

COUNTY COMMISSION-REGULAR SESSION

001028

November 19, 2020

BE IT REMEMBERED THAT:

COUNTY COMMISSION MET PURSUANT TO ADJOURNMENT IN REGULAR SESSION OF THE SULLIVAN COUNTY BOARD OF COMMISSIONERS THIS THURSDAY EVENING, NOVEMBER 19, 2020, 6:00 P.M. IN BLOUNTVILLE, TENNESSEE. PRESENT AND PRESIDING WAS HONORABLE RICHARD VENABLE, COUNTY CHAIRMAN, TERESA JACOBS, COUNTY CLERK OF SAID BOARD OF COMMISSIONERS,

TO WIT:

The Commission was called to order by County Chairman Richard Venable. Lt. Steven Whetsell opened the commission and Commissioner Crawford gave the invocation. The pledge to the flag was led by Lt. Steven Whetsell.

COMMISSIONERS PRESENT AND ANSWERING ROLL WERE AS FOLLOWS:

DAVID AKARD, III	MARK A. HUTTON
JUDY BLALOCK	SAMUEL "SAM" JONES
TODD BROUGHTON	DWIGHT KING
DARLENE CALTON	TONY LEONARD
	HUNTER MICHAEL LOCKE
LARRY CRAWFORD	RANDY C. MORRELL
ANDREW K. CROSS	ARCHIE PIERCE
JOYCE NEAL CROSSWHITE	ANGIE STANLEY
JOHN GARDNER	ALICIA D. STARNES
COLETTE GEORGE	GARY STIDHAM
HERSHEL GLOVER	MARK A. VANCE
TERRY HARKLEROAD	DOUG WOODS

23 PRESENT, 1 ABSENT (COLE ABSENT)

NOTE: Comm. Calton, Hutton, Leonard, and Woods attended electronically.

The following pages indicate 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. Crawford and seconded by Comm. Gardner to approve the minutes of the October 15, 2020 Regular Session of County Commission. Said motion was approved by Roll Call Vote. 23 Yes, 1 Absent

KINGSPORT TIMES-NEWS

PUBLICATION CERTIFICATE

1535774

Kingsport, TN 11/6/2020

This is to certify that the Legal Notice hereto attached was published in the Kingsport Times-News, a daily newspaper published in the City of Kingsport, County of Sullivan, State of Tennessee, beginning in the issue of November 6, 2020, and appearing 1 consecutive weeks/times, as per order of Sullivan County Board of Commissioners

Signed Sheryl Edwards

PUBLIC NOTICE OF MEETINGS OF THE BOARD OF COMMISSIONERS OF SULLIVAN COUNTY, TENNESSEE FOR THE MONTH OF NOVEMBER 2020

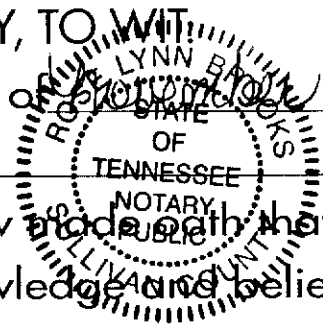
Notice is hereby given to all members of the Board of County Commissioners, all residents of Sullivan County, Tennessee and to any and all other persons interested, that two (2) open, public meetings of the Board of County Commission of Sullivan County will be held at the regular meeting place of the Board at the Courthouse in Blountville, Tennessee during the month of November 2020. The monthly Work Session will commence at the hour of 6:00 P.M on Thursday evening, November 12, 2020 and the monthly Regular Session commencing at the hour of 6:00 P.M. on Thursday, November 19, 2020. Meetings will be held via traditional and electronic means. For information on viewing the meetings electronically go to www.sullivancountyttn.gov. All attending should practice social distancing and wear PPE. This notice is given pursuant to the provisions of Section 8-44-101 to 8-44-108 inclusive of Tennessee Code Annotated.

Teresa Jacobs
Sullivan County Clerk

PUB1T: 11/06/2020

STATE OF TENNESSEE, SULLIVAN COUNTY, TO WIT:

Personally appeared before me this 6th day of November, 2020, Sheryl Edwards of the Kingsport Times-News and in due form of law made oath that the foregoing statement was true to the best of my knowledge and belief.



Rose Lynn Brooks
Notary Public

My commission expires July 11, 2021

Sullivan County
Board of County Commissioners
240th Annual Session

Thursday, November 19, 2020

REGULAR SESSION

6:00 p.m.

Meeting held in the Commission Room, Sullivan County Courthouse
& Electronically

* * * * *

WHEREAS, our nation continues to be affected by the COVID-19 pandemic and therefore still under the Executive Orders of President Donald Trump and Governor Bill Lee; and,

WHEREAS, at this time Sullivan County Mayor, Richard S. Venable finds it necessary to call the county legislative body of Sullivan County to order to conduct business for matters requiring the approval of the county's governing body; and

WHEREAS, in compliance with Governor Lee's Executive Orders, this meeting is available to the public for viewing and/or joining the meeting at www.sullivancountyttn.gov via *GoToMeeting* or *YouTube*–Sullivan County TN Commissioners; and a copy of the agenda is available online to the public on the County's website.

NOW THEREFORE, a meeting of the Sullivan County Commission has been called on this 19th day of November, 2020 at 6:00 p.m. to be conducted via traditional and electronic means to carry out the business of the Sullivan County.



Richard S. Venable, Sullivan County Mayor
Chairman, Sullivan County Commission



Agenda subject voting report

001030

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

1 Commission Called to Order by Sheriff Jeff Cassidy Chairman, Mayor Richard S. Venable presiding

Description

Sullivan County Commission

Meeting in Regular Session

Thursday, November 19, 2020

6:00 p.m.

Invocation

Pledge to the American Flag

Chairman

Venable, Richard

Total vote result

Voting start time 6:05:03 PM
Voting stop time 6:06:42 PM
Voting configuration Roll Call - Attendances
Voting mode Open
Vote result

Present	23 ¹⁸
Total Present	23 ¹⁸
Total Seats	28
Absent	1 ¹

** Commissioners attended electronically*

Group voting result

Group	Yes	Absent
No group	19	0
Total result	18 23	0 1

Individual voting result

Name	Yes	Absent
Akard, David ()	X	
Blalock, Judy ()	X	
Broughton, Todd ()	X	
* Calton, Darlene ()	X	
Cole, Michael ()		X
Crawford, Larry ()	X	
Cross, Andrew ()	X	
Crosswhite, Joyce ()	X	
Gardner, John ()	X	
George, Colette ()	X	
Glover, Hershel ()	X	
Harkleroad, Terry ()	X	
* Hutton, Mark ()	X	
Jones, Sam ()	X	
King, Dwight ()	X	
* Leonard, Tony ()	X	

Agenda subject voting report

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

Name	Yes	Absent
Locke, Hunter ()	X	
Morrell, Randy ()	X	
Pierce, Archie ()	X	
Stanley, Angie ()	X	
Starnes, Alicia ()	X	
Stidham, Gary ()	X	
Vance, Mark ()	X	
* Woods, Doug ()	X	

RESOLUTIONS DOCKET FOR NOVEMBER 19, 2020

RESOLUTIONS

#1	RESOLUTION TO CONSIDER AMENDMENT(S) TO THE SULLIVAN COUNTY ZONING PLAN: ZONING MAP OR THE ZONING RESOLUTION	APPROVED 11/19/20
#2	RESOLUTION IN SUPPORT OF DRUG DEALER LIABILITY ACT LAWSUIT	APPROVED 11/19/20
#3	RESOLUTION TO URGE THE GENERAL ASSEMBLY TO ENACT A PRIVATE ACT FOR SULLIVAN COUNTY, TENNESSEE TO LEVY AN HOTEL/OCCUPANCY TAX	1 ST READING 11/19/20
#4	RESOLUTION TO AUTHORIZE THE SULLIVAN COUNTY MAYOR TO RELEASE ANY AND ALL CLAIMS, LIENS AND RESTRICTIONS AGAINST FIRST RESPONDER/RESCUE TRUCKS AFTER THE PASSAGE OF TEN (10) YEARS	APPROVED 11/19/20
#5	RESOLUTION OF THE SULLIVAN COUNTY COMMISSION FOR ADOPTION OF A REDEVELOPMENT PLAN AND TAX INCREMENT FINANCING AMENDMENT FOR THE WEST GATE BUILDING PROJECT LOCATED WITHIN THE STONEGATE PLAZA REDEVELOPMENT DISTRICT	APPROVED 11/19/20
#6	RESOLUTION TO AUTHORIZE THE SULLIVAN COUNTY PURCHASING AGENT TO ENTER INTO A FORTY-EIGHT (48) MONTH LEASE AGREEMENT WITH NCL GOVERNMENT CAPITAL TO FINANCE THREE (3) SHERIFF VEHICLES AND RELATED EQUIPMENT	APPROVED 11/19/20
#7	RESOLUTION TO APPROVE THE PURCHASE OF AED'S, CONFERENCE ROOM UPGRADE ITEMS, JAIL OPERATIONAL SUPPLIES, AND JAIL SCANNER ROOM CHANGE ORDER FOR THE SULLIVAN COUNTY SHERIFF'S OFFICE USING THE REMAINING 2020 SECURUS TECH GRANT FUNDS	APPROVED 11/19/20

Sullivan County
Board of County Commissioners
240th Annual Session

Thursday, November 19, 2020

6:00 p.m.

Meeting held in the Commission Room, Sullivan County Courthouse & Electronically

AGENDA FOR REGULAR SESSION

- ❖ Call to Order by Sheriff Jeff Cassidy
- ❖ Chairman, Mayor Richard S. Venable presiding
- ❖ Invocation
- ❖ Pledge to the American Flag
- ❖ Roll Call by Teresa Jacobs, County Court Clerk
- ❖ Guest Speakers, Proclamations, Recognitions & Presentations
 - Kara Carter, State Champion, Golf Tournament, Sullivan South
 - Heath Guinn, Sync Space
 - Presentation by Ambre Torbett – Anderson Townhouse Restoration
- ❖ Confirmations & Appointments:
 - Sullivan County Board of Zoning Appeals
 - Linda Brittenham – Nov 2020 to Nov 2024
 - Jeff Begley – Nov 2020 to Nov 2024
 - Sullivan County Regional Planning Commission
 - Linda Brittenham – Nov 2020 to Nov 2024
 - Sullivan County Regional Historic Zoning Commission
 - Mary Ann Hager – Nov 2020 to Nov 2025
- ❖ Approval of Commission Minutes from Previous Meeting
- ❖ Approval of Notary Publics
- ❖ Public Comment



- ❖ Amendments to Zoning Plan
- ❖ Consent Agenda
- ❖ Resolutions:
 - Old Business
 - New Business
- ❖ Other Business/ Announcements/ Non-Agenda Items
- ❖ Adjournment



Sullivan County
Board of County Commissioners
240th Annual Session

RESOLUTIONS

ZONING

Item 1 Resolution No. 2020-11-01

Sponsors: Calton/ Gardner

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

Applicant # 1 – Randy Denton

OLD BUSINESS

No business carried forward from October 2020.

NEW BUSINESS

Item 2 Resolution No. 2020-11-98

Sponsors: Leonard/ Cole

RESOLUTION IN SUPPORT OF DRUG DEALER LIABILITY ACT LAWSUIT

Item 3 Resolution No. 2020-11-99

Sponsors: Stanley/ Harkleroad

**RESOLUTION TO URGE THE GENERAL ASSEMBLY TO ENACT A PRIVATE ACT FOR
SULLIVAN COUNTY, TENNESSEE TO LEVY AN HOTEL/OCCUPANCY TAX**

Item 4 Resolution No. 2020-11-100

Sponsors: Locke/ Pierce

**RESOLUTION TO AUTHORIZE THE SULLIVAN COUNTY MAYOR TO RELEASE ANY AND
ALL CLAIMS, LIENS AND RESTRICTIONS AGAINST FIRST RESPONDER/RESCUE TRUCKS
AFTER THE PASSAGE OF TEN (10) YEARS**

Item 5 Resolution No. 2020-11-101

Sponsors: Locke/ Crawford

**RESOLUTION OF THE SULLIVAN COUNTY COMMISSION FOR ADOPTION OF A REDEVEL-
OPMENT PLAN AND TAX INCREMENT FINANCING AMENDMENT FOR THE WEST GATE
BUILDING PROJECT LOCATED WITHIN THE STONEGATE PLAZA REDEVELOPMENT
DISTRICT**



Item 6 Resolution No. 2020-11-102

Sponsors: Stanley/ Stidham

RESOLUTION To Authorize the Sullivan County Purchasing Agent to enter into a forty-eight (48) month lease agreement with NCL Government Capital to finance three (3) Sheriff vehicles and related equipment.

Item 7 Resolution No. 2020-11-103

Sponsors: Stanley/ Stidham

RESOLUTION To Approve the purchase of AEDs, Conference Room Upgrade items, Jail Operational Supplies, and Jail Scanner Room change order for the Sullivan County Sheriff's Office using the remaining 2020 Securus Tech Grant Funds.



001037

PROCLAMATION

Recognizing Kara Carter as State Golf Champion

WHEREAS, Kara Carter, a senior at Sullivan South High School, has competed on the Sullivan South Golf Team since freshman year; and

WHEREAS, During Kara's enrollment at Sullivan South, she finished her regular season matches with a nine-hole average of 35 (which is under par on most courses); and,

WHEREAS, throughout high school years, Kara qualified for the Large School State Tournament and placed in the top ten each year: Freshman year she tied for 9th place; Sophomore year she placed 10th; and Junior year she tied for eighth place; and,

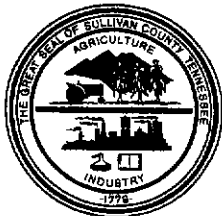
WHEREAS, in 2018 Kara finished as the District 1 Large School Runner-up and in 2019 held the title of District Champion; in addition, she held the Region 1 Large School Runner-up in 2018 & 2019, and Region 1 Champion in 2020; and,

WHEREAS, Kara held the title of Big 11 Conference Individual Champion three times and led her team to a Conference Championship in 2019; she also finished the 2019 season by holding the title of Big 11 Golfer of the Year; and,

WHEREAS, on October 6 & 7, 2020, Kara competed in the Large School State Championship at Willow Brook Golf Course in Manchester, Tennessee where she finished her first round at even par, tied for fourth place. On the second day of the tournament, she shot a 6 under 66 which was the fifth best round in state tournament history; finishing with a two day total of 138 which is the fourth best two day total in state tournament history; therefore, Kara finished her two days at 6 under par to win the Girls State Golf Tournament making her the 2020 Large School State Champion.

Now, Therefore Be It Proclaimed by Sullivan County Mayor, Richard S. Venable, and the Sullivan County Board of Commissioners that Kara Carter is hereby recognized and honored for becoming Sullivan South's 7th golfer to earn the title of State Champion (Kara being the first since 1987.); and

Now, Therefore Be It Further Proclaimed that Sullivan County recognizes the exemplary dedication and unwavering commitment that Kara has put forth in achieving her goals and honoring Sullivan South with her dedication.



In Witness Whereof, I have hereunto set my hand and caused the Seal of Sullivan County, Tennessee, to be affixed this 19th of November 2020.

Richard S. Venable

Richard S. Venable, Sullivan County Mayor

Presented by County Commissioners: Samuel Jones, Angie Stanley, Darlene Calton & Alicia Starnes



Sullivan County

Board of County Commissioners

240th Annual Session

**IN RE: Sullivan County Board of Zoning Appeals
Blountville, Tennessee**

Order Reappointing Board Members

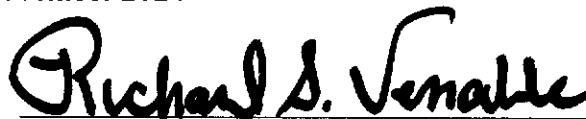
WHEREAS, the Sullivan County Board of Zoning Appeals does hereby certify to the Sullivan County Board of Commissioners, pursuant to T.C.A. §13-7-106, as duly adopted by Sullivan County, Tennessee, that two vacancies have occurred upon said Board of Zoning Appeals by virtue of the expiration of the terms; and

WHEREAS, the Sullivan County Board of Zoning Appeals further certifies that the nominees, Linda Brittenham and Jeff Begley are qualified and willing to serve on the Sullivan County Board of Zoning Appeals; and

NOW THEREFORE BE IT ORDERED, ADJUDGED AND DECREED by the Sullivan County Board of Commissioners in their authority to appoint members to said Board of Zoning Appeals, pursuant to T.C.A. §13-7-106, that the above nominees be appointed to serve on the Sullivan County Board of Zoning Appeals.

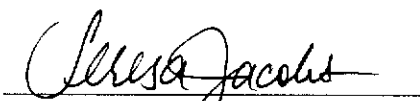
Linda Brittenham
Term: November 2020 to November 2024

Jeff Begley
Term: November 2020 to November 2024


Richard S. Venable, Sullivan County Mayor

Said order confirmed and entered into the record of the Sullivan County Board of Commissioners this

19th day of November 2020.


Teresa Jacobs, Sullivan County Clerk

Motion by Commissioner Gardner, second by Commissioner Crawford
See next pg for vote

Agenda subject voting report

001039

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

8 Orders, Appointments, Confirmations & Elections
Vote

Description

Sullivan County Board of Zoning Appeals
Linda Brittenham – Nov 2020 to Nov 2024
Jeff Begley – Nov 2020 to Nov 2024

Chairman

Venable, Richard

Total vote result

Voting start time 7:04:53 PM
Voting stop time 7:06:24 PM
Voting configuration Vote
Voting mode Open
Vote result

Yes	23 18
Abstain	0
No	0
Total Present	23 18
Absent	1 8

Group voting result

Group	Yes	Absent
No group	19	0
Total result		18 23 8 1

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Blalock, Judy ()	X			
Broughton, Todd ()	X			
Calton, Darlene ()	X			
Cole, Michael ()				X
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
George, Colette ()	X			
Glover, Hershel ()	X			
Harkleroad, Terry ()	X			
Hutton, Mark ()	X			
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			
Morrell, Randy ()	X			
Pierce, Archie ()	X			
Stanley, Angie ()	X			
Starnes, Alicia ()	X			
Stidham, Gary ()	X			
Vance, Mark ()	X			
Woods, Doug ()	X			

Sullivan County
Board of County Commissioners
240th Annual Session

**IN RE: Sullivan County Regional Planning Commission
 Blountville, Tennessee**

Order Reappointing Board Member

WHEREAS, the Sullivan County Regional Planning Commission does hereby certify to the Sullivan County Board of Commissioners, pursuant to T.C.A. §13-4-101, as duly adopted by Sullivan County, Tennessee, that a vacancy will occur upon said Regional Planning Commission by virtue of the expiration of a term office; and

WHEREAS, the Sullivan County Regional Planning Commission further certifies that nominee Linda Brittenham is qualified and willing to serve on the Sullivan County Regional Planning Commission.

NOW THEREFORE BE IT ORDERED, ADJUDGED AND DECREED by the Sullivan Mayor, Richard S. Venable, in his authority to appoint members to said Regional Planning Commission, pursuant to T.C.A. §13-4-101, that nominee Linda Brittenham be reappointed to serve on the Sullivan County Regional Planning Commission.

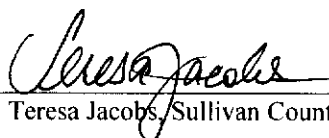
Term: November 2020 to November 2024



Richard S. Venable, Sullivan County Mayor

Said order confirmed and entered into the record of the Sullivan County Board of Commissioners this

19th day of November 2020.



Teresa Jacobs, Sullivan County Clerk

Motion by Commissioner _____ second by Commissioner _____
 Commission Vote:



Sullivan County

*Board of County Commissioners
240th Annual Session*

**IN RE: Sullivan County Regional Historic Zoning Commission
Blountville, Tennessee**

Order Reappointing Board Members

WHEREAS, the Sullivan County Regional Historic Zoning Commission the does hereby certify to the Sullivan County Board of Commissioners, pursuant to T.C.A. §13-7-403 and the passage of Resolution No. 2019-02-13, as duly adopted by Sullivan County, Tennessee, that a vacancy has occurred upon said Board of Zoning Appeals by virtue of the expiration of a term; and

NOW THEREFORE BE IT ORDERED, ADJUDGED AND DECREED by Sullivan Mayor, Richard S. Venable, in his authority to appoint members to said Sullivan County Regional Historic Zoning Commission, pursuant to T.C.A. §13-7-403, that Mary Ann Hager be reappointed to said Board. Term: November 2020 to November 2025.

Handwritten signature of Richard S. Venable in black ink.

Richard S. Venable, Sullivan County Mayor

Said order confirmed and entered into the record of the Sullivan County Board of Commissioners this

19th day of November 2020.

Handwritten signature of Teresa Jacobs in black ink.

Teresa Jacobs, Sullivan County Clerk

Agenda subject voting report

001042

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

4 Approval of Commission Minutes from Previous Meetings
Vote

Description Regular Session of October 15, 2020
Chairman Venable, Richard

Total vote result

Voting start time 7:08:52 PM
Voting stop time 7:09:48 PM
Voting configuration Vote
Voting mode Open
Vote result

Yes	23 18
Abstain	0
No	0
Total Present	23 18
Absent	1 8

Group voting result

Group	Yes	Absent
No group	19	0
Total result	18 23	8 1

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Bialock, Judy ()	X			
Broughton, Todd ()	X			
Calton, Darlene ()	X			
Cole, Michael ()				
Crawford, Larry ()	X			X
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
George, Colette ()	X			
Glover, Hershel ()	X			
Harkleroad, Terry ()	X			
Hutton, Mark ()	X			
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			
Morrell, Randy ()	X			
Pierce, Archie ()	X			
Stanley, Angie ()	X			
Starnes, Alicia ()	X			
Stidham, Gary ()	X			
Vance, Mark ()	X			
Woods, Doug ()	X			

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

Notaries to be elected November 19, 2020

RAY ADAMS	CHRISTINE MCRAE
SARAH D ARGUELLES	LINDA K MILLER
TINA B BEMENT	MEGAN KERI MONROE
ALYSON ROSE BLACKWELL	AMBER LEANN MORRIS
RUBY WHITLEY BLEVINS	CHRISTY LEEANN NIXON
CHRISTINA BLUGH	ALEX T. O'NEAL
WENDY L BOWERY	ASHLEY RUTH OVERBECK
DOMINIQUE A. BROWN	KATHERINE RUTH PEAK
JENNIFER C. BURKE	SANDY K. PORTER
GINGER L DAVIS	KAREN ANNETTE REDMAN
FRANK JOSEPH DELPRETE	PAMELA REHART
MEREDITH H DENOBRIGA	LISA ANN RICE
PATRICIA KAYE DILLMAN	BONNIE RISNER ROMANCZUK
JENNA E. HEADRICK	JEREMY C SALYER
HANNAH HILL	SUSAN L SALYER
PENNY S HOLLEY	CINDY STOKES SCOTT
PHIL HOSKINS	RANDI SEARCY
ANGELA HUTCHINS	SAVANNAH SMITH
LETTIE T JACKSON	MELANIE A SMITH
ELIZABETH JOHNSON	HOWARD ALAN SPURGEON
MICHAEL KILLEBREW	DIANE OSBORNE STAUBUS
SEAN J LIGON	SHANNA L STOKES
DARCEE L. LUCHINI	NIKKI J TAYLOR
TYLER DANE MALONE	DONNA L TUCKER
DANIELLE MARES	C EDWIN WILLIAMS
JESSE W. MCMURRAY	

PERSONAL SURETY
 MERCHANTS BONDING COMPANY
 NOTARY BOND
 MARK BOWERY
 92-CF-U809-6
 EDWARDS, TIPTON AND WITT

UPON MOTION MADE BY COMM. HARKLEROAD AND SECONDED BY COMM. AKARD TO
 APPROVE THE NOTARY APPLICATIONS HEREON, SAID MOTION WAS APPROVED BY ROLL CALL
 VOTE OF THE COMMISSION.

23 YES, 1 ABSENT

STATE OF TENNESSEE
COUNTY OF SULLIVAN

APPROVAL OF NOTARY

SURETY BONDS

November 19, 2020

Name of Notary	Personal Surety	Personal Surety
Brenda Bowers	Kenny Morrell	George T Barnett
Michele L. Fleenor	Stephanie Stuart	Randy Kennedy
Faith M Phillips	Daniel R Bieger	Beth Still
Heather N. Pugh	Jim Street	Ladonna DeCaterina

**UPON MOTION MADE BY COMM. HARKLEROAD AND SECONDED BY COMM. AKARD TO
APPROVE THE NOTARY BONDS OF THE ABOVE NAMED INDIVIDUALS, SAID MOTION WAS
APPROVED BY ROLL CALL VOTE OF THE COMMISSION.**

23 YES, 1 ABSENT

Agenda subject voting report

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

Approval of Notary Publics
Vote

Description

November 2020 Applicants

Chairman

Venable, Richard

Total vote result

Voting start time 7:12:34 PM

Voting stop time 7:13:27 PM

Voting configuration Vote

Voting mode Open

Vote result

Yes	23 18
Abstain	0
No	0
Total Present	23 18
Absent	1 5

Group voting result

Group	Yes	Absent
No group	19	0
Total result	18 23	5 1

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Blalock, Judy ()	X			
Broughton, Todd ()	X			
Calton, Darlene ()	X			
Cole, Michael ()				X
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
George, Colette ()	X			
Glover, Hershel ()	X			
Harkleroad, Terry ()	X			
Hutton, Mark ()	X			
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			
Morrell, Randy ()	X			
Pierce, Archie ()	X			
Stanley, Angie ()	X			
Starnes, Alicia ()	X			
Stidham, Gary ()	X			
Vance, Mark ()	X			
Woods, Doug ()	X			

SULLIVAN COUNTY BOARD OF COMMISSIONERS
 County Commission - Regular Session

PUBLIC COMMENT

November 19, 2020

PLEASE PRINT

	Name	Street Address	City
1	Lisa Harr Bryant	524 Willowbrook Trace	Kingsport
2	Brandon Rogers	2800 Volunteer Pkwy BRISTOL	Bristol
3	DAVID KRIST	1504 Dobyns Dr	KPT
4	CAROL KRIST	1504 Dobyns Dr.	KPT
5	Joel Coukin		KINGSPORT
6	Heath Guinn		
7			
8			
9			
10			

REZONING OVERVIEW

SULLIVAN COUNTY COMMISSION MEETING

November 19, 2020

RESOLUTION #1 - To Consider the Waiver of Rules for the following zoning amendments (map or text).
motion by:

Order of Cases	Date of Application	Applicant's Name	Neighbor Opposition	Staff's Recommendation	Planning Commission's Recommendation	Regional Planning Commission Jurisdiction	Current Zoning District	Requested Zoning District	Civil District
1	October 20, 2020	Randy Denton	no	yes	yes	Sullivan County	R-1	A-1	5th
		South Hollow Rd, Blountville							
Voting:		Case Order	yes	pass	absent				
Denton Case	1		no						

PUBLIC NOTICE

The Sullivan County Board of County Commissioners will hear and decide on the following rezoning request for: 1) Randy Denton to rezone his property located at 315 South Hollow Road, Blountville from R-1/ Single-Family Residential to A-1/ General Agricultural/Residential to allow a larger storage building. The parcel ID is tax map 035, parcel 037.50. The hearing is set for Thursday, November 19, 2020 at 6:00PM within the 2nd Floor Commission Hall located in the Historic Sullivan County Courthouse at 3411 Highway 126, Blountville, TN 37617. The public is invited to attend and speak on this rezoning request or you may call ahead to voice concerns for the record. For questions or more information, please contact the County Planning & Codes Director: (423) 279.2603 or by email at planning@sullivancountyttn.gov.

F. ZONING PLAN AMENDMENT: ZONING RESOLUTION TEXT OR MAP AMENDMENT

F1. REZONING REQUEST FROM R-1 TO A-1 FOR RANDY DENTON

FINDINGS OF FACT –

Property Owners: Randy Denton
Applicants: same
Representative: same
Location: 315 South Hollow Road, Blountville
Civil district: 5th
Parcel ID: Tax Map 035, Parcel 037.50
Surveyor: n/a
Engineer: n/a
PC1101 Growth Boundary: Sullivan County Planned Growth Area
Utility District: Bristol Utility District
Public Sewer: n/a – all existing SSDS with TDEC permits on file
Existing Zoning: R-1
Surrounding Zoning: R-1 and A-1
Proposed Zoning: A-1
Purpose of Rezoning: To build a garage/barn shop
SC Long-Range Plan: Rural Residential/General Agricultural
Public Oppositions: No one submitted letters or calls in opposition to this request prior public hearing

Staff Field Notes and General Comments:

- The owner has petitioned his land to be rezoned from R-1, Single-Family Residential to A-1, Low-Density Residential/General Agricultural in order to build a garage/barn building for his gardens and maintenance of his property.
- He has applied for a building permit for a 3-bay metal shed/garage building. He currently has a house, 16x20 metal open carport, existing 24x20 building and would like to build a new 32x24 building.
- His tract of land is approximately 3.21 acres.
- The surrounding zoning is A-1 in front and sides, R-1 behind and one tract zoned R-2 next door.
- The surrounding land uses are low-density residential, single-wide mobile homes on large tracts, existing farmland, and open space. This property was originally zoned R-1 from the Zoning Plan; however, has not been developed into a subdivision and has remained rural as no public water is available even though it is in Bristol Utility District.
- Staff recommends in favor of this rezoning request for the following reasons:
 - Congruent with the Land Use Plan.
 - Area has remained Rural.
 - Adjacent to existing A-1 Zoning District

Meeting Notes at Planning Commission:

- *Staff read her report and recommendation. No one was present who spoke in opposition to this request.*
- *Mr. Denton was present. He stated that staff explained the request correctly. he also stated he owned the small parcel in front next to his driveway, that he bought from his uncle.*
- *After review, John Moody motioned in favor of this request and to forward a favorable recommendation on to the County Commission. Darlene Calton seconded the motion and the vote in favor passed unanimously.*

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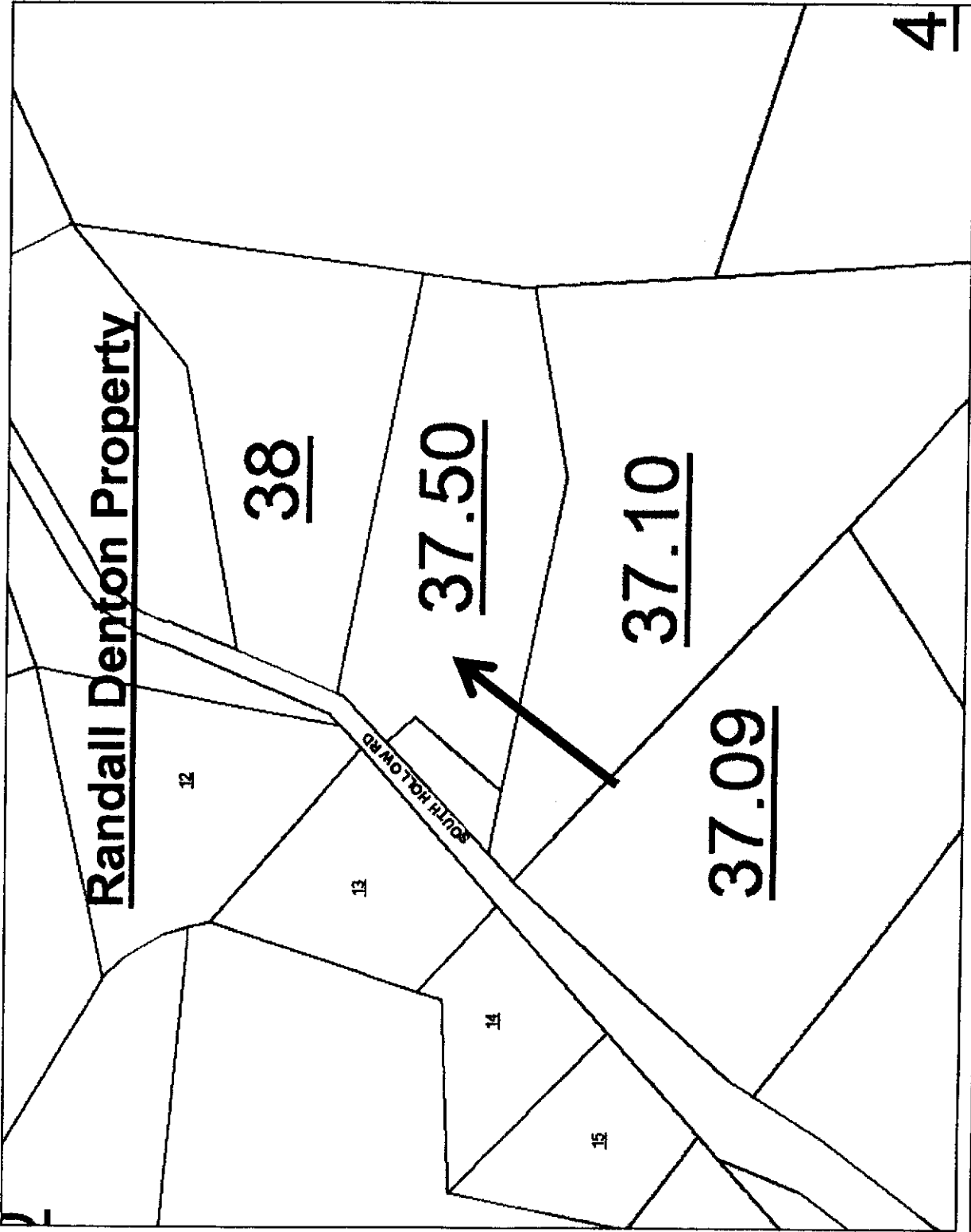
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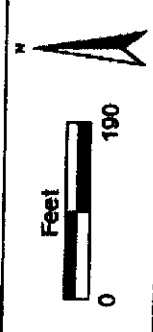
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Address Data Source:
 Sullivan County: Bul Co 911
 MapSource: Koi GIS
 Johnson City: JC GIS
 Bristol: Bristol 911

Notice:
 A bearing has no legal standing other than the statement of facts. It cannot be used to establish boundary lines or transfer and convey property. A land surveyor licensed to practice land surveying in the State of Tennessee should be retained for all questions of boundary and / or location of lot lines.



Randall Denton Property



0.2 PCT Annual Chance Flood Hazard
 Zone A - No Base Flood Elevations Determined
 Zone AE - Base Flood Elevations Determined
 FloodWay Areas in Zone AE

Sullivan County, TN
Planning and Codes Dept.



Lot Lines

Address Data Source:

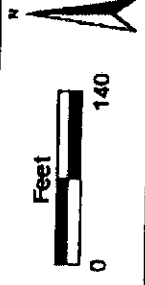
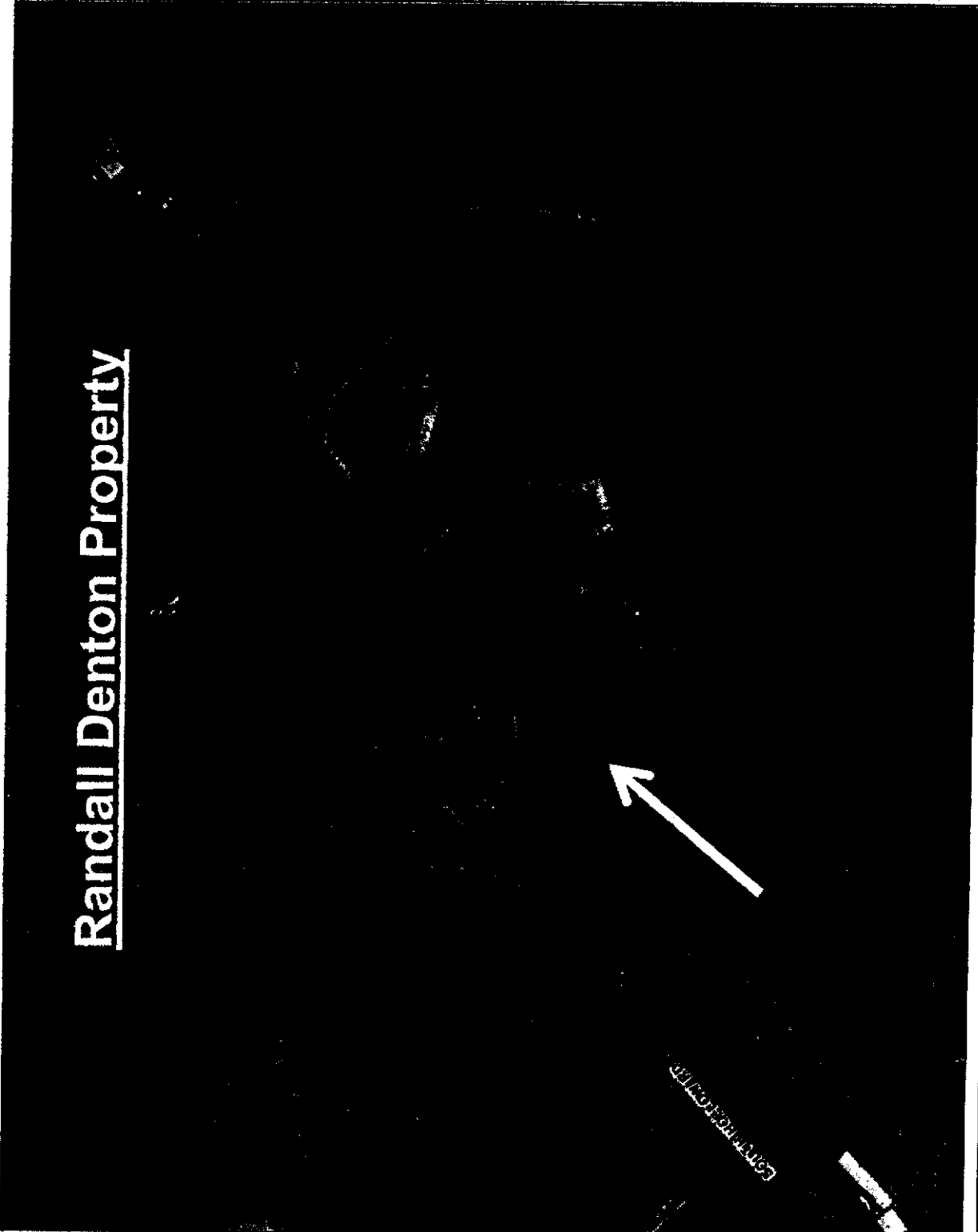
Sullivan County, Set Co 911
Waynes, Ken GIS
Jakes, Chr, SC GIS
Briest, Brad 911





Notice:

All maps are no legal authority
other than the measurement of
lines. It cannot be used to
establish boundary lines or
control and convey property.
Aerial surveys acquired to
positions level technology in the
State of Tennessee should be
referred for all questions of
boundary and / or location
of lot lines.

Lot Lines

Randall Denton Property



-  0.2 PCT Annual Chance Flood Hazard
-  Zone A - No Base Flood Elevations Determined
-  Zone AC - Base Flood Elevations Determined
-  Floodway Areas in Zone AE

Sullivan County, TN
Planning and Codes Dept.



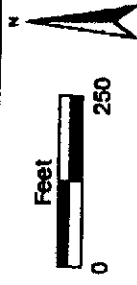
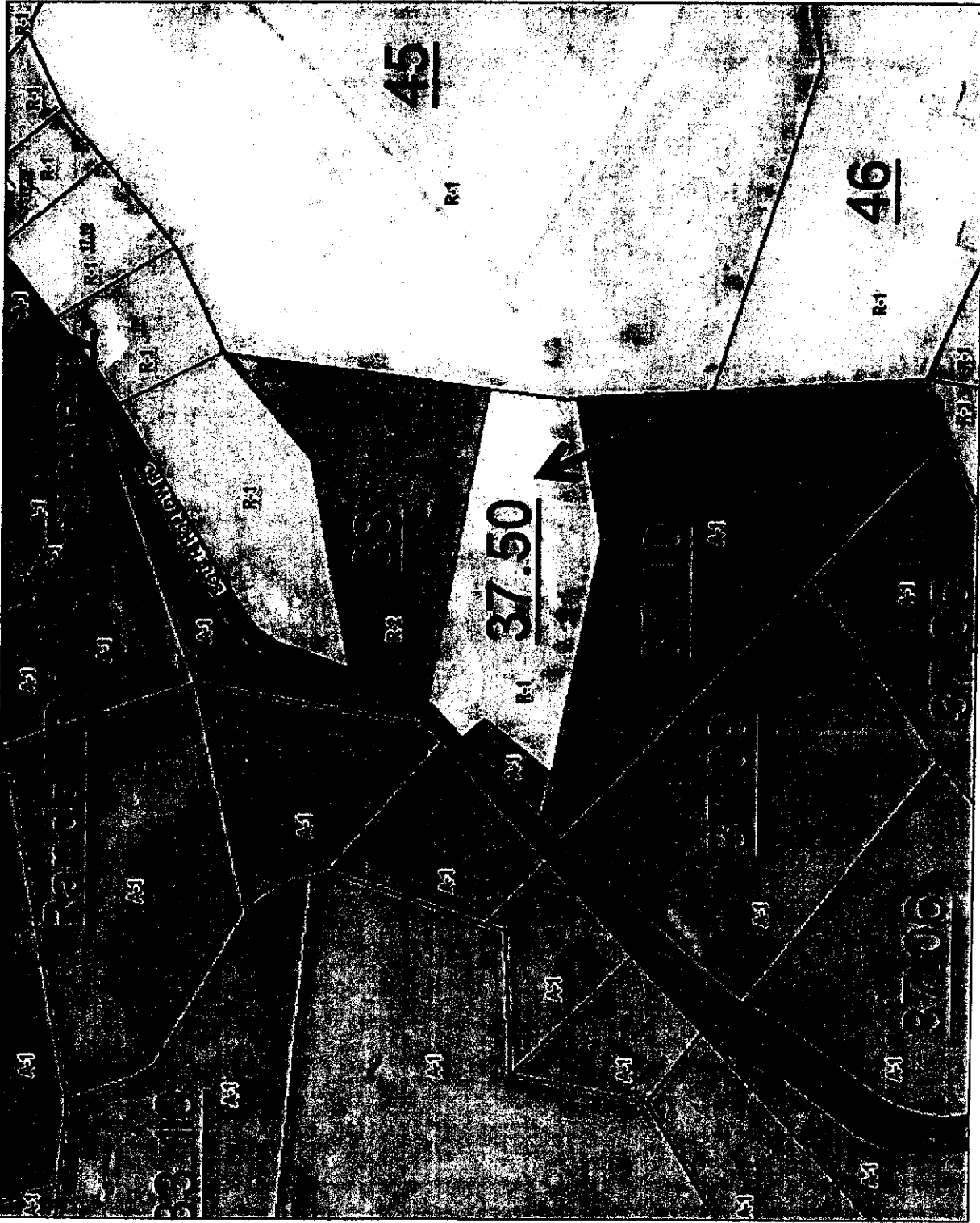
PBD-3

Address Data Source:

County: Sullivan
City: Jonesboro
Address Range: 37000-37999

Notice:
All lots are no longer standing.
This map is for informational purposes only.
It is not intended to be used for legal purposes.
It is not intended to be used to determine boundary lines or other and convey property.
It is not intended to be used for any other purpose in the future.
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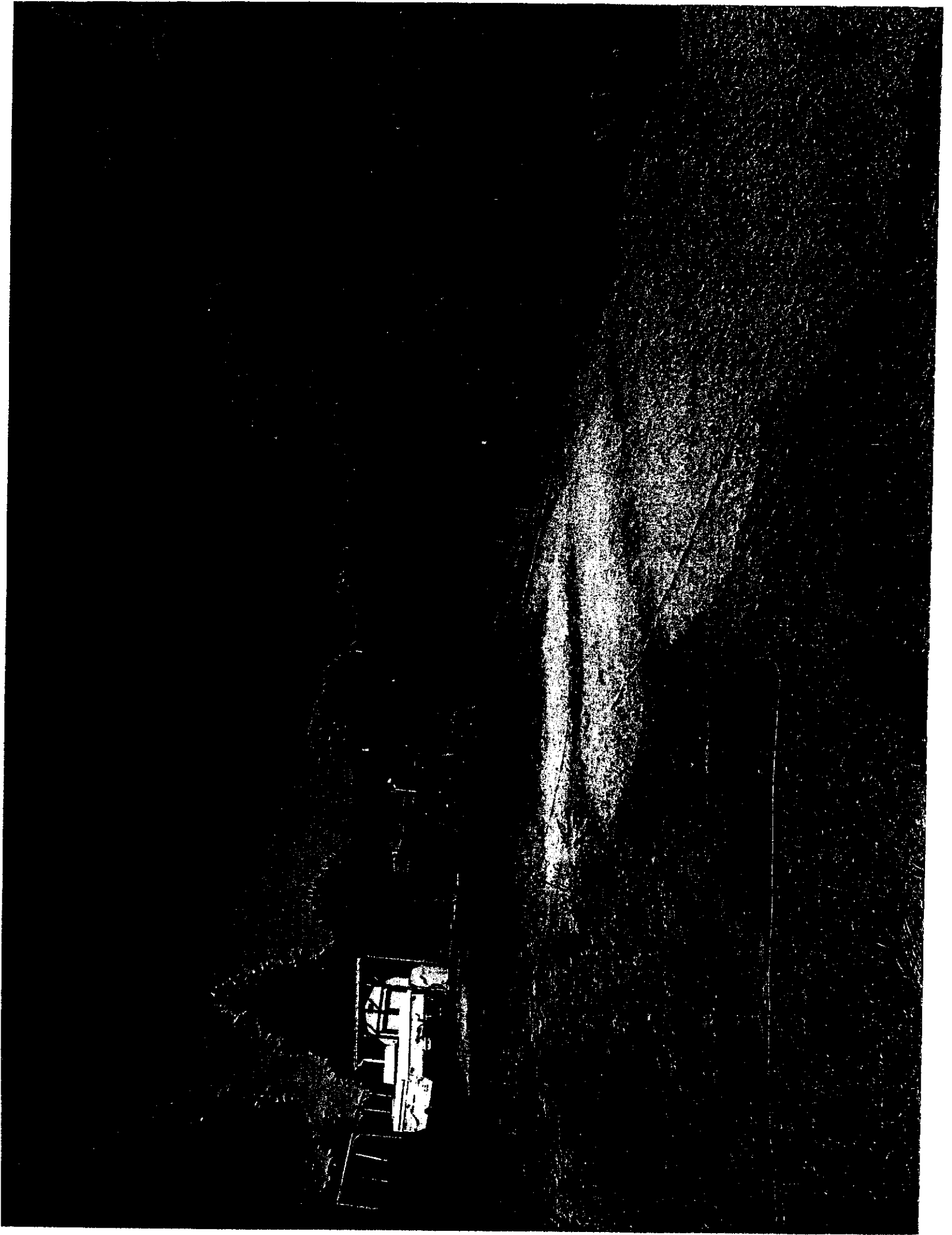
- R-3A
- R-3B
- Water
- Sullivan County Zoning
- A-1
- A-2
- A-5
- AR
- B-1
- B-2
- B-3
- B-4
- M-1
- H-2
- PBD-3
- PBD/SC
- PMD-1
- PMD-2
- R-1
- R-2
- R-2A
- R-3
- R-3A
- R-3B
- Water

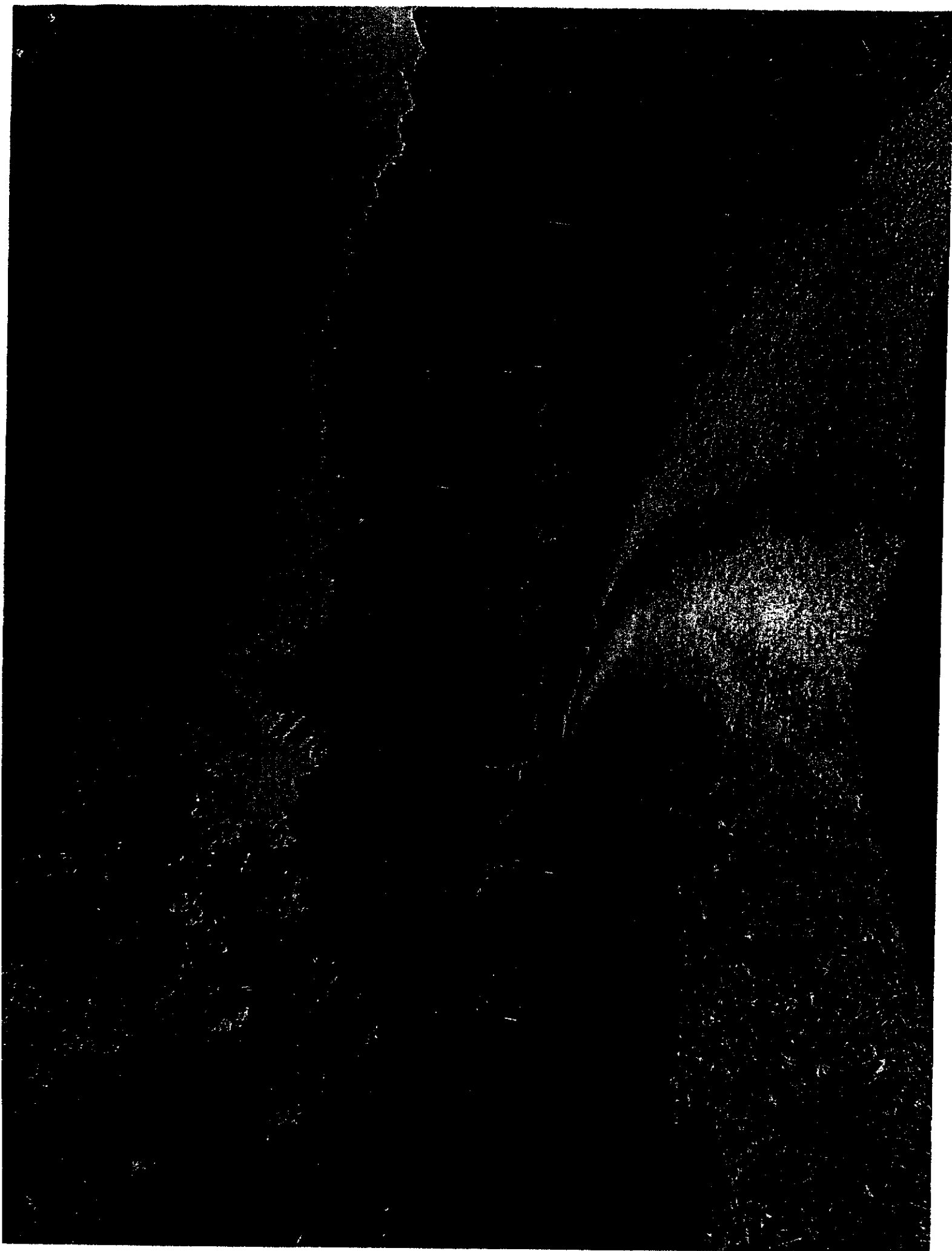


- 0.2 PCT Annual Chance Flood Hazard
- Zone A - No Base Flood Elevations Determined
- Zone AE - Base Flood Elevations Determined
- Floodway Areas in Zone AE



Sullivan County, TN
Planning and Codes Dept.





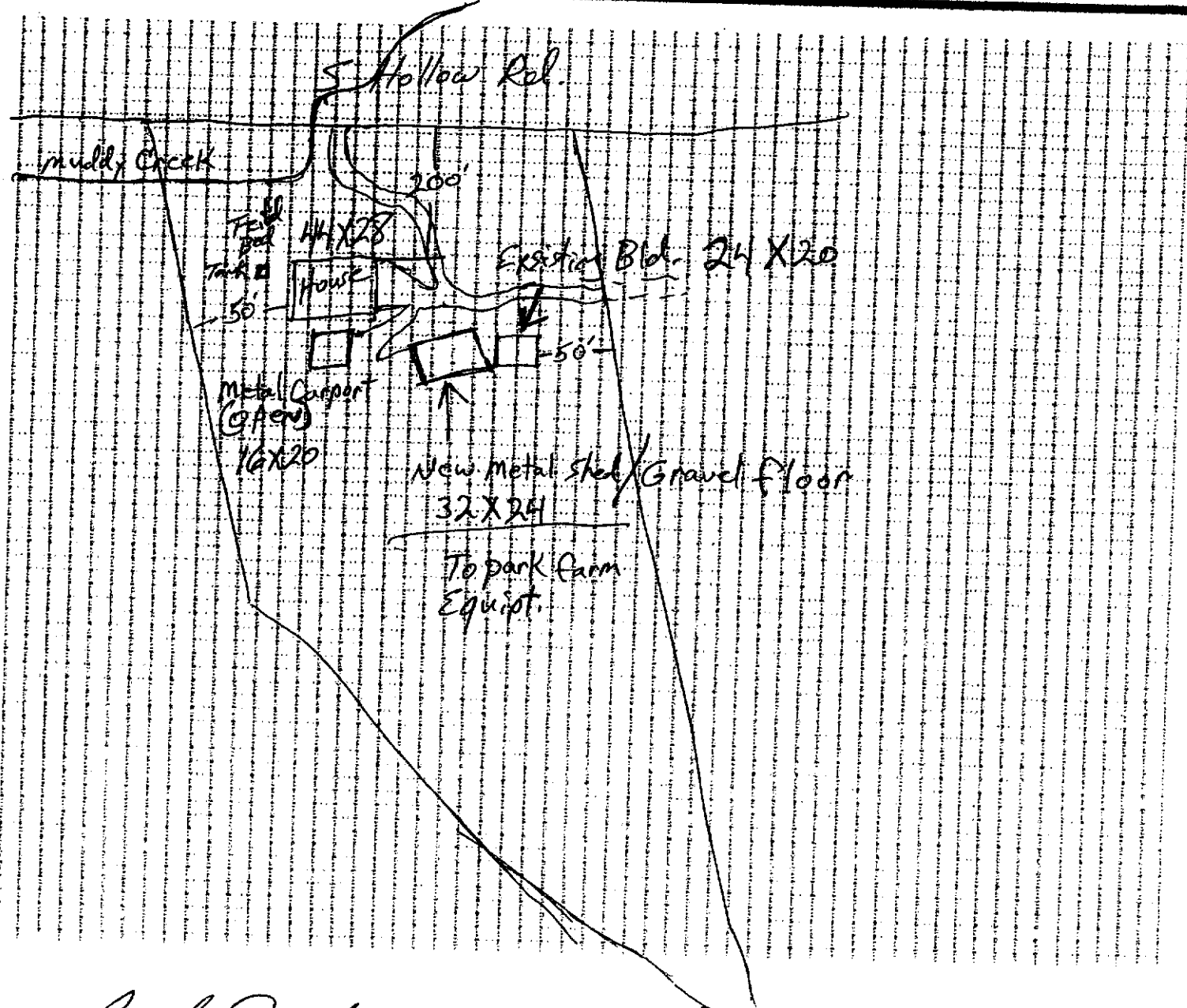
Sullivan County
Planning & Codes Department
Plot Plan

OFFICE USE
COMPLETED
INCOMPLETE

Owner: Randy Denton
 Address: 315 South Hollow Rd.
 Structure: Metal shed/Garage Number of stories: 1

ALL REQUIREMENTS MUST BE COMPLETED

<input type="checkbox"/> Distance from property lines porches/overhang included	<input type="checkbox"/> Septic Tank & Field Bed Lines	<input type="checkbox"/> Water Meter	<input type="checkbox"/> Driveway
<input type="checkbox"/> County Road	<input type="checkbox"/> Existing Structures with dimensions	<input type="checkbox"/> Proposed structure dimensions	
<input type="checkbox"/> Any other items such as creeks and drainage			



Sign: Randy Denton Date: 8-25-20

320 # > 800
 460 # >
 768 # - 15.4

Agenda subject voting report

001057

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

16 Re-Zoning Applicant #1

Description Randy Denton
Chairman Venable, Richard

Total vote result

Voting start time 7:20:15 PM
Voting stop time 7:21:30 PM
Voting configuration Vote
Voting mode Open
Vote result

Yes	23 19
Abstain	0
No	0
Total Present	23 19
Absent	1 1

Group voting result

Group	Yes	Absent
No group	19	0

Total result 19 23 1 1

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Blalock, Judy ()	X			
Broughton, Todd ()	X			
Calton, Darlene ()	X			
Cole, Michael ()				X
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
George, Colette ()	X			
Glover, Hershel ()	X			
Harkleroad, Terry ()	X			
Hutton, Mark ()	X			
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			
Morrell, Randy ()	X			
Pierce, Archie ()	X			
Stanley, Angie ()	X			
Stames, Alicia ()	X			
Stidham, Gary ()	X			
Vance, Mark ()	X			
Woods, Doug ()	X			

Sullivan County
Board of County Commissioners
240th Annual Session

CONSENT AGENDA

November 19, 2020

Item 2 Resolution No. 2020-11-98

Sponsors: Leonard/ Cole

RESOLUTION IN SUPPORT OF DRUG DEALER LIABILITY ACT LAWSUIT

Item 4 Resolution No. 2020-11-100

Sponsors: Locke/ Pierce

RESOLUTION TO AUTHORIZE THE SULLIVAN COUNTY MAYOR TO RELEASE ANY AND ALL CLAIMS, LIENS AND RESTRICTIONS AGAINST FIRST RESPONDER/RESCUE TRUCKS AFTER THE PASSAGE OF TEN (10) YEARS



Agenda subject voting report

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

14 CONSENT AGENDA
Vote

Description

Item 2 Resolution No. 2020-11-98

Item 4 Resolution No. 2020-11-100

Chairman

Venable, Richard

Total vote result

Voting start time 7:22:16 PM

Voting stop time 7:23:06 PM

Voting configuration Vote

Voting mode Open

Vote result

Yes	23 18
Abstain	0
No	0
Total Present	23 18
Absent	1 5

Group voting result

Group	Yes	Absent
No group	19	0
Total result	18 23	1 5

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Bialock, Judy ()	X			
Broughton, Todd ()	X			
Calton, Darlene ()	X			
Cole, Michael ()				X
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
George, Colette ()	X			
Glover, Hershel ()	X			
Harkleroad, Terry ()	X			
Hutton, Mark ()	X			
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			
Morrell, Randy ()	X			
Pierce, Archie ()	X			
Stanley, Angie ()	X			
Starnes, Alicia ()	X			
Stidham, Gary ()	X			
Vance, Mark ()	X			
Woods, Doug ()	X			

Agenda subject voting report

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

Sullivan County
Board of County Commissioners
240th Annual Session

Item 1
 No. 2020-11-01

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 19th day of November 2020.

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

WHEREAS, the rezoning petition(s) have been duly initiated; have been before the appropriate Regional Planning Commission (recommendations enclosed); and shall receive a public hearing as required prior to final action from the County Commission; and


WHEREAS, such rezoning petition(s) and/or the proposed text amendment(s) will require an amendment to the SULLIVAN COUNTY ZONING PLAN – Zoning Map or Zoning Resolution.

NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session hereby consider rezoning petition(s) and/or the Zoning Resolution Text Amendment(s), conduct the appropriate public hearing as required by law, and vote upon the proposed amendment(s) individually, by roll call vote, and that the vote be valid and binding, and that any necessary amendments to the official zoning map or resolution code book be made by the Planning & Codes Department.

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

Duly passed and approved this 19th day of November, 2020.

Attest:


 Teresa Jacobs, County Clerk

Approved:


 Richard S. Venable, County Mayor

Sponsor: Commissioner Darlene Calton

Co-Sponsor: Commissioner John Gardner

2020-11-01 COMMISSION ACTION: 11/19/20 – Approved 23 Yes, 1 Absent



Agenda subject voting report

001062

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

15 Item # 1 Zoning Amendment Resolution
Vote

Description Amendments to Zoning Plan
Chairman Venable, Richard

Total vote result

Voting start time 7:16:26 PM
Voting stop time 7:17:17 PM
Voting configuration Vote
Voting mode Open
Vote result

Yes	23 18
Abstain	0
No	0
Total Present	23 18
Absent	1 5

Group voting result

Group	Yes	Absent
No group	19	0
Total result	19 23	0 1

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Blalock, Judy ()	X			
Broughton, Todd ()	X			
Calton, Darlene ()	X			
Cole, Michael ()				X
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
George, Colette ()	X			
Glover, Hershel ()	X			
Harkleroad, Terry ()	X			
Hutton, Mark ()	X			
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			
Morrell, Randy ()	X			
Pierce, Archie ()	X			
Stanley, Angie ()	X			
Starnes, Alicia ()	X			
Stidham, Gary ()	X			
Vance, Mark ()	X			
Woods, Doug ()	X			

Sullivan County
Board of County Commissioners
240th Annual Session

Item 2
 No. 2020-11-98

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 19th day of November 2020.

RESOLUTION IN SUPPORT OF DRUG DEALER LIABILITY ACT LAWSUIT

WHEREAS, Sullivan County, as well as other counties in Tennessee and in surrounding states, has experienced an epidemic related to the distribution and use of opioids by its citizens that has generated critical issues and problems for Sullivan County, including but not limited to opioid addiction by Sullivan County citizens, drug overdose deaths, the birth of drug dependent babies, a rise in criminal charges convictions for the illegal sale and use of opioids as well as other crimes resulting from the opioid abuse epidemic, including but not limited to burglary, theft, and fraud, and the loss of productivity of the citizens in the workplace, damage and destruction to the family unit, all resulting from the illegal sale, distribution, and use of opioids in Sullivan County;

WHEREAS, District Attorney Barry Staubus is the duly elected District Attorney General for the Second Judicial District of the State of Tennessee;

WHEREAS, General Staubus brought a lawsuit in 2017 through the law firm of Branstetter, Stranch & Jennings, PLLC to recover money for Sullivan County under Tennessee's Drug Dealer Liability Act ("DDLA"), and that lawsuit is pending Sullivan County Circuit Court;

NOW THEREFORE BE IT RESOLVED that the Sullivan County Legislative Body meeting in regular session, quorum being present and a majority voting in the affirmative, hereby RESOLVES that the Sullivan County Commission fully supports the lawsuit, approves of the actions taken in the lawsuit thus far on its behalf, and approves of the lawsuit going forward.

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 19th day of November, 2020.

Attest: *Teresa Jacobs*
 Teresa Jacobs, County Clerk

Approve: *Richard S. Venable*
 Richard S. Venable, County Mayor

Sponsored By: Commissioner Tony Leonard

Co-Sponsor(s): Commissioner Michael Cole, Joyce Crosswhite, Everyone voting in the affirmative added as co-sponsors.

2020-11-98 ACTIONS: 11/19/20 – Approved on Consent 23 Yes, 1 Absent



Sullivan County
Board of County Commissioners
240th Annual Session

Item 3
 No. 2020-11-99

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 19th day of November 2020.

RESOLUTION TO URGE THE GENERAL ASSEMBLY TO ENACT A PRIVATE ACT FOR SULLIVAN COUNTY, TENNESSEE TO LEVY AN HOTEL/OCCUPANCY TAX

WHEREAS, the need for new revenue sources is great in Sullivan County; and

WHEREAS, no additional burden needs to be placed on the property owners of our County;

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Sullivan County, Tennessee, meeting in Regular Session, that the General Assembly of the State of Tennessee is urged to enact a private act to authorize Sullivan County to levy a privilege tax on the occupancy of hotels, motels, cabins, bed & breakfasts, air bed & breakfasts and other places that furnish accommodations for a consideration, and that this tax levy may be up to five percent (5%) of the consideration charged for the accommodation, with collection by the county clerk or such other officer as the county legislative body may direct, and with the proceeds from such a tax to be deposited in the fund of the county to be used for such purposes as specified by resolution of the county legislative body.

BE IT FURTHER RESOLVED, that the County Clerk shall send certified copies of this resolution to the members of the General Assembly representing Sullivan County.

Approved this _____ day of _____, 2020.

Attest: _____
 Teresa Jacobs, County Clerk

Approve: _____
 Richard S. Venable, County Mayor

Sponsored By: Commissioner Angie Stanley

Co-Sponsor(s): Commissioner Terry Harkleroad, Michael Cole, Joyce Crosswhite

2020-11-99 ACTIONS: 11/19/20 – 1st Reading



Sullivan County
Board of County Commissioners
240th Annual Session

Item 4
No. 2020-11-100

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 19th day of November 2020.

RESOLUTION TO AUTHORIZE THE SULLIVAN COUNTY MAYOR TO RELEASE ANY AND ALL CLAIMS, LIENS AND RESTRICTIONS AGAINST FIRST RESPONDER/RESCUE TRUCKS AFTER THE PASSAGE OF TEN (10) YEARS

WHEREAS, on a rotating basis Sullivan County donates funds to the various agencies providing rescue services within Sullivan County for the purchase of emergency first responder/rescue trucks; and WHEREAS, by Resolution number 13 passed on October 19, 1998, donations to Sullivan County rescue squads were conditioned on the approval and signing of an Agreement (hereinafter "Agreement") wherein the recipients, among other things, agreed to name Sullivan County as a lienholder on the title to said rescue vehicle and forbade the recipients from selling, trading, giving away or encumbering such rescue vehicles without the approval of Sullivan County; and

WHEREAS, the release of the said liens in twenty (20) years was authorized with passage of Resolution No. 2015-02-09 on March 16, 2015 by the Sullivan County Commission; and

WHEREAS, it is being brought to the attention of the county legislative body that first responder/rescue trucks answer many more calls than fire trucks; therefore, accruing more mileage and wear & tear on the first responder/rescue vehicles; and

WHEREAS, one of Sullivan County's non-profit agencies is needing to replace their rescue vehicle sooner than the twenty years anticipated.

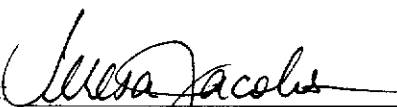
NOW THEREFORE BE IT RESOLVED that upon the ten (10) year anniversary of the signing of each Agreement, the Sullivan County Mayor is hereby authorized to release any and all claims, liens, and interest Sullivan County has in the first responder/rescue vehicles being the subject matter of such 10 year old Agreement, and to release any and all restrictions it has on the use of such vehicle, and the respective non-profit agency is hereby authorized upon said release to sell, trade, encumber, pledge or dispose of its rescue vehicle as it sees fit. The Sullivan County Mayor is hereby authorized to take any action and to sign any documents necessary to effectuate such release.


BE IT FURTHER RESOLVED that this resolution is pertinent to first responder/rescue vehicles only and specifically does not apply to fire trucks or any other equipment or vehicles addressed in Resolution No. 2015-02-09 on March 16, 2015.

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 19th day of November, 2020.

Attest: 
Teresa Jacobs, County Clerk

Approved: 
Richard S. Venable, County Mayor

Sponsored By: Commissioner Hunter Locke

Co-Sponsor(s): Commissioner Archie Pierce

2020-11-100 ACTIONS: 11/19/20 – Approved on Consent 23 Yes, 1 Absent



Sullivan County
Board of County Commissioners
240th Annual Session

Item 5
No. 2020-11-101

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 19th day of November 2020.

RESOLUTION OF THE SULLIVAN COUNTY COMMISSION FOR ADOPTION OF A REDEVELOPMENT PLAN AND TAX INCREMENT FINANCING AMENDMENT FOR THE WEST GATE BUILDING PROJECT LOCATED WITHIN THE STONEGATE PLAZA REDEVELOPMENT DISTRICT

WHEREAS, Kingsport Housing & Redevelopment Authority (“KHRA”) 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, KHRA has prepared a document entitled “Redevelopment Plan for Core Urban Areas” in conformance with Title 13, Chapter 20, Part 2, Tennessee Code Annotated, as supplemented and amended which has been adopted by the City of Kingsport, Tennessee; and

WHEREAS, as previously authorized by the Sullivan County Commission, KHRA conducted a public hearing on November 6, 2020, to determine the necessity for the adoption of a Redevelopment Plan for the Stonegate Plaza 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 West Gate project proposal for the Stonegate Plaza Redevelopment District have been presented to the Sullivan County Commission; and

WHEREAS, KHRA and the Board of Mayor and Aldermen of the City of Kingsport, 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 single family residential development project known as West Gate to be located within the Stonegate Plaza Redevelopment District.

NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby authorizes:

1. That the Redevelopment Plan for the Stonegate Plaza Redevelopment District, along with the proposed Amendment, as presented and recommended by KHRA, 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 Stonegate Plaza Redevelopment Plan as amended for use in support of the project known as West Gate project 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 KHRA is hereby authorized and empowered to implement the Redevelopment Plan as amended, including the use of tax increment financing, on behalf of Sullivan County through the execution of a Redevelopment Agreement and other agreements deemed appropriate by KHRA.

5. This resolution is restricted solely to the Stonegate Plaza Redevelopment District and West Gate Project is not an approval or denial of any other Redevelopment Plan, Project 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.

Duly passed and approved this 19th day of November, 2020.

Attest: 
Teresa Jacobs, County Clerk

Approved: 
Richard S. Venable, County Mayor

Sponsored by: Commissioner Hunter Locke

Prime Co-Sponsor(s): Commissioner Larry Crawford, Gary Stidham, Archie Pierce, John Gardner

2020-11-101 COMMISSION ACTION: 11/19/20 – Approved on Waiver of Rules 21 Yes, 1 No, 2 Absent



Agenda subject voting report

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

33 NEW BUSINESS Item 5 Resolution No. 2020-11-101 Sponsors: Locke/ Crawford
Vote

Description

RESOLUTION OF THE SULLIVAN COUNTY COMMISSION FOR
ADOPTION OF A REDEVELOPMENT PLAN AND TAX INCREMENT
FINANCING AMENDMENT FOR THE WEST GATE BUILDING PROJECT
LOCATED WITHIN THE STONEGATE PLAZA REDEVELOPMENT
DISTRICT

Chairman

Venable, Richard

Total vote result

Voting start time 8:06:15 PM
 Voting stop time 8:07:36 PM
 Voting configuration Vote
 Voting mode Open
 Vote result

Yes	21 18
Abstain	0
No	1
Total Present	22 18
Absent	2 8

Group voting result

Group	Yes	No	Absent
No group	18	1	0
Total result	18 21	1	0 2

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Blalock, Judy ()	X			
Broughton, Todd ()	X			
Calton, Darlene ()	X			
Cole, Michael ()				X
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
George, Colette ()	X			
Glover, Hershel ()	X			
Harkleroad, Terry ()	X			
Hutton, Mark ()				X
Jones, Sam ()	X			
King, Dwight ()			X	
Leonard, Tony ()	X			
Locke, Hunter ()	X			
Morrell, Randy ()	X			
Pierce, Archie ()	X			
Stanley, Angie ()	X			
Starnes, Alicia ()	X			
Stidham, Gary ()	X			

Agenda subject voting report

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

Name	Yes	Abstain	No	Absent
Vance, Mark ()	X			
Woods, Doug ()	X			

Sullivan County
Board of County Commissioners
240th Annual Session

Item 6
 No. 2020-11-102

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 19th day of November 2020.

RESOLUTION To Authorize the Sullivan County Purchasing Agent to enter into a forty-eight (48) month lease agreement with NCL Government Capital to finance three (3) Sheriff vehicles and related equipment.

WHEREAS, the Sullivan County Sheriff's Office desires to obtain 3 vehicles and related additional operational installed equipment on state contract to add to and replace existing fleet vehicles for more efficient and effective law enforcement operations; and

WHEREAS, the Sullivan County Sheriff's Office personnel has evaluated the need and ability to obtain these vehicles, with up-fitted equipment (LED Blue Lights, Siren, Speaker, Brush Guards, etc.), by utilizing a 4-year lease agreement with a \$1 buyout at the end of the term; and

WHEREAS, the total cost of the vehicles and equipment is approximately \$133,275 with an interest rate of 3.83% and four (4) annual lease payments being approximately \$35,625 each year and paid from the existing Sheriff budget; and

WHEREAS, the total cost of the vehicles and equipment will be financed with the funds from the four (4) year lease that has expired in the existing Sheriff budget.

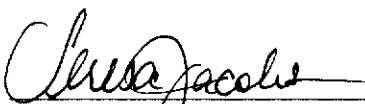
NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby authorize the Sullivan County Purchasing Agent to execute a forty-eight (48) month lease with annual payments @ approximately \$35,625 with NCL Government Capital as recommended by Sullivan County Sheriff's Office personnel. Funds will be provided through current FY 2021 Sheriff's budget.

Waiver of Rules Requested


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 19th day of November, 2020.

Attested:


 Teresa Jacobs, County Clerk

Approved:


 Richard S. Venable, County Mayor

Sponsored by: Commissioner Angie Stanley

Prime Co-Sponsor(s): Commissioner Gary Stidham

2020-11-102 COMMISSION ACTION: 11/19/20 – Approved on Waiver of Rules 22 Yes, 2 Absent



Agenda subject voting report

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

34 NEW BUSINESS Item 6 Resolution No. 2020-11-102 Sponsors: Stanley/ Stidham
Vote

Description

RESOLUTION To Authorize the Sullivan County Purchasing Agent to enter into a forty-eight (48) month lease agreement with NCL Government Capital to finance three (3) Sheriff vehicles and related equipment.

Chairman

Venable, Richard

Total vote result

Voting start time 8:10:36 PM
 Voting stop time 8:11:35 PM
 Voting configuration Vote
 Voting mode Open
 Vote result

Yes	22 18
Abstain	0
No	0
Total Present	22 19
Absent	2 8

Group voting result

Group	Yes	Absent
No group	19	0
Total result	18 22	8 2

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Blalock, Judy ()	X			
Broughton, Todd ()	X			
Calton, Darlene ()	X			
Cole, Michael ()				X
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
George, Colette ()	X			
Glover, Hershel ()	X			
Harkleroad, Terry ()	X			
Hutton, Mark ()				X
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			
Morrell, Randy ()	X			
Pierce, Archie ()	X			
Stanley, Angie ()	X			
Stames, Alicia ()	X			
Stidham, Gary ()	X			

Agenda subject voting report

001073

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

Name	Yes	Abstain	No	Absent
Vance, Mark ()	X			
Woods, Doug ()	X			

Sullivan County
Board of County Commissioners
240th Annual Session

Item 7
No. 2020-11-103

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 19th day of November 2020.

RESOLUTION To Approve the purchase of AEDs, Conference Room Upgrade items, Jail Operational Supplies, and Jail Scanner Room change order for the Sullivan County Sheriff's Office using the remaining 2020 Securus Tech Grant Funds.

WHEREAS, the Sullivan County Sheriff's Office entered into a 60-month agreement in October 2019 with Securus which included a \$900K Tech Grant payable 1-1-20 and expires 12-31-20; and

WHEREAS, the Sullivan County Sheriff's Office desires to purchase 12 AEDs, upgrade the main Conference Room, purchase additional Jail Operational supplies, and pay for the change orders to the Jail Scanner Room using the remaining Tech Grant Funds.

NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby authorize the Sullivan County Sheriff's Office to purchase a total of twelve (12) AEDs, upgrade the main Conference Room, purchase Jail Operational supplies, and pay for the Change Orders to the Jail Scanner Room using the remaining roughly \$60,000 from the Securus Tech Grant Funds of \$900,000 as recommended by the Sullivan County Sheriff's Office.

Waiver of Rules Requested

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 19th day of November, 2020.

Attested:


Teresa Jacobs, County Clerk

Approved:


Richard S. Venable, County Mayor

Sponsored by: Commissioner Angie Stanley

Prime Co-Sponsor(s): Commissioner Gary Stidham

2020-11-103 COMMISSION ACTION: 11/19/20 – Approved on Waiver of Rules 22 Yes, 2 Absent



Agenda subject voting report

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

35 NEW BUSINESS Item 7 Resolution No. 2020-11-103 Sponsors: Stanley/ Stidham
Vote

Description

RESOLUTION To Approve the purchase of AEDs, Conference Room Upgrade items, Jail Operational Supplies, and Jail Scanner Room change order for the Sullivan County Sheriff's Office using the remaining 2020 Securus Tech Grant Funds.

Chairman

Venable, Richard

Total vote result

Voting start time 8:12:42 PM
Voting stop time 8:13:34 PM
Voting configuration Vote
Voting mode Open
Vote result

Yes	22 18
Abstain	0
No	0
Total Present	22 18
Absent	2 6

Group voting result

Group	Yes	Absent
No group	19	0
Total result	19 22	0 2

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Blalock, Judy ()	X			
Broughton, Todd ()	X			
Calton, Darlene ()	X			
Cole, Michael ()				X
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
George, Colette ()	X			
Glover, Hershel ()	X			
Harkleroad, Terry ()	X			
Hutton, Mark ()				X
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			

Agenda subject voting report

Meeting name

Sullivan County Commission Nov 2020

11/19/2020

Name	Yes	Abstain	No	Absent
Locke, Hunter ()	X			
Morrell, Randy ()	X			
Pierce, Archie ()	X			
Stanley, Angie ()	X			
Starnes, Alicia ()	X			
Stidham, Gary ()	X			
Vance, Mark ()	X			
Woods, Doug ()	X			

MOTION ON FLOOR

MOTION AS FOLLOWS:

EFFECTIVE NOVEMBER 19, 2020 AND GOING FORWARD, ANY TIFS PRESENTED BY BRISTOL TN HOUSING AUTHORITY AND KINGSPORT HOUSING AUTHORITY WILL BE CHARGED A 2% ADMINISTRATIVE FEE, PAYABLE TO SULLIVAN COUNTY, TN.

INTRODUCED BY: COMM. MARK VANCE

SECONDED BY: COMM. RANDY MORRELL, COMM. LARRY CRAWFORD

ACTION: APPROVED BY ROLL CALL VOTE – 22 YES, 2 ABSENT

MOTION ON FLOOR

Sponsor: Vance

Co-Sponsor: Morrell, Crawford

MOTION: EFFECTIVE NOVEMBER 19, 2020 AND GOING FORWARD, ANY TIFS PRESENTED BY BRISTOL TN HOUSING AUTHORITY AND KINGSPORT HOUSING AUTHORITY WILL BE CHARGED A 2% ADMINISTRATIVE FEE PAYABLE TO SULLIVAN COUNTY

		Yes	No	Abstain	Absent
Akard, III	David	1			
Blalock	Judy	1			
Broughton	Todd	1			
Calton	Darlene	1			
Cole	Michael				1
Crawford	Larry	1			
Cross	Andrew	1			
Crosswhite	Joyce	1			
Gardner	John	1			
George	Colette	1			
Glover	Hershel	1			
Harkleroad	Terry	1			
Hutton	Mark				1
Jones	Sam	1			
King	Dwight	1			
Leonard	Tony	1			
Locke	Hunter	1			
Morrell	Randy	1			
Pierce	Archie	1			
Stanley	Angie	1			
Starnes	Alicia	1			
Stidham	Gary	1			
Vance	Mark	1			
Woods	Doug	1			
	VOTES	22	0	0	2
		Yes	No	Abstain	Absent

REPORT ON DEBT OBLIGATION
(Pursuant to Tennessee Code Annotated Section 9-21-151)

1. Public Entity:
 Name: Sullivan County, Tennessee
 Address: 3411 Highway 126 Suite 206
Blountville, Tennessee 37617
 Debt Issue Name: General Obligation Bonds, Series 2020
 If disclosing initially for a program, attach the form specified for updates, indicating the frequency required.

2. Face Amount: \$ 76,190,000.00
 Premium/Discount: \$ 7,474,770.10

3. Interest Cost: 1.7764 % Tax-exempt Taxable
 TIC NIC
 Variable: Index _____ plus _____ basis points; or
 Variable: Remarketing Agent _____
 Other: _____

4. Debt Obligation:
 TRAN RAN CON
 BAN CRAN GAN
 Bond Loan Agreement Capital Lease
 If any of the notes listed above are issued pursuant to Title 9, Chapter 21, enclose a copy of the executed note with the filing with the Division of Local Government Finance ("LGF").

5. Ratings:
 Unrated
 Moody's Aa2 Standard & Poor's _____ Fitch _____

6. Purpose:

		BRIEF DESCRIPTION
<input type="checkbox"/> General Government	_____ %	_____
<input type="checkbox"/> Education	_____ %	_____
<input type="checkbox"/> Utilities	_____ %	_____
<input checked="" type="checkbox"/> Other	<u>100.00</u> %	<u>County jail, detention and related facilities</u>
<input type="checkbox"/> Refunding/Renewal	_____ %	_____

7. Security:
 General Obligation General Obligation + Revenue/Tax
 Revenue Tax Increment Financing (TIF)
 Annual Appropriation (Capital Lease Only) Other (Describe): _____

8. Type of Sale:
 Competitive Public Sale Interfund Loan _____
 Negotiated Sale Loan Program _____
 Informal Bid

9. Date:
 Dated Date: 10/28/2020 Issue/Closing Date: 10/28/2020

REPORT ON DEBT OBLIGATION

(Pursuant to Tennessee Code Annotated Section 9-21-151)

10. Maturity Dates, Amounts and Interest Rates *:

Year	Amount	Interest Rate	Year	Amount	Interest Rate
2022	\$2,535,000.00	5.0000 %	2033	\$4,130,000.00	2.0000 %
2023	\$2,660,000.00	5.0000 %	2034	\$4,210,000.00	2.0000 %
2024	\$2,795,000.00	5.0000 %	2035	\$4,295,000.00	2.0000 %
2025	\$2,930,000.00	5.0000 %	2036	\$4,380,000.00	2.0000 %
2026	\$3,080,000.00	5.0000 %	2037	\$4,470,000.00	2.0000 %
2027	\$3,235,000.00	5.0000 %	2038	\$4,560,000.00	2.0000 %
2028	\$3,395,000.00	5.0000 %	2039	\$4,650,000.00	2.0000 %
2029	\$3,565,000.00	5.0000 %	2040	\$4,740,000.00	2.0000 %
2030	\$3,745,000.00	5.0000 %	2041	\$4,835,000.00	2.0000 %
2031	\$3,930,000.00	3.0000 %		\$	%
2032	\$4,050,000.00	2.0000 %		\$	%

If more space is needed, attach an additional sheet.

If (1) the debt has a final maturity of 31 or more years from the date of issuance, (2) principal repayment is delayed for two or more years, or (3) debt service payments are not level throughout the retirement period, then a cumulative repayment schedule (grouped in 5 year increments out to 30 years) including this and all other entity debt secured by the same source **MUST BE PREPARED AND ATTACHED**. For purposes of this form, debt secured by an ad valorem tax pledge and debt secured by a dual ad valorem tax and revenue pledge are secured by the same source. Also, debt secured by the same revenue stream, no matter what lien level, is considered secured by the same source.

* This section is not applicable to the Initial Report for a Borrowing Program.

11. Cost of Issuance and Professionals:

No costs or professionals

	AMOUNT (Round to nearest \$)	FIRM NAME
Financial Advisor Fees	\$ 86,000	Stephens Inc.
Legal Fees	\$ 0	
Bond Counsel	\$ 75,000	Bass, Berry & Sims PLC
Issuer's Counsel	\$ 0	
Trustee's Counsel	\$ 0	
Bank Counsel	\$ 0	
Disclosure Counsel	\$ 0	
Paying Agent Fees	\$ 700	U.S. Bank National Association
Registrar Fees	\$ 0	
Trustee Fees	\$ 0	
Remarketing Agent Fees	\$ 0	
Liquidity Fees	\$ 0	
Rating Agency Fees	\$ 57,000	Moody's
Credit Enhancement Fees	\$ 0	
Bank Closing Costs	\$ 0	
Underwriter's Discount _____ %		
Take Down	\$ 0	
Management Fee	\$ 0	
Risk Premium	\$ 0	
Underwriter's Counsel	\$ 0	
Other expenses	\$ 0	
Printing and Advertising Fees	\$ 0	
Issuer/Administrator Program Fees	\$ 0	
Real Estate Fees	\$ 0	
Sponsorship/Referral Fee	\$ 0	
Other Costs _____	\$ 1,639	I-Preo Bidding and Distribution
TOTAL COSTS	\$ 220,339	

REPORT ON DEBT OBLIGATION
(Pursuant to Tennessee Code Annotated Section 9-21-151)

12. Recurring Costs: No Recurring Costs

	AMOUNT (Base point / %)	FIRM NAME (if different from #11)
Remarketing Agent	_____	_____
Paying Agent / Registrar	_____	_____
Trustee	_____	_____
Liquidity / Credit Enhancement	_____	_____
Escrow Agent	_____	_____
Sponsorship / Program / Admin	_____	_____
Other _____	_____	_____

13. Disclosure Document / Official Statement: None Prepared EMMA link _____ or Copy attached**14. Continuing Disclosure Obligations:**

Is there an existing continuing disclosure obligation related to the security for this debt?

 Yes No

Is there a continuing disclosure obligation agreement related to this debt?

 Yes NoIf yes to either question, date that disclosure is due June 30Name and title of person responsible for compliance Larry Bailey, Finance Director**15. Written Debt Management Policy:**

Governing Body's approval date of the current version of the written debt management policy

11/28/2011

Is the debt obligation in compliance with and clearly authorized under the policy?

 Yes No**16. Written Derivative Management Policy:** No derivative

Governing Body's approval date of the current version of the written derivative management policy _____

Date of Letter of Compliance for derivative _____

Is the derivative in compliance with and clearly authorized under the policy?

 Yes No**17. Submission of Report:**

To the Governing Body:

on 11/19/2020

and presented at public meeting held on

11/19/2020

Copy to Director, Division of Local Govt Finance:

on 10/28/2020

either by:

 Mail to:Cordell Hull Building
425 Fifth Avenue North, 4th Floor
Nashville, TN 37243-3400

OR

 Email to:LGF@cot.tn.gov**18. Signatures:**

AUTHORIZED REPRESENTATIVE

PREPARER

Name	<u>Richard S. Venable</u>	<u>Jeffrey A. Oldham</u>
Title	<u>County Mayor</u>	<u>Bond Counsel</u>
Firm	<u>Sullivan County, Tennessee</u>	<u>Bass, Berry & Sims PLC</u>
Email	<u>rvenable@sullivancountyttn.org</u>	<u>joldham@bassberry.com</u>
Date	<u>10/28/2020</u>	<u>10/28/2020</u>

AND THEREUPON COUNTY COMMISSION ADJOURNED AT 8:35 P.M. UPON
MOTION MADE BY COMM. TERRY HARKLEROADTO MEET AGAIN IN
REGULAR SESSION ON DECEMBER 17, 2020.

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

RICHARD VENABLE

COMMISSION CHAIRMAN