

COUNTY COMMISSION-REGULAR SESSION

000833

MARCH 19, 2018

BE IT REMEMBERED THAT:

COUNTY COMMISSION MET PURSUANT TO ADJOURNMENT IN REGULAR SESSION OF THE SULLIVAN COUNTY BOARD OF COMMISSIONERS THIS MONDAY MORNING, MARCH 19, 2018, 9:00 A.M. IN BLOUNTVILLE, TENNESSEE. PRESENT AND PRESIDING WAS HONORABLE RICHARD VENABLE, COUNTY CHAIRMAN, JEANIE GAMMON, COUNTY CLERK OF SAID BOARD OF COMMISSIONERS,

TO WIT:

The Commission was called to order by County Chairman Richard Venable. Sheriff Wayne Anderson opened the commission and Comm. Johnson gave the invocation. The pledge to the flag was led by Sheriff Wayne Anderson.

COMMISSIONERS PRESENT AND ANSWERING ROLL WERE AS FOLLOWS:

	<b>BRYAN BOYD</b>
<b>DARLENE R CALTON</b>	<b>MICHAEL B COLE</b>
<b>LARRY CRAWFORD</b>	<b>JOHN GARDNER</b>
<b>SHERRY GRUBB</b>	
<b>TERRY HARKLEROAD</b>	<b>MACK HARR</b>
<b>JOE HERRON</b>	<b>BAXTER HOOD</b>
<b>DENNIS HOUSER</b>	<b>MATTHEW JOHNSON</b>
<b>BILL KILGORE</b>	<b>KIT MCGLOTHLIN</b>
<b>RANDY MORRELL</b>	<b>BOB NEAL</b>
<b>BOBBY RUSSELL</b>	<b>CHERYL RUSSELL</b>
<b>PATRICK SHULL</b>	<b>ANGIE STANLEY</b>
<b>MARK VANCE</b>	<b>EDDIE WILLIAMS</b>

22 PRESENT 2 ABSENT (ABSENT-BOWERY/ HARE)

The following pages indicates the action taken by the Commission on re-zoning requests, approval of notary applications and personal surety bonds, motions, resolutions and other matters subject to the approval of the Board of Commissioners.

Motion was made by Comm. Harkleroad and seconded by Comm. Harr to approve the minutes of the February 20, 2018 Regular Session. Said motion was approved by voice vote.

000835

## Agenda subject voting report

Meeting Name

Sullivan County Commission March 2018

3/19/2018

2 Roll Call by Jeanie Gammon, County Clerk  
Attendance  
Roll Call

## Description

Chairman Venable, Richard

## Total Vote Result

Voting start time 9:02:57 AM  
Voting stop time 9:03:28 AM  
Voting Configuration Roll Call - Attendances  
Voting mode Open  
Vote Result

Present	22
Total Present	22
Total Seats	24
Absent	2

## Group Voting Result

Group	Yes	Absent
No group	22	02
Total Results	22	02

## Individual Voting Result

Name	Yes	Absent
Bowery, Mark ()		
Boyd, Bryan ()	X	
Calton, Darlene ()	X	
Cole, Michael ()	X	
Crawford, Larry ()	X	
Gardner, John ()	X	
Grubb, Sherry ()	X	
Hare, Andy ()		
Harkleroad, Terry ()	X	
Harr, Mack ()	X	
Herron, Joe ()	X	
Hood, Baxter ()	X	
Houser, Dennis ()	X	
Johnson, Matthew ()	X	
Kilgore, Bill ()	X	
McGlothlin, Kit ()	X	
Morrell, Randy ()	X	
Neal, Bob ()	X	
Russell, Bobby ()	X	
Russell, Cheryl ()	X	
Shull, Patrick ()	X	
Stanley, Angie ()	X	
Vance, Mark ()	X	
Williams, Eddie ()	X	

# Certificate of Accomplishment

*presented to*

**Tri-Cities Christian Eagles  
Boys Basketball Team  
2017-2018 Season**

*for outstanding performance and achievement*

**2018 TAACS State Basketball Tournament Champions  
AA Division**

*Team Members: Isaac Hatfield #3, Garrett Littlejohn #1, Willy Shen #11,  
Aaron Rose #14, Jacob Harr # 35, Brandon Bullock #0, Caleb Rose #22,  
Chris Smith #31, Josh Withrow #13, Drew Correll #15, Adam Pigeon #20,  
Gavyn Etter #21, Adam Pritchard #23, Brayden Layell #34  
Roy Chen, Manager*

*Head Coach: David Blythe  
Assistants: Noah Rosenbalm and Adam Johnston  
Athletic Director: Lisa Layell*

*presented this 19<sup>th</sup> day of March 2018 before the  
Sullivan County Board of Commissioners  
Sullivan County Courthouse  
Blountville, Tennessee*

**COUNTY of SULLIVAN  
TENNESSEE**



*Richard S. Venable*

**Richard S. Venable  
Sullivan County Mayor**

# SULLIVAN COUNTY, TENNESSEE

## PROCLAMATION

**WHEREAS**, The University of Tennessee is Tennessee's land-grant university, and has a three-part mission of teaching, research, and Extension; and

**WHEREAS**, Extension is the outreach arm of the University and an integral part of the land-grant mission extending the knowledge and expertise of the University to the people of Tennessee through education delivered by agents, specialists, and volunteers in all 95 counties of the state; and

**WHEREAS**, Extension is a valuable resource for helping citizens to solve problems providing real life solutions in the places they live, work, and play through hundreds of programs; and

**WHEREAS**, Extension's efforts are based on local needs, research and a commitment to improve the quality of life.

**WHEREAS**, Extension's educational programs in 4-H youth development, agriculture and natural resources, family and consumer sciences, and community economic development produce substantial returns to the state.

**WHEREAS**, using research, questionnaires, observations, and sales records, an economic impact was estimated at more than \$575 million from July 1, 2016 through June 30, 2017 for statewide educational programs.

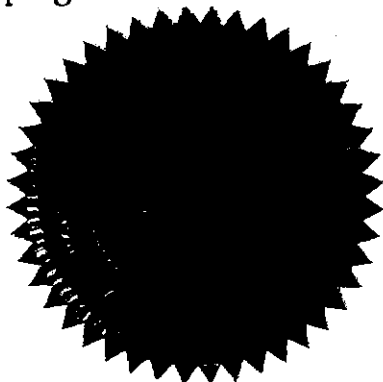
**WHEREAS**, a recent assessment indicates that every \$1 in public funds invested in Extension programs returns an estimated \$8.65 to the people of Tennessee.

**NOW THEREFORE**, I, Richard S. Venable, Mayor of Sullivan County, do hereby proclaim March, as

### UT EXTENSION MONTH

and encourage all citizens of Sullivan County to participate in Extension's educational programs and to learn how Extension benefits them.

**IN WITNESS WHEREOF**, I have hereunto set my hand and caused the official seal of Sullivan County to be affixed on this the 19<sup>th</sup> day of March, 2018.



*Richard S. Venable*

Richard S. Venable  
Sullivan County Mayor



SULLIVAN COUNTY BOARD OF COMMISSIONERS  
REGULAR SESSION  
PUBLIC COMMENT

March 19, 2018

PLEASE PRINT

	Name	Street Address	City
1	Kenneth Perry	1 Resort Drive	Asheville, N.C.
2	Mark Ineson	400 Wagon Wheel Lane Ky TN	Kingsport TN
3	<del>Martha Walsh</del>	<del>253 Main St.</del>	<del>Piney Flats, TN</del>
4	John Simberly	208 Main St	Piney Flats, TN
5	Cheryl Russell		Bristol, TN
6			
7			
8			
9			
10			
11			
12			
13			
14			
15			



## Sullivan County

Board of County Commissioners  
238<sup>th</sup> Annual Session

### **Appointments to Sullivan County Board of Equalization**

Whereas in accordance with Tennessee Code Annotated § 67-1-401, as duly adopted by Sullivan County, Tennessee, the County Legislative Body has the authority to appoint members to the Sullivan County Board of Equalization.

**Now therefore, the Sullivan County Board of Commissioners hereby does confirm the following appointments as set below:**

#### Sullivan County Board of Equalization

**Mr. Joe Arnold**

*541 Gammon Road, Kingsport TN 37663*

**Mr. Harold Barnes**

*1160 Pickens Bridge Road, Piney Flats, TN 37686*

**Mr. Robert "Skip" Greene**

*210 Spring Street, A5, Blountville, TN 37617*

**Term: June 1, 2018 - May 31, 2020**

Approved and confirmed this 19<sup>th</sup> day of March 2018.

*Richard S. Venable*

Richard S. Venable, County Mayor

*Jeanie F. Gammon*

Attest: Jeanie F. Gammon, County Clerk

SULLIVAN COUNTY CLERK  
JEANIE GAMMON COUNTY CLERK  
3258 HIGHWAY 126 SUITE 101  
BLOUNTVILLE TN 37617  
Telephone 423-323-6428  
Fax 423-279-2725

Notaries to be elected March 19, 2018

ROSALIE BAYER  
MASONA L BENNETT  
RONDA J BLAKLEY  
SAMEE JO BLANKINSHIP  
REBECCA JOY BROYLES  
WHITNEY HYATT BUCKLES  
MICHAEL DAVID CARICO  
SHEILA A. COX  
KIM RENAE FRAZIER  
TINA LOUISE GODSEY  
ALLISON K GRAHAM  
CHRISTI ANN GUNNELS-GARRETT  
KRISTI LEIGH HALL  
ANGELA S. HATFIELD  
WANDA M HAWKINS  
SAVANNAH LEA HILLMAN  
GEEGEE HILLMAN  
KRISTIN L. HOUSER

PATRICIA ANN HUBBARD  
DAVID D. HYDE  
LINDA LOU JONES  
JACE A. KUH BANDER  
RONDA K LANE  
MALLORY LEWIS  
LINDA F MANN  
JONATHAN JORDAN MCCLAIN  
KRISTEN NEWLAND MULLENIX  
BRENDA B NUNLEY  
NANCY P. PHILLIPS  
VICKI LYNN PRICE  
NICHOLE ANN STANDLEY  
TRACI P. STARNES  
AMANDA MICHELLE STEWART  
KAREY LEANN STEWART  
BRITTANY L SULLIVAN

PERSONAL SURETY  
NOTARY BOND  
DAVID D. HYDE  
10,000.00

UPON MOTION MADE BY COMM. COLE AND SECONDED BY COMM. HARR TO  
APPROVE THE NOTARY APPLICATIONS HEREON. SAID MOTION WAS APPROVED BY  
ROLL CALL VOTE OF THE COMMISSION. 22 AYE , 2 ABSENT

000840

**STATE OF TENNESSEE  
COUNTY OF SULLIVAN**

**APPROVAL OF NOTARY  
SURETY BONDS**

**March 19, 2018**

**Name of Notary  
Kimberly A. Haga**

**Personal Surety  
A. D. Jones, Jr.**

**Personal Surety  
Becky Boyd**

UPON MOTION MADE BY COMM. COLE AND SECONDED BY COMM. HARR TO APPROVE THE NOTARY BONDS OF THE ABOVE NAMED INDIVIDUALS, SAID MOTION WAS APPROVED BY ROLL CALL VOTE OF THE COMMISSION. 22 AYE, 2 ABSENT.



### Agenda subject voting report

Meeting Name

Sullivan County Commission March 2018

3/19/2018

4 Approval of Notary Publics  
Vote

**Description**

**Chairman** Venable, Richard

**Total Vote Result**

**Voting start time** 9:43:10 AM  
**Voting stop time** 9:43:30 AM  
**Voting Configuration** Vote  
**Voting mode** Open  
**Vote Result**

Yes	22
Abstain	0
No	0
Total Present	22
Absent	2

**Group Voting Result**

Group	Yes	Absent
No group	22	2
<b>Total Results</b>	<b>22</b>	<b>2</b>

**Individual Voting Result**

Name	Yes	Abstain	No	Absent
Bowery, Mark ()				
Boyd, Bryan ()	X			
Calton, Darlene ()	X			
Cole, Michael ()	X			
Crawford, Larry ()	X			
Gardner, John ()	X			
Grubb, Sherry ()	X			
Hare, Andy ()				
Harkleroad, Terry ()	X			
Harr, Mack ()	X			
Herron, Joe ()	X			
Hood, Baxter ()	X			
Houser, Dennis ()	X			
Johnson, Matthew ()	X			
Kilgore, Bill ()	X			
McGlothlin, Kit ()	X			
Morrell, Randy ()	X			
Neal, Bob ()	X			
Russell, Bobby ()	X			
Russell, Cheryl ()	X			
Shull, Patrick ()	X			
Stanley, Angie ()	X			
Vance, Mark ()	X			
Williams, Eddie ()	X			

## RESOLUTIONS ON DOCKET FOR MARCH 19, 2018

RESOLUTIONS	ACTION
#1 AMENDMENTS TO THE ZONING RESOLUTION	NO RE-ZONING NO ACTION NEEDED
#2 ADOPTING THE 2018 EDITION OF THE INTERNATIONAL ENERGY CONSERVATION CODE FOR RESIDENTIAL ENERGY EFFICIENCY REGULATING AND GOVERNING ENERGY EFFICIENT BUILDING ENVELOPES IN THE UNINCORPORATED AREAS OF SULLIVAN COUNTY	DEFERRED 03-19-18
#3 THE GOVERNING BODY OF SULLIVAN COUNTY, TENNESSEE SUPPORT LEGISLATION ESTABLISHING MEDICAID/TENNCARE RATES AS THE MAXIMUM CHARGEABLE AMOUNT FOR MEDICAL SERVICES PROVIDED TO INMATES IN COUNTY JAILS AND STATE PRISONS	FAILED 03-19-18
#4 AUTHORIZE EXPENDING FUNDS FROM THE NORTHEAST STATE EDUCATE AND GROW SCHOLARSHIP APPROPRIATION TO INCLUDE COVERING COSTS ASSOCIATED WITH THE NATIONAL CAREER READINESS CERTIFICATION (NCRC) TESTING FOR SULLIVAN COUNTY RESIDENTS	APPROVED 03-19-18
#5 ENTER INTO RECYCLING AGREEMENTS WITH J&R RECYCLING, LLC TO REDUCE TEXTILE WASTE ENTERING THE LANDFILL	APPROVED 03-19-18
#6 AUTHORIZE THE SULLIVAN COUNTY HIGHWAY DEPT TO SOLICIT AND EMPLOY AN ENGINEERING SERVICES FIRM FOR DESIGN OF AN ACCESS ROAD FROM SR 357 AT EXIT 63 OF I-81 TO THE PROPERTY ACQUIRED FOR THE NEW 1700 PUPIL HIGH SCHOOL OFF LYNN ROAD	DEFERRED 03-19-18
#7 ADOPTION OF A REDEVELOPMENT PLAN AND TAX INCREMENT FINANCING AMENDMENT FOR THE GREENE PROPERTY/W STATE STREET REDEVELOPMENT DISTRICT	APPROVED 03-19-18
#8 MODIFY THE EXISTING TIME OF THE CALL TO ORDER AND CONVENING OF THE MONTHLY SULLIVAN COUNTY COMMISSION MEETING	1 <sup>ST</sup> READING 03-19-18
#9 REQUIRE COUNTY BOARD OF EQUALIZATION MEMBERS AND COUNTY BOARD HEARING OFFICERS TO COMPLETE ANNUAL CONTINUING EDUCATION	1 <sup>ST</sup> READING 03-19-19

#10 AUTHORIZE THE BATTLE OF BLOUNTVILLE CIVIL WAR MILITARY PARK EXECUTIVE BOARD TO ESTABLISH THE BLOUNTVILLE VETERANS PARK IN ACCORDANCE WITH PHASE I OF MILITARY PARK PLANS	1 <sup>ST</sup> READING 03-19-18
#11 SET THE COMPENSATION OF SULLIVAN COUNTY COMMISSIONERS	1 <sup>ST</sup> READING 03-19-18
#12 AMEND THE SULLIVAN COUNTY HEALTH DEPARTMENT BUDGET FOR CHRONIC DISEASE CONTRACT IN THE AMOUNT OF \$5,700	APPROVED 03-19-18
#13 INCREASE THE EMS FUND APPROPRIATIONS FOR THE 2017-2018 FISCAL YEAR	APPROVED 03-19-18



## Sullivan County

Board of County Commissioners  
238<sup>th</sup> Annual Session

### CONSENT AGENDA

Tuesday, March 19, 2018  
Regular Session

**Item #: 4**      **Sponsors: Williams/ Bowery**      **Resolution No. 2018-02-08**  
**RESOLUTION TO AUTHORIZE EXPENDING FUNDS FROM THE NORTHEAST STATE AND GROW SCHOLARSHIP APPROPRIATION TO INCLUDE COVERING COSTS ASSOCIATED WITH THE NATIONAL CAREER READINESS CERTIFICATION (NCRC) TESTING FOR SULLIVAN COUNTY RESIDENTS**

NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby authorizes the expenditure of funds designated to the Northeast State Educate and Grow Program to also cover expenses for NCRC testing. NCRC testing costs will be invoiced to Sullivan County by the Alliance of Business & Training in an amount not to exceed \$5,400 through June 30, 2018. Any additional account codes needed to be assigned will be done by the Director of Accounts and Budgets.

**Item #: 5**      **Sponsors: Gardner/ Grubb**      **Resolution No. 2018-02-14**  
**RESOLUTION TO ENTER INTO RECYCLING AGREEMENTS WITH J&R RECYCLING, LLC TO REDUCE TEXTILE WASTE ENTERING THE LANDFILL**

NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby approves the County Mayor entering into contracts with J&R Recycling, LLC to place six recycling bins in Sullivan County per the attached agreement.

**Item #: 12**      **Sponsors: Williams/ Bowery**      **Resolution No. 2018-03-22**  
**RESOLUTION To Amend the Sullivan County Health Department Budget for Chronic Disease Contract in the amount of \$5,700**

NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby approve the amending the Health Department Budget as follows:

Appropriations-

55110.1170.100.123	Personal Services	\$1,250
55110.1170.200.123	Benefits	\$200
55110.1170.300.123	Contracted Services	\$1,300
51100.1170.400.123	Supplies & Materials	<u>\$2,950</u>
	Total	\$5,700

Revenue Sources-

46980.1170.123	State of TN-Chronic Disease	\$5,700
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MOTION MADE BY COMM. CRAWFORD, SECONDED BY COMM. GARDNER TO APPROVE THE CONSENT AGENDA. MOTION APPROVED 03-19-18 22 AYE, 2 ABSENT

*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 1  
No. 2018-03-01

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 20<sup>th</sup> day of March 2018.

**RESOLUTION TO CONSIDER AMENDMENT(S) TO THE SULLIVAN COUNTY ZONING PLAN: ZONING MAP OR THE ZONING RESOLUTION**

*No requests filed for March 2018.*

*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 2  
No. 2018-02-06

To the Honorable Richard Venable, Mayor of Sullivan County, and the Board of Sullivan County Commissioners meeting in Regular Session this 20<sup>th</sup> day of February, 2018.

**RESOLUTION Adopting the 2018 edition of the International Energy Conservation Code for Residential Energy Efficiency regulating and governing energy efficient building envelopes in the unincorporated areas of Sullivan County, and providing for the issuance of permits, enforcement of this Code, imposition of fines and penalties, collection of fees, and all things necessary to the enforcement thereof.**

**WHEREAS**, TCA 68-120-101 requires the state or local jurisdiction to adopt and enforce building construction safety standards for one-family and two-family construction as published by the International Code Council and to keep within seven (7) years of the date of the latest edition publication; and

**WHEREAS**, pursuant to TCA 5-1-121, Sullivan County previously established monetary penalties of not to exceed \$500 for each violation of its zoning and building code ordinances;

**NOW THEREFORE BE IT RESOLVED** by the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, that the International Energy Conservation Code, 2018 edition, Chapters 1(RE),2(RE),3(RE),4(RE),5(RE),6(RE) as published by the International Code Council, be and is hereby adopted as the Energy Conservation Code of Sullivan County, Tennessee [hereinafter "Energy Conservation Code of Sullivan County"] to be applicable in the unincorporated areas of Sullivan County, regulating and governing the energy efficient building envelopes; and

**BE IT FURTHER RESOLVED** that all previous actions of this County Commission providing for the implementation and enforcement of building codes and zoning, and all things necessary for the implementation and enforcement of this Energy Conservation Code of Sullivan County, issuance of permits, imposition of fines and penalties, and collection of fees, are hereby adopted and/or confirmed; and

**BE IT FURTHER RESOLVED**, that said Energy Conservation Code for Sullivan County, with the revisions prescribed in this Resolution, is made a part hereof as if fully set out in this resolution; and

**BE IT FURTHER RESOLVED**, that the following sections of the International Energy Conservation Code, 2018 edition Chapters 1(RE),2(RE),3(RE),4(RE),5(RE),6(RE) as published by the International Code Council, are hereby revised as follows:

Section R101.1 Insert: Sullivan County

Deletion: Section 404, Electrical Power and Lighting Systems

Deletion: Section 402.4.1.2 Testing of Building envelope

Deletion: Section R 403.3.3 Duct testing

Deletion: Section R 403.3.4 Duct leakage test

**BE IT FURTHER RESOLVED**, that this Resolution and the Energy Conservation Code for Sullivan County adopted herewith **shall replace** the 2009 IECC, Resolution N0. 2014-04-19 of Sullivan County; and as of July 1, 2018, the Energy Conservation Code for Sullivan County adopted herewith shall thereafter control; and

**BE IT FURTHER RESOLVED** that if any section, subsection, sentence, clause or phrase of this Resolution or the Energy Conservation Code for Sullivan County is, for any reason, held to be unconstitutional, such holding shall not affect the validity of the remaining portions of this Resolution or the Energy Conservation Code for Sullivan County adopted herewith. The Sullivan County Commission hereby declares that it would have passed this Resolution, and each section, subsections, clause of the Energy Conservation Code for Sullivan County, irrespective of the fact that any one or more sections, subsections, sentences, clauses and phrases be declared unconstitutional; and

**BE IT FURTHER RESOLVED**, that nothing in this Resolution or in the Energy Conservation Code for Sullivan County herewith adopted shall be construed to limit or impair any suit or proceeding pending in any court as of June 30, 2018, or any right, remedy or cause of action legally acquired or legally existing or liability legally incurred as of June 30, 2018 under rules, regulations or Resolution hereby replaced by this Resolution; and

**BE IT FURTHER RESOLVED** that each and all of the regulations, provisions, penalties, conditions and terms of said Energy Conservation Code for Sullivan County, and the revisions, changes and amendments thereto, shall be on file in the office of the Building Commissioner/Building Official/Code Official; and

**BE IT FURTHER RESOLVED** that the Energy Conservation Code for Sullivan County, the revisions and changes defined herewith, and the rules, regulations, provisions, requirements, and all matters established and adopted as a part thereof shall take effect and be in full force and effect on July 1, 2018 and from that day forward.

Attested: \_\_\_\_\_  
Jeanie Gammon, County Clerk

Approved: \_\_\_\_\_  
Richard Venable, Chairman, County Commission

**Sponsored By: Commissioner Mark Bowery**

**Prime Co-Sponsor(s): Commissioner Eddie Williams**

**ACTIONS: 1<sup>st</sup> Reading 02-20-18; DEFERRED 03-19-18;**

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*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 3  
No. 2018-02-07

To the Honorable Richard Venable, Mayor of Sullivan County, and the Board of Sullivan County Commissioners meeting in Regular Session this 20<sup>th</sup> day of February, 2018.

**RESOLUTION OF THE GOVERNING BODY OF SULLIVAN COUNTY, TENNESSEE  
SUPPORTING LEGISLATION ESTABLISHING MEDICAID/TENNCARE RATES  
AS THE MAXIMUM CHARGEABLE AMOUNT FOR MEDICAL SERVICES  
PROVIDED TO INMATES IN COUNTY JAILS AND STATE PRISONS**

**WHEREAS**, the various County Commissions throughout the State of Tennessee are responsible for providing funding for the medical services of inmates housed in county jails, and;

**WHEREAS**, the Tennessee General Assembly is responsible for providing funding for the medical services of inmates housed in state prisons, and;

**WHEREAS**, the cost of medical services for inmates has dynamically increased over the last few years with such costs increasing much faster than the tax base to support the funding of such costs, and;

**WHEREAS**, enacting legislation to establish Medicaid/TennCare rates as the maximum chargeable amount for medical services provided to inmates helps to insure inmates housed in county jails and/or state prisons continue to receive appropriate medical care during their period of incarceration while simultaneously providing some financial relief to counties and the State of Tennessee in the funding of such costs, and;

**NOW, THEREFORE, BE IT RESOLVED**, that the Sullivan County Board of Commissioners supports legislation to establish Medicaid/TennCare rates as the maximum chargeable amount for medical services provided to inmates housed in all county jails and all state prisons.

All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Approved this \_\_\_\_\_ day of \_\_\_\_\_ 2018.

Attest: \_\_\_\_\_  
Jeanie Gammon, County Clerk

Approve: \_\_\_\_\_  
Richard S. Venable, County Mayor

**Sponsored By: Commissioner Bill Kilgore**

**Co-Sponsor(s): Commissioner Bob Neal, Sherry Grubb**

**ACTIONS: 1<sup>st</sup> Reading 02-20-18; FAILED 03-19-18 6 AYE, 1 PASS, 15 NAY, 2 ABSENT.**



### Agenda subject voting report

Meeting Name

Sullivan County Commission March 2018

3/19/2018

10

OLD BUSINESS Item # 3: Sponsors: Kilgore/ Neal

Resolution No. 2018-02-07

**Description**

RESOLUTION OF THE GOVERNING BODY OF SULLIVAN COUNTY, TENNESSEE SUPPORTING LEGISLATION ESTABLISHING MEDICAID/TENNCARE RATES AS THE MAXIMUM CHARGEABLE AMOUNT FOR MEDICAL SERVICES PROVIDED TO INMATES IN COUNTY JAILS AND STATE PRISONS

**Chairman**

Venable, Richard

**Total Vote Result**

**Voting start time** 10:00:39 AM  
**Voting stop time** 10:00:59 AM  
**Voting Configuration** Vote  
**Voting mode** Open  
**Vote Result**

Yes	6
Abstain	1
No	15
Total Present	22
Absent	2

**Group Voting Result**

Group	Yes	Abstain	No	Absent
No group	6	1	15	02
<b>Total Results</b>	<b>6</b>	<b>1</b>	<b>15</b>	<b>02</b>

**Individual Voting Result**

Name	Yes	Abstain	No	Absent
Bowery, Mark ()				
Boyd, Bryan ()			X	
Calton, Darlene ()		X		
Cole, Michael ()			X	
Crawford, Larry ()			X	
Gardner, John ()			X	
Grubb, Sherry ()	X			
Hare, Andy ()				
Harkleroad, Terry ()			X	
Harr, Mack ()			X	
Herron, Joe ()			X	
Hood, Baxter ()			X	
Houser, Dennis ()	X			
Johnson, Matthew ()			X	
Kilgore, Bill ()	X			
McGlothlin, Kit ()			X	
Morrell, Randy ()	X			
Neal, Bob ()	X			
Russell, Bobby ()			X	
Russell, Cheryl ()			X	
Shull, Patrick ()			X	
Stanley, Angie ()			X	
Vance, Mark ()			X	
Williams, Eddie ()	X			

*Sullivan County*  
 Board of County Commissioners  
 238<sup>th</sup> Annual Session

Item 4  
 No. 2018-02-08

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 20<sup>th</sup> day of February 2018.

**RESOLUTION TO AUTHORIZE EXPENDING FUNDS FROM THE NORTHEAST STATE EDUCATE AND GROW SCHOLARSHIP APPROPRIATION TO INCLUDE COVERING COSTS ASSOCIATED WITH THE NATIONAL CAREER READINESS CERTIFICATION (NCRC) TESTING FOR SULLIVAN COUNTY RESIDENTS**

**WHEREAS**, the National Career Readiness Certificate (NCRC) test assessment is used in over 40 states to verify the employment skill level of job applicants. As an assessment of employable skills in three key skill areas, the NCRC is a fully accepted credential of employment skills achievement in most states; and

**WHEREAS**, until recently the Tennessee Department of Labor provided funding to the Alliance of Business & Training for administering the NCRC test to residents of Sullivan County; however, that state funding has ceased due to federal regulations; and

**WHEREAS**, the total number of individuals needing to be tested are 180 Sullivan County residents for the period of January 1 through June 30, 2018; and

**WHEREAS**, the funds currently designated to Northeast State Community College for educational purposes can also be designated to cover the costs of NCRC testing for individuals seeking employment in Sullivan County.

**NOW THEREFORE BE IT RESOLVED** that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby authorizes the expenditure of funds designated to the Northeast State Educate and Grow Program to also cover expenses for NCRC testing. NCRC testing costs will be invoiced to Sullivan County by the Alliance of Business & Training in an amount not to exceed \$5,400 through June 30, 2018. Any additional account codes needed to be assigned will be done by the Director of Accounts and Budgets.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Approved this 19th day of March, 2018.

Attest:   
 Jeanie Gammon, County Clerk

Approve:   
 Richard S. Venable, County Mayor

**Sponsored By: Commissioner Eddie Williams**

**Co-Sponsor(s): Commissioners Mark Bowery, Matthew Johnson , Angie Stanley**

**ACTIONS: 1<sup>st</sup> Reading 02-20-18; PLACED ON CONSENT AGENDA 03-19-18;**

APPROVED 03-19-18 22 AYE, 2 ABSENT

*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 5  
 No. 2018-02-14

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 20<sup>th</sup> day of February, 2018.

**RESOLUTION TO ENTER INTO RECYCLING AGREEMENTS WITH  
 J&R RECYCLING, LLC TO REDUCE TEXTILE WASTE ENTERING THE LANDFILL**

**WHEREAS**, J&R Recycling, LLC has approached Sullivan County with an opportunity to reduce the textile waster currently being placed in the landfills in Sullivan County; and

**WHEREAS**, the average citizen disposes of 70 pounds of clothing and other textiles annually, while the EPA estimates that the textile recycling industry processes approximately 3.8 billion pounds of post-consumer textile waste each year which only accounts for approximately 15% of all post-consumer textile waste; and

**WHEREAS**, J&R Recycling, LLC wishes to partner with Sullivan County to place recycle bins at six locations in Sullivan County to reduce the number of textiles entering the landfill.

**NOW THEREFORE BE IT RESOLVED** that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby approves the County Mayor entering into contracts with J&R Recycling, LLC to place six recycling bins in Sullivan County per the attached agreement.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Approved this 19th day of March 2018.

Attest: Jeanie Gammon  
 Jeanie Gammon, County Clerk

Approved: Richard S. Venable  
 Richard S. Venable, County Mayor

**Sponsored By: Commissioner John Gardner**

**Co-Sponsor(s): Commissioner Sherry Grubb, Darlene Calton**

**ACTIONS:** 1<sup>st</sup> Reading 02-20-18; Placed on Consent Agenda;  
 Approved 03-19-18 22 Aye, 2 Absent.

**J&R Recycling, LLC**  
P O Box 53095  
Knoxville, TN 37950

**Textile Recycling Bin Site Placement Consent Form and Agreement**

The U.S. generates over 25 BILLION pounds of post-consumer textile waste per year. Only 3.5 BILLION pounds are diverted from landfills through recycling and donation centers which leaves 21.5 BILLION pounds in U.S. landfills each year. To help reduce the amount of post-consumer textile waste going to local landfills Sullivan County agrees to host a Textile Recycling Bin at the address below.

J&R Recycling is a small, locally owned, for-profit business located in Knoxville, TN. We strive to offer an economical and convenient solution for recycling textiles in your community and reducing textile waste. It is hereby agreed and this is a mere contractual relationship between independent entities and that no partnership or joint undertaking is intended or created.

Textile Recycling Bins will be serviced weekly. In the event that a recycling bin at your location needs to be serviced sooner please call (888) 846-1752 for a service request. The weight of material in each bin will be recorded at the time of servicing. At the end of each month, J&R Recycling will provide Sullivan County a spreadsheet with the weights collected and a check for \$100.00 per ton collected with weight to be rounded to the closest ¼ ton at the rate of \$25 per quarter ton.

J&R Recycling will maintain liability insurance on each bin with aggregate coverage of One Million Dollars (\$1,000,000.00) and will provide a certificate of insurance if requested. J&R Recycling hereby agrees to indemnify and hold Sullivan County, its officials and employees, harmless from any and all loss and/or liability arising from the placement of these recycle bins on Sullivan County property.

This is a month-to-month agreement to begin on the date executed below which shall renew monthly until terminated. This agreement may be cancelled by either party at any time for any or no reason. Upon termination, J&R Recycling agrees to remove all recycling bins from this location within 5 business days of notice of termination.

Location of bin \_\_\_\_\_

J&R Recycling	Date	Richard Venable, Mayor	Date
[Print name and position]			

State of Tennessee  
County of Sullivan

Before me, the undersigned authority, a Notary Public of the State and County aforesaid, personally appeared Richard S. Venable, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the Mayor of Sullivan County, Tennessee, a political subdivision of the State of Tennessee, the within named bargainer, and that he as such Mayor, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of Sullivan County, Tennessee, by himself as Mayor.

WITNESS my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

My commission expires: \_\_\_\_\_ Notary Public

*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 6  
No. 2018-02-15

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 20<sup>th</sup> day of February, 2018.

**RESOLUTION to authorize the Sullivan County Highway Department (SCHD) to solicit and employ an engineering services firm for design of an access road from SR 357 at Exit 63 of I-81 to the property acquired for the New 1700-pupil High School off Lynn Road.**

WHEREAS, this County Commission in an action in December 2016 (Resolution Number 2016-11-71) authorized the issuance of a Bonds for schools construction, and

WHEREAS, the SCHD has applied for assistance from T-DOT by a Grant under the Local Interstate Connector (LIC) program in March of 2017, and

WHEREAS, T-DOT has declined to participate in this road development by denying the Grant application, leaving the County to either build the road on its own or attempt to upgrade Lynn Road to permit this access, and

WHEREAS, Lynn Road is substandard to permit safe access to the New High School site due to vertical and horizontal curvature and blind intersections and upgrading this road to safe standards is not considered feasible, and

WHEREAS, the Sullivan County Purchasing Department is soliciting proposals for this design work from local engineering firms and is in the process of selecting a design firm, and

WHEREAS, the County Highway Fund has been grown by over \$2.9 million since 2014 through effective management of the Highway Department accounts and currently stands at approximately \$5.4 million, and

~~WHEREAS, the estimated cost of the design is less than \$300,000.~~

**NOW THEREFORE BE IT RESOLVED that the Sullivan County Commissioner of Highways is hereby authorized to select an engineering firm as solicited by the Sullivan County Purchasing Department and execute an agreement for said designs. The cost of the design is not in the current Highway Department budget but will be funded out of the Highway Fund Balance.**

This Resolution shall take effect from and after its passage. All resolutions in conflict herewith shall be and the same are hereby rescinded insofar as such conflict exists.

Approved this \_\_\_\_\_ day of \_\_\_\_\_ 2018.

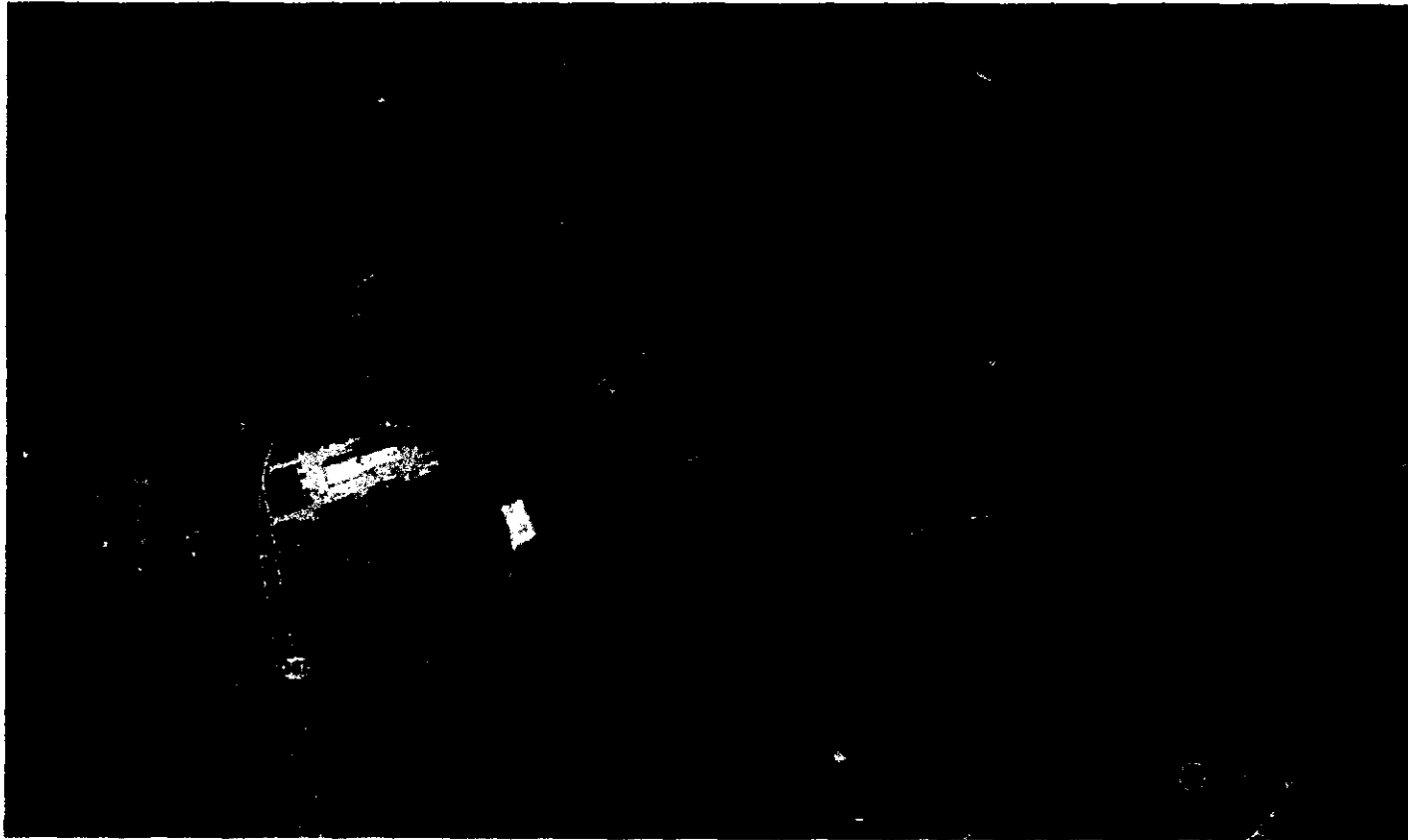
Attested: \_\_\_\_\_  
Jeanie Gammon, County Clerk

Approved: \_\_\_\_\_  
Richard S. Venable, Chairman, County Commission

**Introduced By: Commissioner Sherry Grubb**

**Seconded By: Commissioners Mark Vance**

**ACTIONS: AMENDED BY SPONSOR AS REFLECTED. 1<sup>st</sup> Reading 02-20-18; Deferred 03-19-18;**

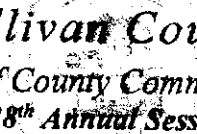


Google Earth

feet  
meters



ATTACHMENT  
2018-02-15

  
**Sullivan County**  
 Board of County Commissioners  
 238<sup>th</sup> Annual Session

Item 7  
 No. 2018-02-17  
 AMENDED

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 20<sup>th</sup> day of February, 2018.

**RESOLUTION OF THE SULLIVAN COUNTY COMMISSION**  
**FOR ADOPTION OF A REDEVELOPMENT PLAN AND**  
**TAX INCREMENT FINANCING AMENDMENT FOR THE**  
**GREENE PROPERTY / W STATE STREET REDEVELOPMENT DISTRICT**

WHEREAS, Bristol Housing (“Bristol Housing”) pursuant to the provisions of Title 13, Chapter 20, Tennessee Code Annotated, as supplemented and amended, has the power and authority to administer redevelopment programs located within its statutory boundaries; and

WHEREAS, Bristol Housing has prepared a document entitled “Redevelopment Plan for Identified Districts & Study Areas” in conformance with Title 13, Chapter 20, Part 2, Tennessee Code Annotated, as supplemented and amended which has been adopted by the City Council of the City of Bristol, Tennessee pursuant to Resolution No. 06-14; and

WHEREAS, as previously authorized by the Sullivan County Commission, Bristol Housing conducted a public hearing on January 24, 2018, to determine the necessity for the adoption of a Redevelopment Plan for the Greene Property / W State Street Redevelopment District on behalf of Sullivan County which includes the use of tax increment financing; and

WHEREAS, the comments and findings of said public hearing, along with the Tenneva Hotel project proposal for the Greene Property / W State Street Redevelopment District have been presented to the Sullivan County Commission; and

WHEREAS, Bristol Housing and the City Council of the City of Bristol, Tennessee have recommended the adoption of the Redevelopment Plan and the proposed tax increment financing amendment and have also recommended approval of the use of tax increment financing for a Project known as the Tenneva Hotel to be located within the Greene Property / W State Street Redevelopment District.

NOW, THEREFORE, be it resolved by the Sullivan County Commission as follows:

1. That the Redevelopment Plan for the Greene Property / W State Street Redevelopment District, along with the proposed Amendment, as presented and recommended by Bristol Housing, a copy of the Plan and Amendment being attached hereto as Exhibit A and Exhibit B, respectively, are hereby approved, and the factual findings contained therein are affirmed and adopted by the Sullivan County Commission.

2. That use of tax increment financing as described in the Greene Property / W State Street Redevelopment Plan as amended for use in support of the project known as Tenneva Hotel is hereby approved.

3. That the Sullivan County Mayor and Sullivan County Assessor are hereby authorized and empowered to negotiate and execute all such documents as may be reasonably required to implement this Plan.

4. That Bristol Housing is hereby authorized and empowered to implement the Redevelopment Plan on behalf of Sullivan County through the execution of a Redevelopment Agreement

5. This resolution is restricted solely to the Greene Property / W State Street Redevelopment District and is not an approval or denial of any other Redevelopment Plan or District.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Hereby approved this 19th day of March, 2018.

Attest: Jeanie Gammon  
Jeanie Gammon, County Clerk

Approved: Richard S. Venable  
Richard S. Venable, County Mayor

**Sponsored By: Commissioner Bob Neal**

**Prime Co-Sponsor(s): Commissioner Mark Vance, Cheryl Russell, Randy Morrell, Bryan Boyd, Terry Harkleroad, Matthew Johnson, Andy Hare, Bobby Russell, Joe Herron, John Gardner**

**ACTIONS:** 1<sup>st</sup> Reading 02-20-18; Amended 3/15/18;

ALL COMMISSIONERS VOTING "AYE"

APPROVED 03-19-18 21 AYE, 1 NAY, 2 ABSENT

\* (REDEVELOPMENT PLAN ON FILE)



# EXHIBIT A

Resolution No. 2018-02-17  
AMENDMENT #2  
Including Exhibits 1 & 2

000853

## GREENE PROPERTY / W STATE STREET REDEVELOPMENT DISTRICT TENNEVA HOTEL PROJECT TAX INCREMENT FINANCING AMENDMENT

Tax-increment financing ("TIF") is a redevelopment tool to be administered by housing and redevelopment authorities codified at Tenn. Code Ann. §§13-20-204 and 205, et. seq. The purpose of TIF is to provide an economic stimulus for blighted property in need of redevelopment. Upon adoption of this Amendment, TIF may be utilized to finance eligible redevelopment costs for a redevelopment project known as the Tenneva Hotel ("Tenneva Hotel") to be located within the existing Greene Property / W State Street Redevelopment District subject to the provisions of this Amendment. The TIF shall be administered as follows:

### A. District History.

The Greene Property Redevelopment District was originally designated as a Redevelopment District by Bristol Housing ("Bristol Housing") in 2005. Bristol Housing subsequently expanded and renamed the district the Greene Property / W State Street Redevelopment District in 2017. Due to its size and key location, redevelopment of the Tenneva Hotel Project Area is a critical component to complete the transformation of the Greene Property / W State Street Redevelopment District. The Tenneva Hotel Project Area of the Greene Property / W State Street Redevelopment District is shown on the map attached as Exhibit 1 ("Project Area").

The Project Area is recognized as having a potential economic return to the City and County primarily due to its desirable location in the heart of downtown's central business district and its potential to spur additional development in the immediate vicinity. Delay of the redevelopment of this site will continue to have a deteriorative impact on the adjacent commercial areas. The use of TIF will allow the redevelopment of a well-located former industrial site which has remained underutilized for decades. The existing blighting influence and underutilization would be remediated or eliminated by implementation of the proposed Redevelopment Project. Redevelopment of this area would also create approximately 85 permanent new jobs. Hotel guests will also provide an economic stimulus to the downtown area. The construction contemplated by the Project will all also create approximately 100 jobs during the construction period and generate sales tax through the purchase of materials. The hotel is estimated to generate approximately \$193,000 annually in hotel taxes as well as sales and alcohol taxes.

Developers of the Project will also donate property to the City in order to enlarge existing turn lanes on W State Street at the intersection with Volunteer Parkway to help alleviate a long-standing traffic issue.

Based on the foregoing circumstances and conditions, the Board of Commissioners of Bristol Housing has determined that the District is blighted as defined by TCA 13-20-201 et seq. The District experiences the following conditions:

1. Long-term vacant and underutilized property.

2. Deleterious land use.
3. Blighting effect of the continued vacancy and deterioration of the property and impact to the surrounding properties.
4. Environmental concerns based on the Project Area's prior use as an industrial site and gas station which could require substantial remediation efforts.
5. Obsolete and dilapidated buildings which must be demolished and removed from the Project Area.

It is recommended that the project be redeveloped, rehabilitated and/or renovated in order to correct such blighted and dilapidated conditions.

B. District Zoning and Land Use.

The redevelopment of the District shall comply with the Zoning Ordinances and building codes as well as other applicable rules, laws, ordinances, codes and regulations of the City. Bristol Housing shall also review the Plan and any redevelopment projects within the District with appropriate City agencies and officials to ensure that the Plan and the proposed Project conform with local objectives relating to appropriate land uses, improved traffic flow, public transportation, public utilities, recreation and community facilities and other public improvements and needs. For a more complete description of the requirements and restrictions of the Zoning Ordinances of the City, reference should be made to the Ordinances themselves. This property should continue to be zoned B-2 by the City of Bristol.

The City and Bristol Housing will cooperate in the planning and construction of improvements to the streets, roadways, sidewalks, curbs and gutters, parking systems, lighting, landscaping and traffic signalization and control.

C. Estimated Cost of the Project.

The total estimated costs of all the proposed improvements to be made by Tenneva, LLC (the "Developer") for the Tenneva Hotel is \$ 21,525,744. The proposed project includes the construction of a six story, approximately 94,170 square foot, 143 room full service hotel with approximately 158 parking spaces, indoor pool, fitness facility, restaurant and meeting space (the "Redevelopment Project"). Bristol Housing will be paid an annual administration fee equal to five percent of the total annual tax increment revenue received by Bristol Housing. The Project will be located upon eight tax parcels which are Sullivan County Tax Map 20D , Control Map 20D, Group D, Parcels 001.00, 003.00, 003.20 , 003.40, 034.00, 035.00, 036.00 and part of 025.00. The TIF shall be limited to eligible expenditures for the Redevelopment Project within the Project Area.

D. Sources of Revenue to Finance the Cost of the Project.

The total cost for the Redevelopment Project is approximately \$ 21,525,742 which includes approximately \$16,525,742 from the Developer and tax increment based debt (to be issued by Bristol Housing in the form of bonds, notes, or other indebtedness) in an amount not to exceed \$ 5,000,000.00 , but in no event in an amount to exceed the estimated amount of debt that can be amortized over the increment periods authorized herein by City of Bristol (the "City") and Sullivan County, Tennessee (the "County"). Current projections suggest that the tax increment from the proposed improvements within the Project Area will be sufficient to retire this amount of indebtedness within the increment periods authorized herein for both the City and the County.

The total current property tax assessment for the Project Area is \$ 386,440. This results in annual property tax payments to the City in the amount of \$8,694.90 and annual property tax payments to the County in the amount of \$9,854.22. The Redevelopment Project would result in a total estimated assessed value for property within the Project Area of approximately \$ 7,318,760. Based on current tax rates, this would result in total estimated annual city taxes of \$ 164,672.10 and total estimated annual county taxes of \$ 188,487.35. Because Sullivan County has dedicated \$0.2721 of its \$2.5754 tax rate for repayment of indebtedness and the City of Bristol has dedicated \$0.13 of its \$2.25 tax rate for repayment of indebtedness, that portion of the increment, pursuant to Tenn. Code Ann. §§13-20-205 and 9-23-103, shall not be allocated as provided in Paragraph G below but shall be collected and paid to the respective taxing agency as all other property taxes are collected and paid. Thus, the estimated total available increment from Sullivan County taxes after the administration fee and statutory debt service set aside is \$ 151,688.52. The estimated total available increment from City of Bristol taxes after the administration fee and statutory debt service set aside is \$ 139,616.92 resulting in an estimated total annual available tax increment from City and County of \$ 291,305.45. A detailed calculation of the estimated TIF revenue projections is attached hereto as Exhibit 2. The redevelopment of the Project Area will not occur to the degree proposed without the use of tax-increment financing.

E. Amount and the Final Maturity of Bonded or other indebtedness to be Incurred.

The amortization period for any indebtedness backed by the tax-increment revenue generated within the Project Area shall be no more than 20 years. In any event, the final maturity date of all indebtedness issued pursuant to this Amendment shall be on or before May 15, 2041. Upon retirement of all bonds, loans, or other indebtedness incurred and payable from tax-increment funds, or at such time as monies on deposit in the tax-increment fund or funds are sufficient for such purpose, all property taxes resulting from the incremental development of the project shall be retained by the appropriate taxing agency for disbursement according to law.

F. Impact of the Tax-Increment Financing Provisions Upon Taxing Agencies.

The total assessment of the City of Bristol's real property tax base for the 2016 tax year is approximately \$ 608,567,930. The total assessment of Sullivan County's real property tax base for the 2017 tax year is approximately \$3,869,799,823. The current assessment of the Project Area represents 0.00063 % of the City of Bristol's property tax base and 0.00001% of the Sullivan County property tax base. The estimated assessment of the Project would represent 0.0141 % of the current City of Bristol tax base and 0.0022 % of the current Sullivan County tax base. Based on these small percentages, the City and the County (the two taxing agencies affected by this Redevelopment Project) will not be substantially impacted financially by this tax-increment financing provision.

The development of the Redevelopment Project will result in additional workers and economic activity within the Redevelopment District. It is estimated approximately 100 total jobs could be created during the construction phase of the Redevelopment Project with an average wage of \$25 per hour resulting in significant local taxes and other revenue for local governments. In addition, the long term impact includes the addition of workers and hotel guests to the Downtown area and creates a total of approximately 85 new jobs with an average wage of \$20 per hour resulting in significant local taxes and other revenue for local governments. While all these numbers rely on certain assumptions and projections, the end result of the Project is that a long underutilized area of the City of Bristol will be redeveloped, jobs will be created and the City and County will receive a substantial economic boost.

G. Division of Property Taxes.

Upon approval of this Amendment, the taxes levied and collected over the Project Area shall be collected by the appropriate taxing authorities in the same manner as provided by law, except that said taxes shall be divided as follows:

1. Subject to the reductions set forth in paragraph (G)4 below, the portion of the taxes which would be produced by the rate at which the tax is levied each year by each taxing agency, upon the assessed value of such property within the Project Area as of the 2018 tax year (which is the year of approval of this TIF amendment) ("Base Assessment"), shall be allocated to, and when collected, shall be paid to, the respective taxing agencies as taxes levied by such taxing agencies on all other property are paid; provided, that in any year in which taxes of the Project Area are less than the Base Assessment and the Dedicated Taxes, there shall be allocated and paid to those respective taxing agencies only those taxes actually imposed and collected; and provided further, that, in any year or years in which the Base Assessment would be diminished solely due to a rate reduction under Title 67, Chapter 5, Part 17, of the Tennessee Code, the Base Assessment shall nevertheless be established at the amount originally determined.

2. Subject to the restraints herein and applicable law, all the taxes levied in each year in excess of the Base Assessment and Dedicated Taxes shall be allocated to and, when collected, shall be paid into a special fund or funds of Bristol Housing to pay the

administration fee and to pay the principal of and interest on any bonds, loans or other indebtedness incurred or to be incurred by Bristol Housing to finance or refinance, in whole or in part, eligible redevelopment expenses of the Redevelopment Project contemplated by the Redevelopment Plan, and such other expenses as may be allowed by law.

3. Upon retirement of all bonds, loans or other indebtedness incurred by Bristol Housing and payable from such special fund or funds, or at such time as monies on deposit in such special fund or funds are sufficient for such purpose, all taxes levied each year in excess of the Base Assessment and Dedicated Taxes shall, when collected, be paid to the respective taxing agency as taxes levied by such taxing agencies on all other property are paid, and Bristol Housing shall give notice to all affected taxing agencies of such retirement. Excess taxes beyond amounts necessary to fund or reserve for eligible expenditures may be applied to principal and interest of debt incurred to finance such eligible expenditures or shall revert to the taxing agency general fund. In any event, the division of property taxes required by this document shall not continue for any tax year beyond 2036 for the City of Bristol and 2040 for Sullivan County.

4. For the tax years of 2026 through 2030 fifteen percent (15%) of the Sullivan County taxes levied in each year in excess of the Base Assessment and Dedicated Taxes shall be allocated to and, when collected, shall be paid to Sullivan County in the same manner as taxes on all other property are paid (hereafter the "Holdback Percentage"). The Holdback Percentage for the tax years of 2031 through 2035 shall be twenty five percent (25%). The Holdback percentage for the tax years of 2036 through 2040 shall be thirty five percent (35%).

#### H. Property Tax Assessments and Collection.

1. The appropriate assessor shall, in each year during the period in which taxes are to be allocated to Bristol Housing pursuant to Paragraph G, compute and certify the net amount, if any, by which the current assessed value of all taxable property located within the Project Area which is subject to taxation by the particular taxing agency exceeds the base assessment. The net amount of any such increase is referred to in this subdivision as the incremental value for that particular year.

2. In any year in which there exists a tax increment to be allocated to Bristol Housing, the appropriate assessor shall exclude it from the assessed value upon which the appropriate assessor computes the tax rates for taxes levied that year by the taxing agency. However, the assessor shall extend the aggregate tax rate of such taxes against the Base Assessment and the incremental value and shall apply the taxes collected there from as provided herein.

3. If in any year property comprising a portion of the Project Area shall be removed from the tax rolls of a taxing agency, the Base Assessment for the Project Area shall be reduced by the amount of the Base Assessment allocable to the property so removed for each subsequent year in which taxes are to be allocated to a particular authority pursuant to the above provisions.

I. Documentation for Assessor's Office.

Upon approval of this Amendment, Bristol Housing shall transmit to the assessor of property and the chief financial officer for each taxing agency affected, a copy of the description of all land within the Project Area (including tax parcel numbers), the date or dates of the approval of the redevelopment plan or amendment thereto, a copy of the resolution approving the redevelopment plan or approving an Amendment thereto, a map or plat indicating the boundaries of such property and the Base Assessment with respect to the Project Area, and taxes shall thereafter, when collected, be allocated and paid in the manner provided herein.

J. Excluded Taxes.

Notwithstanding anything to the contrary in this section, taxes levied upon property subject to tax-increment financing provisions by any taxing agency for the payment of principal of and interest on all bonds, loans or other indebtedness of such taxing agency, and taxes levied by or for the benefit of the State of Tennessee (herein "Dedicated Taxes"), shall not be subject to allocation as provided in Paragraph G but shall be levied against the property and, when collected, paid to such taxing agency as taxes levied by such taxing agency on all other property are paid and collected.

K. Interpretation.

This tax-increment financing amendment is being proposed pursuant to *Tenn. Code Ann. § 13-20-201, et. seq.* and *Tenn. Code Ann. § 9-23-101, et. seq.* and all relevant provisions are hereby incorporated herein by reference. All provisions of this Amendment shall be construed in a manner consistent with said Code sections.

L. Conditions of Tax Increment.

Bristol Housing shall enter into a redevelopment agreement with Developer which requires Developer to pursue and complete the Redevelopment Project in a diligent manner, and in accordance with plans and specifications approved by Bristol Housing. The redevelopment agreement to be entered into between Bristol Housing and Developer shall contain such terms as Bristol Housing believes reasonably necessary to accomplish this purpose. The Redevelopment Agreement shall also include a provision requiring that upon the Developer's sale or transfer of the Tenneva Hotel project to an unrelated third party, the Developer shall pay off the then entire outstanding balance of the TIF Indebtedness issued by Bristol Housing.

EXHIBIT 1

MAP OF TENNEVA HOTEL PROJECT AREA LOCATED IN THE GREENE PROPERTY / W STATE STREET REDVELOPMENT DISTRICT



000860

EXHIBIT 2

TIF ESTIMATE  
TENNEVA HOTEL PROJECT AREA  
GREENE PROPERTY / W STATE ST REDEVELOPMENT DISTRICT

Total Original Base Value	\$386,440.00
County Tax Rate	2.5754
City Tax Rate	2.25
Total New Assessed Value	\$7,318,760.00
County Debt Service Rate	.2721
City Debt Service Rate	0.13
Total County Taxes	\$188,487.35
Base County Taxes	\$9,952.38
County Increment	\$178,534.97
County Debt Service Set Aside	\$18,862.84
Available County Increment after Debt Service	\$159,672.13
County Increment after 0% Holdback	\$159,672.13
County Increment after Admin Fee	\$151,688.52
Total City Taxes	\$164,672.10
Base City Taxes	\$8,694.90
Proposed City Increment	\$155,977.20
City Debt Service Set Aside	\$9,012.02
Available City Increment after Debt Service	\$146,965.18
City Increment after Admin Fee	\$139,616.92
<b>Total City and County Increment available for Debt Service</b>	<b>\$291,305.45</b>



Agenda subject voting report

Meeting Name

Sullivan County Commission March 2018

3/19/2018

14 OLD BUSINESS Item #:7 Sponsors: Neal/ Vance Resolution No. 2018-02-17

Description

RESOLUTION OF THE SULLIVAN COUNTY COMMISSION FOR ADOPTION OF A REDEVELOPMENT PLAN AND TAX INCREMENT FINANCING AMENDMENT FOR THE GREENE PROPERTY / W STATE STREET REDEVELOPMENT DISTRICT

Chairman

Venable, Richard

Total Vote Result

Voting start time 10:27:06 AM  
 Voting stop time 10:27:23 AM  
 Voting Configuration Vote  
 Voting mode Open  
 Vote Result

Yes	21
Abstain	0
No	1
Total Present	22
Absent	2

Group Voting Result

Group	Yes	No	Absent
No group	21	1	0/2
<b>Total Results</b>	<b>21</b>	<b>1</b>	<b>0/2</b>

Individual Voting Result

Name	Yes	Abstain	No	Absent
Bowery, Mark ()				
Boyd, Bryan ()	X			
Calton, Darlene ()	X			
Cole, Michael ()	X			
Crawford, Larry ()	X			
Gardner, John ()	X			
Grubb, Sherry ()	X			
Hare, Andy ()				
Harkleroad, Terry ()	X			
Harr, Mack ()	X			
Herron, Joe ()	X			
Hood, Baxter ()	X			
Houser, Dennis ()	X			
Johnson, Matthew ()	X			
Kilgore, Bill ()			X	
McGlothlin, Kit ()	X			
Morrell, Randy ()	X			
Neal, Bob ()	X			
Russell, Bobby ()	X			
Russell, Cheryl ()	X			
Shull, Patrick ()	X			
Stanley, Angie ()	X			
Vance, Mark ()	X			
Williams, Eddie ()	X			

*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 8  
No. 2018-03-18

To the Honorable Richard Venable, Mayor of Sullivan County, and the Board of Sullivan County Commissioners meeting in Regular Session this 19<sup>th</sup> day of March, 2018.

**RESOLUTION to modify the existing time of the Call to Order and convening of the monthly Sullivan County Commission Meeting**

**WHEREAS**, the Sullivan County Board of Commissioners currently meets regularly the third Monday of each month at 9:00A.M.; and,

**WHEREAS**, moving the meeting time to an evening setting is considered an accommodating modification to the monthly convening of this Commission. Furthermore, the time modification envisions an increase in the general public's participation and accessibility to the actions of this Board of Commissioners; and,

**WHEREAS**, the convening time is changing, the Commission shall continue to meet on the third Monday of the month during the calendar year. The meeting may be modified at the discretion of the body according to Roberts Rules of Order, and the norms and customs of this Board of Commissioners set forth during its rich history and traditions; and,

**WHEREAS**, there is no known current major conflicts with any of the three municipalities located within Sullivan County. Moreover, many fellow Boards of Commissioners throughout The Great State of Tennessee already have broken with standing precedent of A.M. meetings; and,

**WHEREAS**, this Board of Commissioners acknowledges and admires its own longstanding traditions and relishes the decorum displayed throughout its historic past. It looks toward the future with optimism and embraces this change with great vigor.

**NOW THEREFORE BE IT RESOLVED** that the Board of County Commissioners does modify the existing time of the Call to Order and convening of the monthly Sullivan County Commission Meeting. The convening time of the Sullivan County Commission shall change to 6:30 P.M. and continue to meet on the third Monday of the month during the calendar year. The meeting may be modified at the discretion of this body according to Roberts Rules of Order and/or the norms and customs of this Board of Commissioners set forth during its rich history and traditions. *In accordance to this resolution the convening time change shall take effect on July 16, 2018.*

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Approved this \_\_\_\_\_ day of \_\_\_\_\_ 2018.

Attest: \_\_\_\_\_  
Jeanie Gammon, County Clerk

Approve: \_\_\_\_\_  
Richard S. Venable, County Mayor

**Sponsored By: Commissioner Matthew J. Johnson**

**Co-Sponsor(s): Commissioners Pat Shull, Michael Cole, Angie Stanley, Bobby Russell, Terry Harkleroad, Sherry Grubb, Andy Hare, John Gardner, Mack Harr**

**ACTIONS: 1st Reading 03-19-18;**

*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 9  
No. 2018-03-19

To the Honorable Richard Venable, Mayor of Sullivan County, and the Board of Sullivan County Commissioners meeting in Regular Session this 19<sup>th</sup> day of March, 2018.

**RESOLUTION TO REQUIRE COUNTY BOARD OF EQUALIZATION MEMBERS AND COUNTY BOARD HEARING OFFICERS TO COMPLETE ANNUAL CONTINUING EDUCATION**

**WHEREAS**, the State of Tennessee, through its General Assembly, has mandated that the county legislative body shall by resolution establish a minimum of at least four (4) hours of annual training for county board of equalization members and county hearing officers and the minimum record keeping requirements related to members' certificates of attendance; and

**WHEREAS**, the General Assembly, in passing Chapter 13 of the Public Acts of 2017, amended *Tennessee Code Annotated § 67-1-403(e)* to provide that such mandatory training shall be a condition of appointment or continued service; and

**WHEREAS**, the General Assembly, in passing Chapter 13 of the Public Acts of 2017, amended *Tennessee Code Annotated § 67-1-403(e)* to provide that mandatory annual continuing education and training is only required to the extent that such education and training is provided by the Comptroller of the Treasury free of charge.

**NOW, THEREFORE BE IT RESOLVED**, by the County Legislative Body of Sullivan County, Tennessee, meeting in regular session on this 19<sup>th</sup> day of March, 2018, that:

**SECTION 1.** As a condition of appointment or continued service, county board of equalization members and county hearing officers shall complete a minimum of four (4) hours of annual training to include board governance, open meetings requirements, and other topics reasonably related to the duties of the members of the county board of equalization, as provided by the Comptroller of the Treasury.

**SECTION 2.** Members' certificates of attendance shall be turned over to the assessor of property for preservation for a period of at least three (3) years.

**SECTION 3.** This Resolution shall be effective upon its passage and approval, the public welfare requiring it.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Hereby approved this \_\_\_\_\_ day of \_\_\_\_\_, 2018.

Attest: \_\_\_\_\_  
Jeanie Gammon, County Clerk

Approve: \_\_\_\_\_  
Richard S. Venable, County Mayor

**Sponsored By: Commissioner Randy Morrell**  
**Prime Co-Sponsor(s): Commissioner Andy Hare**

**ACTIONS:** 1st Reading 03-19-18;

*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 10  
No. 2018-03-20

To the Honorable Richard Venable, Mayor of Sullivan County, and the Board of Sullivan County Commissioners meeting in Regular Session this 19<sup>th</sup> day of March, 2018.

**RESOLUTION To Authorize the Battle of Blountville Civil War Military Park Executive Board To Establish The Blountville Veterans Park In Accordance With Phase I of Military Park Plans**

WHEREAS, the Battle of Blountville Civil War Military Park Executive Board is establishing Phase I of the Battle of Blountville Civil War Military Park; and

WHEREAS, Phase I of said park is located near the intersection of Tennessee State Highway 394 and the Blountville Bypass; and

WHEREAS, the overall design plans for Phase I of the Battle of Blountville Civil War Military Park include a plan for a Blountville Veterans Park to be established on county-owned property near the Old Sheriff's Home; and

WHEREAS, the primary mission of the Blountville Veterans Park shall be to serve as a memorial to veterans of all conflicts.

**NOW, THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session hereby authorizes the Battle of Blountville Civil War Military Park to establish the Blountville Veterans Park as part of the overall design plans for its Phase I of the Battle of Blountville Civil War Military Park.**

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Approved this \_\_\_\_\_ day of \_\_\_\_\_ 2018.

Attest: \_\_\_\_\_  
Jeanie Gammon, County Clerk

Approve: \_\_\_\_\_  
Richard S. Venable, County Mayor

**Sponsored By: Commissioner Dennis Houser**

**Co-Sponsor(s): Commissioner Andy Hare and Commissioner Michael Cole**

**ACTIONS:** Mack Harr, Bill Kilgore

1st Reading 03-19-18;

*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 11  
No. 2018-03-21

To the Honorable Richard Venable, Mayor of Sullivan County, and the Board of Sullivan County Commissioners meeting in Regular Session this 19<sup>th</sup> day of March, 2018.

**RESOLUTION TO SET THE COMPENSATION OF SULLIVAN COUNTY COMMISSIONERS.**

WHEREAS The current Board of County Commissioner began their term of office on September 1, 2014 and will conclude their term on August 31, 2018; and

WHEREAS Each Commissioner began such term of office receiving a monthly salary from Sullivan County at the rate of \$637 per month (an annualized amount of \$7,644); and

WHEREAS During such term of office each Commissioner has received two salary increases due to an automatic pay mechanism adopted by a previous Commission, requiring no action by the current Commission to effectuate. The two salary increases combined represent a total amount of increased salary of \$42 per month with the current regular salary totaling \$680 per month (an annualized amount of \$8,160); and

WHEREAS During this same term of office the Commission voted to raise the County tax rate on two separate occasions; and

WHEREAS If Commissioner pay is reduced to \$638 per month, \$7,656 per year, total cost avoidance to Sullivan County will be \$12,096 per year.

**NOW, THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby establish that** effective as of the April 2018 pay period, each County Commissioner's salary will be reduced by \$42 per month causing their regular monthly salary to be set at \$638 and the annualized amount at \$7,656. Future raises will be determined hereafter by this Commission if and when appropriate.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Note: All dollar amounts were rounded down to the nearest dollar figure for simplicity.

Approved this \_\_\_\_\_ day of \_\_\_\_\_ 2018.

Attest: \_\_\_\_\_  
Jeanie Gammon, County Clerk

Approve: \_\_\_\_\_  
Richard S. Venable, County Mayor

**Sponsored By: Commissioner Pat Shull**  
**Co-Sponsor(s): Commissioner Baxter Hood**  
**ACTIONS: 1st Reading 03-19-18;**

*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 12  
No. 2018-03-22

To the Honorable Richard Venable, Mayor of Sullivan County, and the Board of Sullivan County Commissioners meeting in Regular Session this 19<sup>th</sup> day of March, 2018.

**RESOLUTION To Amend the Sullivan County Health Department Budget for Chronic Disease Contract in the amount of \$5,700.**

WHEREAS, the Sullivan County Health Department has received a grant from the State of Tennessee in the amount of \$76,300 to provide chronic disease education; and,

WHEREAS, these funds are 100% funded by the State of Tennessee

**NOW THEREFORE BE IT RESOLVED** that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby approve the amending the Health Department Budget as follows:

**Appropriations-**

55110.1170.100.123	Personal Services	\$1,250
55110.1170.200.123	Benefits	\$200
55110.1170.300.123	Contracted Services	\$1,300
51100.1170.400.123	Supplies & Materials	<u>\$2,950</u>
	<b>Total</b>	<b>\$5,700</b>

**Revenue Sources-**

46980.1170.123	State of TN-Chronic Disease	\$5,700
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This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this 19<sup>th</sup> day of March 2018.

Attested: Jeanie Gammon  
Jeanie Gammon, County Clerk

Approved: Richard S. Venable  
Richard S. Venable, County Mayor

**Introduced by Commissioner: Eddie Williams**

**Seconded by Commissioner(s): Mark Bowery**

**ACTIONS:** Placed on Consent Agenda 03-19-18; Approved 03-19-18 22 Aye, 2 Absent.

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*Sullivan County*  
*Board of County Commissioners*  
*238<sup>th</sup> Annual Session*

Item 13  
No. 2018-03-23

To the Honorable Richard Venable, Mayor of Sullivan County, and the Board of Sullivan County Commissioners meeting in Regular Session this 19<sup>th</sup> day of March, 2018.

**RESOLUTION to Increase the EMS Fund Appropriations for the 2017-18 Fiscal Year.**

WHEREAS, Sullivan County Court EMS has had a number of operational changes that effect the operating budget; and,

WHEREAS, it is necessary to add these changes into the 2017-18 FY budget.

**NOW THEREFORE BE IT RESOLVED** that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby amend the EMS budget as follows:

100 Personnel	\$672,000	
200 Benefits	219,000	
300 Contracted Services-Provider Fee	160,000	
700 Capital Outlay	<u>133,000</u>	
<b>Funded: Collections from Patients</b>		\$692,000
<b>Tn Provider Tax</b>		480,000
<b>Other</b>		<u>12,000</u>
<b>TOTAL</b>	<b><u>\$1,184,000</u></b>	<b><u>\$1,184,000</u></b>

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Hereby approved this 19th day of March, 2018.

Attest: Jeanie Gammon Approve: Richard S. Venable  
 Jeanie Gammon, County Clerk Richard Venable, County Mayor

**Sponsored By: Eddie Williams**  
**Prime Co-Sponsor(s): Mark Vance**

**ACTIONS:** Waiver of Rules Requested; Approved 03-19-18 22 Aye, 2 Absent.



MOTION ON FLOOR

MOTION AS FOLLOWS:

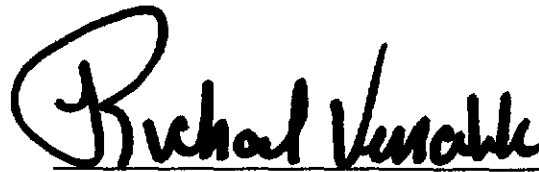
MOTION TO SUPPORT THE ACTION TAKEN BY THE COUNTY ATTORNEY AND COUNTY MAYOR OF FILING APPLICATION FOR PERMISSION TO APPEAL REGARDING THE "LIQUOR BY THE DRINK" LAWSUIT.

SPONSORED BY: KILGORE  
SECONDED BY: GRUBB, HARKLEROAD, STANLEY

ACTION: APPROVED 03-19-18  
ROLL CALL VOTE 16 AYE, 6 NAY, 2 ABSENT

000865

AND THEREUPON COUNTY COMMISSION ADJOURNED UPON  
CALTON  
MOTION MADE BY COMM. ~~BOWERY~~ TO MEET AGAIN IN REGULAR  
SESSION APRIL 16, 2018.

A handwritten signature in black ink that reads "Richard Venable". The signature is written in a cursive style with a large initial "R".

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RICHARD VENABLE

COMMISSION CHAIRMAN