portion of Parcel 007.03.

F. Building Inspections and Code Enforcement Services
Upon annexation, building and code inspection services will be provided by the City of Gallatin.

G. Fire Protection
After the effective date of the annexation of the 0.64 +/- acre portion of Parcel 007.03 and the adjacent Big Station Camp Boulevard right-of-way, the Gallatin Fire Department will provide fire protection and emergency response. Upon development of the property, the developer will provide fire hydrants in the annexation area pursuant to NFPA Life Safety Standards as determined by the City’s Senior Fire Inspector. The fire hydrants will be maintained by the White House Utility District. Upon annexation, the property will be
primarily served by Gallatin Fire Station #4, which has the appropriate number of personnel and number of department vehicles to service future development on the property.

H. Police Protection
After the effective date of the annexation, the Gallatin Police Department will provide police patrol, response to calls, and other routine police services to the property and adjacent right-of-way. The Police Department indicated that no additional police officers or departmental vehicles will be needed to provide service to this area.

I. Animal Control
The Gallatin Police Department provides animal control services and enforces the City’s animal control ordinances. After the effective date of the annexation, these services will be available in the annexation area.

J. Recreational Facilities and Programs
After the effective date of the annexation, the benefit and use of all recreational facilities and programs provided by the Leisure Services Department will be available to future residents of the 0.64 +/- acre portion of Parcel 007.03. Recreational facilities and programs will be provided with existing personnel, facilities, and resources.

K. Street Lighting and Electric Service
The Gallatin Department of Electricity currently services this area outside of Gallatin city limits. Existing infrastructure will support the proposed development but will need to be extended into the property by the developer to serve development on adjacent properties. Electric service by GDE shall comply with service design requirements including, where required, placing service lines underground. Upon completion of any future street construction and acceptance by the City, street lighting will be extended into the annexed area as required by GDE policy. At least one street light now is provided within the 475 foot segment of Big Station Camp Boulevard.

L. Gas
The Gallatin Public Utilities Department provides natural gas services to residential, business, and industrial customers in the City of Gallatin and outside the City’s corporate limits. An existing gas line is located in the vicinity of the property within the Big Station Camp right-of-way. The Gallatin Public Utilities Department may authorize the extension of natural gas service from this existing line into the property upon development at developer expense. Upon authorization to extend gas lines by Gallatin Public Utilities, the City will maintain and monitor such lines.

M. School System
The City shall provide written notice to the Sumner County School System of the proposed annexation and proposed plan of development prior to the public hearing on the annexation resolution as required by Tenn. Code Annotated, Section 6-51-102(b)(2). The School Board has been notified of the pending annexation and proposed development plan.
SUBJECT:
A Resolution No. R1912-63 of the City of Gallatin, Sumner County, Tennessee, to adopt a Plan of Services upon the annexation of a 0.64 +/- portion of a parcel (P/o Tax Map 137, Parcel 007.03) and a 0.82 +/- acre portion of Big Station Camp Boulevard public right-of-way for a total of 1.46 +/- acres, located north of Big Station Camp Boulevard and south of Springdale Lane and including a segment of Big Station Camp Boulevard.

SUMMARY:
A Resolution of the City of Gallatin, Sumner County, Tennessee, adopting a Plan of Services upon the annexation of a 0.64 +/- portion of a parcel (P/o Tax Map 137, Parcel 007.03), located north of Big Station Camp Boulevard and south of Springdale Lane, and a 0.82 +/- acre portion of Big Station Camp Boulevard public right-of-way for a total of 1.46 +/- acres; authorizing the revision to be indicated on the Official Zoning Atlas; repealing conflicting ordinances; providing for severability; and providing an effective date. The annexed property will be developed together with an adjacent property now located in the city. The right-of-way is now maintained by the city through an Interlocal Agreement.

RECOMMENDATION:
On November 18, 2019, the Gallatin Municipal-Regional Planning Commission recommended approval of the Plan of Services in GMRPC Resolution 2019-144. (ANNX-2019-0003)

ATTACHMENT:

Resolution
Ordinance

Correspondence
Contract

Bid Tabulation
Other

Approved
Rejected
Deferred

Notes:
RESOLUTION NO. R1912-64

A RESOLUTION OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE, ANNEXING A 0.64 +/- ACRE PORTION OF A PARCEL (P/O TAX MAP 137, PARCEL 007.03) LOCATED NORTH OF BIG STATION CAMP BOULEVARD AND SOUTH OF SPRINGDALE LANE, AND A 0.82 +/- ACRE PORTION OF THE BIG STATION CAMP BOULEVARD PUBLIC RIGHT-OF-WAY FOR A TOTAL OF 1.46 +/- ACRES, INTO THE CITY OF GALLATIN; AUTHORIZING THE ANNEXED PROPERTY TO BE INDICATED ON THE OFFICIAL ZONING ATLAS; ASSIGNING THE ANNEXED AREA TO A COUNCIL DISTRICT; REPEALING CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY, AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the owner of the property of the affected area described in Exhibit ‘A’ submitted a petition to annex a 0.64 +/- acre portion of a parcel, such property being substantially contiguous to the City’s corporate limits and within the City’s Urban Growth Boundary, and the City by Interlocal Agreement, proposed to annex a 0.82 +/- acre portion of public right-of-way located adjacent to and substantially contiguous to the City of Gallatin, Tennessee, corporate limits and located in the City of Gallatin Urban Growth Boundary; and

WHEREAS, a public hearing was held following public notice as prescribed by Tenn. Code Ann. § 6-51-102; and

WHEREAS, the City of Gallatin deems it reasonable and mutually beneficial to annex the territory described herein; and

WHEREAS, the Gallatin Municipal-Regional Planning Commission has by a majority vote recommended approval of the annexation and a Plan of Service in GMRPC Resolution No. 2019-144 for the affected area; and

WHEREAS, the City Council of the City of Gallatin has approved a Plan of Service for the annexation area as described in Resolution No. R1912-63.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE as follows:

Section 1. The City Council of the City of Gallatin does hereby annex the following property as described in Exhibit ‘A’ and indicated on the map in Exhibit ‘B’;

Section 2. The City Council of the City of Gallatin does hereby approve, authorize and direct the revision of the City’s boundaries and the Official Zoning Atlas to show the classification for the area as hereby being annexed into the City as shown on Exhibit ‘A’ and Exhibit ‘B’ attached hereto.
Section 3. The territory described in Exhibit ‘A’ and depicted in Exhibit ‘B’ shall become part of City Council District 4.

Section 4. All ordinances or resolutions or parts of ordinances or resolutions in conflict with the provisions of this resolution are hereby repealed to the extent of such conflict.

Section 5. If any provision of this resolution or the application thereof to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of the resolution which can be given effect without the invalid provision or application, and to this end the provisions of this resolution are declared severable.

Section 6. This resolution shall take effect after final passage, the public welfare requiring such, per Tenn. Code Ann. § 6-51-104.

IT IS SO ORDERED.

PRESENT AND VOTING.

AYE:

NAY:

DATED:

MAYOR PAIGE BROWN

ATTEST:

CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

SUSAN HIGH-MCAULEY
CITY ATTORNEY

Exhibit ‘A’ – Legal Description of annexation territory
Exhibit ‘B’ – Map of the annexation territory
EXHIBIT 'A'

Legal Description – Portion of Tax Map Parcel 137/007.03 and Public Right-of-Way
1.46 (+/-) Acres


POINT OF BEGINNING BEING A POINT IN THE SOUTHERLY RW OF BIG STATION CAMP BOULEVARD BEING SOUTHEAST CORNER OF THE PROPOSED ANNEXATION AREA HEREIN DESCRIBED; THENCE WITH THE SOUTHERLY RW OF BIG STATION CAMP BOULEVARD AROUND A CURVE TO THE RIGHT HAVING A RADIUS OF 3921.27 FEET, AN ARC LENGTH OF 475.90 FEET, A CENTRAL ANGLE OF 06 DEGREES 57 MINUTES 13 SECONDS, AND A CHORD BEARING AND DISTANCE OF NORTH 43 DEGREES 38 MINUTES 50 SECONDS WEST, 475.61 FEET TO A POINT IN THE SOUTHERLY RW OF BIG STATION CAMP BOULEVARD; THENCE CROSSING THE RW OF BIG STATION CAMP BOULEVARD SOUTH 86 DEGREES 26 MINUTES 11 SECONDS EAST, 125.93 FEET TO A POINT IN THE NORTHERLY RW OF BIG STATION CAMP BEING IN THE SOUTHWEST CORNER OF THE SAID FRANKLIN PROPERTY; THENCE LEAVING BIG STATION CAMP BOULEVARD AND CONTINUING SOUTH 86 DEGREES 26 MINUTES 11 SECONDS EAST, 253.52 FEET TO A POINT IN THE WESTERLY LINE OF THE SAID BOWLES PROPERTY; THENCE LEAVING THE SAID FRANKLIN PROPERTY SOUTH 08 DEGREES 56 MINUTES 30 SECONDS WEST, 215.44 FEET TO A POINT IN THE NORTHERLY RW OF BIG STATION CAMP BOULEVARD; THENCE CROSSING THE BIG STATION CAMP RW SOUTH 08 DEGREES 56 MINUTES 30 SECONDS WEST, 109.07 FEET TO THE POINT OF BEGINNING CONTAINING 65,585 SQUARE FEET OR 1.46 ACRES, MORE OR LESS.
GENERAL NOTES
1. THE PURPOSE OF THIS EXHIBIT IS TO SHOW THE
   PROPOSED AREA OF ANNEXATION BEING
   CONSIDERED BY THE CITY OF GALLATIN.
2. SUCH AREAS ARE SUBJECT TO CHANGE TO
   ACCOMMODATE FUTURE DEVELOPMENT.
3. THIS EXHIBIT IS NOT A FINAL PROPERTY SURVEY
   AS DEFINED UNDER RULE 0820.03-7.

LEGEND
• POINT

ANNEXATION EXHIBIT
FOR
DELTA INVESTMENT PARTNERS
4TH CIVIL DISTRICT OF SUMNER COUNTY, CITY OF GALLATIN, TENNESSEE

ANNEXATION AREA 66,585 S.F. OR 1.46 AC.
CITY OF GALLATIN
COUNCIL COMMITTEE AGENDA

DECEMBER 10, 2019

DEPARTMENT: PLANNING DEPARTMENT

SUBJECT:
A Resolution No. R1912-64 of the City of Gallatin, Sumner County, Tennessee, annexing a 0.64 +/- portion of Tax Map 137, Parcel 007.03, located north of Big Station Camp Boulevard and south of Springdale Lane, and a 0.82 +/- acre portion of Big Station Camp Boulevard public right-of-way for a total of 1.46 +/- acres.

SUMMARY:
A Resolution of the City of Gallatin, Sumner County, Tennessee, annexing a 0.64 +/- portion of Tax Map 137, Parcel 007.03, located north of Big Station Camp Boulevard and south of Springdale Lane, and a 0.82 +/- acre portion of Big Station Camp Boulevard public right-of-way for a total of 1.46 +/- acres into the City of Gallatin; authorizing the annexed property to be indicated on the Official Zoning Atlas assigning the annexed area to a Council District; repealing conflicting ordinances; providing for severability; and providing an effective date.

RECOMMENDATION:
On November 18, 2019, the Gallatin Municipal-Regional Planning Commission recommended approval of the annexation in GMRPC Resolution 2019-144. (ANNX-2019-0003)

ATTACHMENT:

☑ Resolution
☐ Ordinance
☐ Correspondence
☐ Contract
☐ Bid Tabulation
☐ Other

☑ Approved
☐ Rejected
☐ Deferred

Notes:
AN ORDINANCE OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE, REZONING A PORTION OF TWO PARCELS, TOTALING 87.34 +/- ACRES, FROM THE PGC-PLANNED GENERAL COMMERCIAL DISTRICT TO THE MRO-MULTIPLE RESIDENTIAL AND OFFICE DISTRICT AND A 0.64 +/- ACRE PORTION OF A PARCEL FROM ESTATE-A (SUMNER COUNTY) DISTRICT TO THE PGC-PLANNED GENERAL COMMERCIAL DISTRICT AND APPROVAL OF A PRELIMINARY MASTER DEVELOPMENT PLAN FOR MCCAIN'S STATION, TOTALING 130.78 +/- ACRES, LOCATED NORTH OF HIGHWAY 386 AND EAST OF BIG STATION CAMP BOULEVARD; AUTHORIZING THE REVISION TO BE INDICATED ON THE OFFICIAL ZONING ATLAS; REPEALING CONFLICTING ORDINANCES; PROVIDING FOR SEVERABILITY, AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the owner of the properties submitted a complete application to rezone 87.98 +/- acres with a Preliminary Master Development Plan for McCain's Station on 130.78 +/- acres, located in the City of Gallatin, Tennessee; and

WHEREAS, the zoning map amendment conforms to the general plan of the area including the established Regional Activity Center Character Area and that the public necessity, convenience, and general welfare, will be served by approving the proposed amendment; and

WHEREAS, the property proposed for rezoning has adequate public utilities, infrastructure and private or municipal services necessary to serve the existing and proposed development and population permitted by the requested zoning or such necessary services and facilities will be provided upon development of the property; and

WHEREAS, the rezoning will be compatible with the surrounding environment and will protect the public health, safety and welfare and will not be injurious to other property or improvements in the area in which the property is located; and

WHEREAS, the Gallatin Municipal-Regional Planning Commission reviewed and recommended approval of the proposed rezoning with Preliminary Master Development Plan in GMRPC Resolution 2019-145; and

WHEREAS, a public hearing was held following public notice as prescribed by the Gallatin Zoning Ordinance and Tenn. Code Ann. § 13-7-203; and

WHEREAS, the City Council approved by majority vote of the members present the rezoning request of the described property; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GALLATIN, SUMNER COUNTY, TENNESSEE as follows:
Section 1. The City Council of the City of Gallatin does hereby rezone portions of two parcels, totaling 87.34 +/- acres from the PGC-Planned General Commercial District to the MRO-Multiple Residential and Office District and a 0.64 +/- acre portion of a parcel from the Estate-A (Sumner County) District to the PGC-Planned General Commercial District as described in Exhibit “A” and with a Preliminary Master Development Plan for McCain’s Station as described in Exhibit ‘B’.

Section 2. The City Council of the City of Gallatin does hereby approve, authorize and direct the revision of the City’s Official Zoning Atlas to show the classification for the area as hereby rezoned.

Section 3. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed to the extent of such conflict.

Section 4. If any provision of this ordinance or the application thereof to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of this ordinance which can be given without the invalid provision or application, and to this end the provisions of this ordinance are declared severable.

Section 5. This ordinance shall become effective immediately upon adoption.

PASSED FIRST READING:

PASSED SECOND READING:

ATTEST:

______________________________
MAYOR PAIGE BROWN

CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

______________________________
SUSAN HIGH-MACAULEY
CITY ATTORNEY

Exhibit A: Legal Descriptions
Exhibit B: Description of PMDP with conditions
EXHIBIT ‘A’

Legal Descriptions

PGC TO MRO REZONING, TOTALLING 87.34 ACRES


COMMENCING AT A POINT IN THE NORTHERLY R/W OF BIG STATION CAMP BOULEVARD BEING THE SOUTHWEST CORNER OF THE SAID BOWLES PROPERTY; THENCE LEAVING THE SAID R/W NORTH 08 DEGREES 56 MINUTES 30 SECONDS EAST, 215.44 FEET TO A ½” IRON ROD (OLD); THENCE NORTH 09 DEGREES 11 MINUTES 12 SECONDS EAST, 234.19 FEET TO A ½” IRON ROD (OLD) BEING THE SOUTHWEST AND POINT OF BEGINNING OF THE ZONING AREA HEREIN DESCRIBED, ALSO BEING THE SOUTHEAST CORNER OF THE SAID REVERE AT HIDDEN CREEK SUBDIVISION; THENCE NORTH 09 DEGREES 11 MINUTES 39 SECONDS EAST, 835.42 FEET TO A ½” IRON ROD (OLD); THENCE NORTH 05 DEGREES 53 MINUTES 00 SECONDS EAST, 1074.89 FEET TO A ½” IRON ROD (OLD) BEING IN THE SOUTHERLY LINE OF THE SAID FRANLIN PROPERTY; THENCE LEAVING THE SAID REVERE AT HIDDEN CREEK SOUTH 82 DEGREES 40 MINUTES 53 SECONDS EAST, 27.13 FEET TO A POINT; THENCE SEVERING THE FRANKLIN PROPERTY AROUND A CURVE TO THE LEFT HAVING A RADIUS OF 1341.50 FEET, AN ARC LENGTH OF 793.30 FEET, A CENTRAL ANGLE OF 33 DEGREES 52 MINUTES 56 SECONDS, AND A CHORD BEARING AND LENGTH OF NORTH 62 DEGREES 43 MINUTES 59 SECONDS EAST, 781.79 FEET TO A POINT; THENCE NORTH 45 DEGREES 47 MINUTES 32 SECONDS EAST, 31.83 FEET TO A POINT IN THE SOUTHERLY LINE OF THE CITY OF GALLATIN PROPERTY; THENCE WITH THE CITY OF GALLATIN PROPERTY SOUTH 41 DEGREES 10 MINUTES 53 SECONDS EAST, 707.34 FEET TO A POINT; THENCE SOUTH 82 DEGREES 40 MINUTES 53 SECONDS EAST, 601.56 FEET TO A MONUMENT IN THE WESTERLY LINE OF THE SAINT BLAISE ESTATES SUBDIVISION; THENCE WITH THE SAID SUBDIVISION THE FOLLOWING FOUR CALLS: SOUTH 08 DEGREES 19 MINUTES 24 SECONDS WEST, 482.43 FEET TO A MONUMENT; THENCE SOUTH 53 DEGREES 20 MINUTES 19 SECONDS EAST, 23.97 FEET TO A
MOUMENT; THENCE SOUTH 83 DEGREES 20 MINUTES 17 SECONDS EAST, 331.64 FEET TO A 1/2" IRON ROD (OLD); THENCE SOUTH 15 DEGREES 04 MINUTES 07 SECONDS WEST, 1461.49 FEET TO A 5/8" IRON ROD (OLD); THENCE LEAVING THE SAID SUBDIVISION WITH A LINE SEVERING THE LANDS OF BOWLES THE FOLLOWING TEN CALLS: NORTH 73 DEGREES 21 MINUTES 48 SECONDS WEST, 971.90 FEET TO A POINT; THENCE NORTH 41 DEGREES 07 MINUTES 23 SECONDS WEST, 621.48 FEET TO A POINT; THENCE SOUTH 48 DEGREES 52 MINUTES 37 SECONDS WEST, 68.95 FEET TO A POINT; THENCE AROUND A CURVE TO THE LEFT HAVING A RADIUS OF 784.00 FEET, AN ARC LENGTH OF 468.54 FEET, A CENTRAL ANGLE OF 34 DEGREES 14 MINUTES 29 SECONDS, AND A CHORD BEARING AND LENGTH OF SOUTH 31 DEGREES 45 MINUTES 23 SECONDS WEST, 461.60 FEET TO A POINT; THENCE SOUTH 14 DEGREES 38 MINUTES 08 SECONDS WEST, 332.49 FEET TO A POINT; THENCE NORTH 84 DEGREES 48 MINUTES 04 SECONDS WEST, 14.42 FEET TO A POINT; THENCE AROUND A CURVE TO THE RIGHT HAVING A RADIUS OF 180.00 FEET, AN ARC LENGTH OF 170.50 FEET, A CENTRAL ANGLE OF 54 DEGREES 16 MINUTES 19 SECONDS, AND A CHORD BEARING AND LENGTH OF NORTH 48 DEGREES 13 MINUTES 42 SECONDS WEST, 164.20 FEET TO A POINT; THENCE NORTH 21 DEGREES 05 MINUTES 33 SECONDS WEST, 96.75 FEET TO A POINT; THENCE AROUND A CURVE TO THE LEFT HAVING A RADIUS OF 220.00 FEET, AN ARC LENGTH OF 62.96 FEET, A CENTRAL ANGLE OF 16 DEGREES 23 MINUTES 52 SECONDS, AND A CHORD BEARING AND DISTANCE OF NORTH 29 DEGREES 17 MINUTES 29 SECONDS WEST, 62.75 FEET TO A POINT; THENCE NORTH 37 DEGREES 29 MINUTES 25 SECONDS WEST, 46.62 FEET TO THE POINT OF BEGINNING CONTAINING 3,804,195 SQUARE FEET OR 87.34 ACRES MORE OR LESS.

ESTATE-A (SUMNER COUNTY) TO PGC REZONING, TOTALLING 0.64 ACRES

BEING A PROPOSED ANNEXATION AREA IN THE 4TH CIVIL DISTRICT OF SUMNER COUNTY, CITY OF GALLATIN, TENNESSEE. BEING A PORTION OF PARCEL 7.03 AS SHOWN ON SUMNER COUNTY PROPERTY TAX MAP NUMBER 137 WHICH IS THE PROPERTY OF DONNA WACASER OF RECORD IN RECORD BOOK 1630, PAGE 705 RECORDS OFFICE OF SUMNET COUNTY, TENNESSEE (R.O.S.C.T.), BEING BOUNDED ON THE SOUTH BY BIG STATION CAMP BOULEVARD RIGHT-OF-WAY (90' PUBLIC RIGHT-OF-WAY), ON THE NORTH BY THE NANCY AND ROBERT FRANKLIN PROPERTY OF RECORD IN RECORD BOOK 4560, PAGE 664 (R.O.S.C.T.), ON THE SOUTHWEST BY THE REMAINING DONNA WACASER PROPERTY, AND ON THE EAST BY THE RAY AND JEAN BOWLES PROPERTY OF RECORD IN RECORD BOOK 3373, PAGE 674 (R.O.S.C.T.), SAID PROPOSED ANNEXATION AREA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

POINT OF BEGINNING BEING A POINT IN THE NORTHERLY RW OF Big Station Camp Property Being In The Southwest Corner Corner Of The Said Franklin Property And The Southeast Corner Of The Annexation Area Herein Described; Thence Leaving Big Station Camp Boulevard South 86 Degrees 26 Minutes 11 Seconds East, 253.52 Feet To A Point In The Westerly Line Of The Said Bowles Property; Thence Leaving The Said Franklin Property South 08 Degrees 56
MINUTES 30 SECONDS WEST, 215.44 FEET TO A POINT IN THE NORTHERLY RW OF BIG STATION CAMP BOULEVARD; THENCE WITH BIG STATION CAMP RW AROUND A CURVE TO THE RIGHT HAVING A RADIUS OF 3831.27 FEET, AN ARC LENGTH OF 317.04 FEET, A CENTRAL ANGLE OF 04 DEGREES 44 MINUTES 29 SECONDS, AND A CHORD BEARING AND DISTANCE OF SOUTH 43 DEGREES 50 MINUTES 34 SECONDS EAST, 316.95 FEET TO THE POINT OF BEGINNING CONTAINING 27,883 SQUARE FEET OR 0.64 ACRES, MORE OR LESS.
EXHIBIT ‘B’

The Preliminary Master Development Plan for McCain’s Station consists of a:

- Seventeen (17) sheet plan, prepared by Ragan Smith Associates of Nashville, TN, Chattanooga, TN, and Murfreesboro, TN, with job number 19091, dated October 14, 2019, with a final revision date of December 2, 2019, and a
- Architectural Packet for McCain’s Station, consisting of 31 pages, prepared by Ragan Smith Associates, stamped date received December 2, 2019,

with the following conditions:

1. Add the following note, “PMDP approval is conditional with the understanding that upon adoption of the Establishment of the Big Station Camp Boulevard Transportation Improvement District Ordinance by the City of Gallatin, FMDP’s, including final plats and site plans, will be subject to the findings and recommendations of the study associated with the Ordinance. Pro-rata contributions toward traffic infrastructure improvements, as recommended in the study or subsequent traffic studies submitted for the developments review and approval may be required of development impacting select needed infrastructure improvements. Prior to recording of any Final Plat and/or approval of a Final Master Development Plan, the developer shall enter into a pro-rata contribution agreement with the City.”

2. Improvements recommended by the approved Traffic Impact Study (TIS) must be shown on the PMDP. TIS must be approved by the City Engineer.

3. Add the following note, “The Water Quality Buffer as shown hereon is a permanent water quality buffer in accordance with Article 6 Section 9 of the City of Gallatin Stormwater Ordinance. Water Quality Buffers, provided around waterbodies, are not to be mowed, and are to remain undisturbed in a natural vegetated state free of obstructions, structures, or intrusions. Maintenance and or restoration within water quality buffers to be limited to hand held and hand operated tools and to be performed in accordance with current City of Gallatin Stormwater Ordinance and or at the direction of City of Gallatin Engineering Division.”

4. Remove any street trees located within the sight triangles of all roadway intersections.

5. Properly identify the property for a future park owned by the city on Sheet PM1.0.

6. Submit two (2) half-sized, corrected folded copies of the Preliminary Master Development Plan and Pattern Book and digital files consisting of a PDF and AutoCAD (dwg.) drawings to the Planning Department.
DEPARTMENT: PLANNING DEPARTMENT

AGENDA # 8

SUBJECT:
An Ordinance No. O1912-62 of the City of Gallatin, Sumner County, Tennessee, rezoning portions of two parcels, totaling 87.34 +/- acres from the PGC-Planning General Commercial District to the MRO-Multiple Residential and Office District and a 0.64 +/- acre portion of a parcel from the Estate-A (Sumner County) District to the PGC-Planned General Commercial District and approval of a Preliminary Master Development Plan for McCain’s Station, totaling 130.78 +/- acres.

SUMMARY:
An Ordinance of the City of Gallatin, Sumner County, Tennessee, rezoning portions of two parcels, totaling 87.34 +/- acres from the PGC-Planning General Commercial District to the MRO-Multiple Residential and Office District and a 0.64 +/- acre portion of a parcel from the Estate-A (Sumner County) District to the PGC-Planned General Commercial District and approval of a Preliminary Master Development Plan for McCain’s Station, totaling 130.78 +/- acres. The proposed master plan contains 112 single-family detached residential lots, 195 multi-family (townhome) units, 377 townhomes/flat units, six (6) commercial lots/outparcels, nine (9) open (green) space tracts and right (8) public rights-of-way, located north of Highway 386 and east of Big Station Camp Boulevard; authorizing the revision to the Official Zoning Atlas; repealing conflicting ordinances; providing for severability; and providing an effective date.

RECOMMENDATION:
On November 18, 2019, the Gallatin Municipal-Regional Planning Commission recommended approval of the rezoning and master development plan in GMRPC Resolution 2019-145 (ZONE-2019-0005)

ATTACHMENT:

☐ Resolution ☐ Bid Tabulation
☒ Ordinance ☐ Correspondence ☐ Other
☐ Contract

Approved ☒ Rejected ☐ Deferred ☐
ORDINANCE NO. O2001-1

ORDINANCE APPROPRIATING $99,226.27 FROM MIRACLE PARK DONATIONS REVENUE FUND TO MIRACLE PARK EXPENSE FUND

BE IT ORDAINED BY THE CITY OF GALLATIN, TENNESSEE, that the sum of $99,226.27 is hereby appropriated from the Miracle Park Donations, revenue account #110-36700-211, to the Parks and Recreation Miracle Park, expense account #110-44720-937-211, to begin work on the Miracle Park complex.

BE IT FURTHER ORDAINED BY THE CITY OF GALLATIN, TENNESSEE, that this Ordinance shall take effect from and after its final passage, the public welfare requiring such.

PASSED SECOND READING:

__________________________
MAYOR PAIGE BROWN

ATTEST:

__________________________
CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

__________________________
SUSAN HIGH-MCAULEY
CITY ATTORNEY
SUBJECT:
Ordinance appropriating funds for Miracle Park.

SUMMARY:
Ordinance appropriating funds from Miracle Park Donations to the Miracle Park expense account.

RECOMMENDATION:
Approval

ATTACHMENT:

- Resolution
- Ordinance
- Correspondence
- Contract
- Bid Tabulation
- Other

Approved [X]
Rejected [ ]
Deferred [ ]

Notes:
ORDINANCE NO. O2001-2

ORDINANCE APPROPRIATING INSURANCE RECOVERIES IN THE AMOUNT OF $1,907.19 FROM THE UNASSIGNED FUND BALANCE OF THE GENERAL FUND FOR REPAIR OF DAMAGES TO PUBLIC WORKS JOHN DEERE TRACTOR

BE IT ORDAINED BY THE CITY OF GALLATIN, TENNESSEE, that insurance recoveries in the amount of $1,907.19 are hereby appropriated from the unassigned fund balance of the general fund for repair of damages to Public Works Vehicles and Equipment to the following account:

Street Maintenance-Repair and Maintenance-Equipment, account #110-43120-262,

BE IT FURTHER ORDAINED BY THE CITY OF GALLATIN, TENNESSEE, that this Ordinance shall take effect from and after its final passage, the public welfare requiring such.


PASSED SECOND READING:

________________________________________
MAYOR PAIGE BROWN

ATTEST:

________________________________________
CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

________________________________________
SUSAN HIGH-MCAULEY
CITY ATTORNEY
DEPARTMENT: Public Works

SUBJECT: Appropriation of Insurance Recovery in the amount of $1,907.19 for the repair of damages to Public Works John Deere tractor

SUMMARY: Appropriate funds in the amount of $1,907.19 from general fund to 110-43120-262 for the repair of Public Works John Deere tractor.

RECOMMENDATION:

ATTACHMENT:

- Resolution [ ]
- Ordinance [x]
- Correspondence [ ]
- Contract [ ]
- Bid Tabulation [x]
- Other [ ]

Notes:
ORDINANCE NO. O2001-4

ORDINANCE APPROPRIATING BONNAROO WORKS GRANT FUNDS IN THE AMOUNT $4,500 FOR THE PAINTING OF MURALS ON PUBLIC WORKS RECYCLING BINS

WHEREAS, The City of Gallatin applied for and was awarded a grant in the amount of $4,500 from the Bonnaroo Works Fund of The Community Foundation of Middle Tennessee, for the painting of murals on Public Works recycling bins located on Long Hollow Pk.,

AND WHEREAS, the cost of painting the murals has been estimated at $9000,

AND WHEREAS, this grant is a 50/50 matching grant,

AND WHEREAS, $4,500 in matching funds is currently unencumbered and available in 110-43000-489 Other Landfill-Recycling;

NOW THEREFORE BE IT ORDAINED BY THE CITY OF GALLATIN, TENNESSEE, that the sum of $4500 is hereby appropriated from 110-36700 to account number 110-43000-489, Other Landfill-Recycling;

AND BE IT FURTHER ORDAINED that this Ordinance shall take effect on final passage, the public welfare requiring such.

PASSED FIRST READING:

PASSED SECOND READING:

________________________
MAYOR PAIGE BROWN

ATTEST:

________________________
CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

________________________
SUSAN HIGH-MCAULEY
CITY ATTORNEY
DEPARTMENT: Public Works

SUBJECT: Appropriation of $4,500 in Bonnaroo Works grant funding from 110-36700 to 110-43000-489 to paint murals on Public Works recycling bins.

SUMMARY: Gallatin Beautiful applied for and received a 50/50 matching grant for the purpose of retaining local artists and potentially youth to paint murals on roll-off bins at the Public Works recycling center.

RECOMMENDATION:

ATTACHMENT:

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<td>Ordinance</td>
<td>Contract</td>
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Approved [X]  
Rejected [ ]  
Deferred [ ]

Notes:
ORDINANCE NO. 02002-6

ORDINANCE APPROPRIATING $50,000 FOR GALLATIN MUSIC FESTIVAL

BE IT ORDAINED BY THE CITY OF GALLATIN, TENNESSEE, that the sum of $50,000 is hereby appropriated from the Undesignated Fund Balance of the General Fund for a music festival to take place in Gallatin, which festival will promote the City and increase tourism.

BE IT FURTHER ORDAINED BY THE CITY OF GALLATIN, TENNESSEE, that the sum of $50,000 be appropriated to account number 11047210-290.

BE IT FURTHER ORDAINED BY THE CITY OF GALLATIN, TENNESSEE, that this Ordinance shall take effect on final passage, the public welfare requiring such.

PASSED FIRST READING:

PASSED SECOND READING:

MAYOR PAIGE BROWN

ATTEST:

CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

SUSAN HIGH-MCAULEY
CITY ATTORNEY
DEPARTMENT: Mayor's Office

SUBJECT: Ordinance No. O2002-6 Ordinance appropriating $50,000 for Gallatin Music Festival

SUMMARY:

RECOMMENDATION:

ATTACHMENT:

Resolution Correspondence Bid Tabulation
Ordinance Contract Other

Approved Rejected Deferred

Notes:
ORDINANCE NO. O2002-10

ORDINANCE APPROPRIATING FUNDS IN THE AMOUNT OF $3,000
 FOR LAND APPRAISALS

BE IT ORDAINED BY THE CITY OF GALLATIN, TENNESSEE, that the sum
of $3,000 is hereby appropriated from the General Fund Unassigned Balance to account
11041310-256, Appraisal Services; and

BE IT FURTHER ORDAINED BY THE CITY OF GALLATIN, TENNESSEE,
that this Ordinance shall take effect from and after its final passage, the public welfare
requiring such.

PASSED FIRST READING:
PASSED SECOND READING:

MAYOR PAIGE BROWN

ATTEST:

CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

SUSAN HIGH-MCAULEY
CITY ATTORNEY
RESOLUTION NO. R2002-8

RESOLUTION AUTHORIZING THE MAYOR TO NEGOTIATE THE PURCHASE OF PROPERTIES FOR IMPROVEMENTS TO SMITH STREET

WHEREAS, the City of Gallatin desires to purchase land for future improvements to Smith Street due in part to the proposed new courthouse complex in Gallatin; and

WHEREAS, funds are available from the undesignated fund balance for the purchase of these properties; and

WHEREAS, the City Council has authorized the Mayor to negotiate the purchase of necessary properties, with the total acquisition price not to exceed $600,000.00

NOW, THEREFORE, BE IT RESOLVED that the City of Gallatin authorizes the Mayor to negotiate the purchase of necessary properties for the purpose of making future improvements to Smith Street, with the total acquisition price not to exceed $600,000.00, and Council shall appropriate such funds for the purchase from the undesignated fund balance of the general fund at the appropriate time;

BE IT FURTHER RESOLVED that the Mayor is authorized to execute all contracts and related documents for the purchase of these necessary properties to make the improvements to Smith Street; and

BE IT FURTHER RESOLVED that this Resolution shall take effect from and after its passage, the public welfare requiring it.

PASSED FIRST READING:
PASSED SECOND READING:
ATTEST:

CONNIE KITTRELL
CITY RECORDER

APPROVED AS TO FORM:

SUSAN HIGH-MCAULEY
CITY ATTORNEY

MAYOR PAIGE BROWN