

## MINUTES

February 14, 2006

The City Council of Winchester met in a regular session on Tuesday, February 14, 2006, beginning with a public hearing at 7:00 p.m. The reason for the public hearing was Rezoning Ordinance #856.

Present and participating were: Mayor Richard Stewart, presiding; Beth Rhoton, City Administrator; Greg O'Neal, City Attorney; Judy Baker, Secretary; various Department Heads; and the following Council members:

Present: Councilman Harrell  
Councilman Scharber  
Councilman Snead  
Councilman Womack

Absent: Councilman Franklin

Mayor Stewart called the meeting to order with a prayer by Terrell Farmer and the Pledge of Allegiance led by Councilman Harrell.

Mayor Stewart opened the public hearing for any comments on Ordinance #856, rezoning the James Curtis property on Georgia Crossing Road & Veterans Memorial Drive from C-2 to R-1. No one spoke for or against the ordinance and the public hearing was adjourned.

The regular Council meeting began immediately after the close of the public meeting.

Under requests, addresses or presentations, the Council approved a request by Franklin County Churches and presented by Police Chief Dennis Young for a "Prayer Day" on February 20, 2006. Motion for approval was made by Councilman Scharber, seconded by Councilman Snead, and all voted in favor of said motion.

Next, Mayor Stewart read a proclamation declaring the week of February 18-25, 2006, as "National FFA Week" in the City. Mayor Stewart recognized FFA teacher Mike Swift and students from the FFA class, then Mr. Swift spoke about the FFA.

Next, Mayor Stewart read a proclamation and declared the month of February, 2006, as "Black History Month" in the City.

Next, Mayor Stewart recognized Robert Vanzant and Shelley Brown from the Franklin County Leadership class program.

First under unfinished business, the reading of the minutes of the January 10, 2006, council meeting was dispensed and approved as written on a motion by Councilman Harrell, seconded by Councilman Womack, and all voted in favor.

Next, City Administrator Rhoton gave an update on the timing of traffic light signals and recommendations from a traffic consultant.

Mayor Stewart recognized Terrell Farmer who spoke on his concerns and made suggestions regarding signalization around the city and especially on the Bypass. City Administrator Rhoton was instructed to follow up

and stay in contact with Mr. Farmer regarding this issue.

Next, the Council approved the third and final reading of Ordinance #856, amending Zoning Ord. #506, to rezone the James Curtis property on Georgia Crossing Road and Veterans Memorial Drive from C-2, highway service commercial district to R-1, low-density residential district. Motion for approval was made by Councilman Harrell, seconded by Councilman Snead, and all voted in favor of said motion by the following roll call vote:

Ayes: Councilman Harrell  
Councilman Scharber  
Councilman Snead  
Councilman Womack

Nays: None

Next, City Administrator Rhoton informed the Council that Recreation Resolution #764, which was passed on December 13, 2005, needed to be amended. Due to not knowing the cost of the project at the time the resolution needed approval, the total monies that were available were inserted in the grant. The cost of the project is now known and is less than the amounts originally placed in the resolution.

The amounts need to be amended as follows: (1): \$106,210 instead of \$350,000; (2): \$212,440 instead of \$700,000; and (3): \$106,230 instead of \$350,000. Motion for approval was made by Councilman Scharber, seconded by Councilman Womack, and all voted in favor.

Next, City Administrator Rhoton and City Attorney O'Neal reported on discussions with Mr. P. E. Bramlett concerning Hundred Oaks Street and adjacent property owned by Vernon Miller. As Mr. Bramlett and Mr. Vernon Miller were both in the audience, each spoke about their concerns regarding the road. After a lengthy time, Mayor Stewart asked Mr. Bramlett and Mr. Miller to continue this discussion with the City Administrator and City Attorney in another office to see if they could come to an amicable solution while the Council meeting continued. At the end of the Council meeting, City Administrator Rhoton announced that all parties involved were working toward a plan of action but needed more time to continue working things out. Mrs. Rhoton will decide in two weeks if this issue will be ready to place on the March agenda and, if so, will give the Bramlett's two weeks notice of this.

Next, City Administrator Rhoton recommended setting the date to sell the parcel of lake front property located next to our impound lot at 806 North Jefferson Street at a public auction on the first or second weekend in May. Councilman Harrell moved for approval and, after a discussion, also moved to set the minimum bid for the sale of the property at the appraised value of \$35,000.00, with a second by Councilman Womack, and all voted in favor.

Next, the Council approved a request by Wayne Nuckolls for

the Recreation Department to purchase a used three-wheel infield pro machine at a cost not to exceed \$5,000.00. Motion for approval was made by Councilman Womack, seconded by Councilman Harrell, and all voted in favor.

Next, the Planning Commission recommended improving Duncan Lane from a one-lane to a two-lane road from the intersection of Sherry Street and Duncan Lane to the bridge for safety reasons on a request of Larry Phillips, the developer of Cypress Estates Subdivision. Motion for approval was made by Councilman Harrell, then added an amendment that this motion was subject to the road being a city owned street, seconded by Councilman Womack, and all voted in favor.

Next, Margaret Lynch, chairman of the Downtown and Professional Merchants Committee, recommended and encouraged the support and approval of Resolution #765, a resolution authorizing participation in the Tennessee Courthouse Square Revitalization Pilot Program. Motion for approval was made by Councilman Womack, seconded by Councilman Scharber, and all voted in favor.

Next on the agenda was property owned by DiversaTech Plastics Group, LLC and located in the Crownover Industrial Park. This property is currently landlocked by the City and does not have an access road. Chuck Rivard, spokesman for the company, suggested three possible proposals that would allow the owners to gain an access road. After a discussion where it was noted that the City needed to let the owners have access to the property, Councilman Scharber made a motion to accept proposal #2, which was to grant them a 50' easement from Creasman Drive, with entrance on the right side facing the property, or give the owners the option to buy the additional acreage needed for an access road at a cost of \$5,000.00 per acre. Councilman Harrell seconded this motion and all voted in favor.

Next, the Council approved certificate of compliance letters on the recommendation of Police Chief Young for the owners of Ten-I-See Liquor as everything was in order on a motion by Councilman Snead, seconded by Councilman Scharber, and all voted in favor.

In the last order of business, Mayor Stewart stated that complaints had been received concerning the locked gate at the Dry Creek area which prevents access to the boat ramp. The installation of the gate had been recommended by the Economic Development Committee as it was thought that construction of utilities for the proposed marina project would be underway. As it was noted that this construction was not in the near future, the Council approved leaving the gate open until utilities are developed on a motion by Councilman Scharber, seconded by Councilman Harrell, and all voted in favor of said motion.

Under council, department heads and committee

communications, updates and reports were given on the various committees, departments, and happenings in the City.

With no further business to be brought before the Council, the meeting adjourned on a motion by Councilman Scharber, seconded by Councilman Harrell, and all voted in favor of said motion.

City of Winchester's website is:  
[www.winchester-tn.com](http://www.winchester-tn.com)

and

International Dogwood Festival website is:  
[www.winchesterdogwoodfestival.com](http://www.winchesterdogwoodfestival.com)

Mayor Richard Stewart,  
City of Winchester

Attest:

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Beth J. Rhoton, City Administrator

Minutes taken by: Judy Baker

Date of Meeting: February 14, 2006