



Chattanooga City Council  
Chattanooga, Tennessee  
John P. Franklin, Sr. City Council Building

## **COUNCIL MEETING MINUTES**

April 23, 2024  
3:30 PM

### **CALL TO ORDER**

Council Chairman Chip Henderson called the business meeting to order at 3:30 p.m. A quorum was present that also included Council Vice Chair Jenny Hill and Councilpersons Ken Smith, Darrin Ledford, Isiah Hester, Carol Berz, Raquetta Dotley, Marvene Noel, and Demetrus Coonrod.

[Editor's Note: This meeting was live streamed on YouTube in two parts. Part 1 of this meeting (prior to the recess) is available [here](#). Part 2 of this meeting (after the recess) is available [here](#).]

### **OTHER PARTICIPANTS**

Office of City Attorney: Phil Noblett, City Attorney

Mayor's Office: Julia Bursch, Deputy Chief Operating Officer

Community Foundation of Greater Chattanooga: Keely Gilliland, Chief of Staff

Legal Aid of East Tennessee: Debra House, Executive Director

Council Office: Melissa Bardoner, Council Support Specialist, and Nicole Gwyn, Council Clerk

### **PLEDGE OF ALLEGIANCE**

Councilman Ledford led the Assembly in the Pledge of Allegiance.

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## **DISCUSSION AGENDA**

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### **ORDINANCES – FIRST READING**

**Agenda Item VIII(a) – Finance (Amendment relative to Ordinance No. 13991, also known as “the Fiscal Year 2023-2024 Operations Budget”)**

Councilwoman Berz advised that she would be seeking to defer this item. Discussion ensued, which may be viewed [here](#). Upon no further questions or comments, the issue was closed.

**Agenda Item VIII(b) – Case No. 2024-0039 (Relative to rezoning of 313 Tremont Street)**

**Agenda Item VIII(c) – Case No. MR-2024-0040 (Relative to abandonment of 300 block of Tucker Street)**

Vice Chair Hill advised she had spoken with the applicant and would be seeking to withdraw both of these items. Upon no further questions or comments, the issues were closed.

## **PURCHASING**

Chairman Henderson confirmed the number of purchases being presented tonight. Upon no further questions or comments, the issue was closed.

## **OTHER BUSINESS**

Chairman Henderson made the following announcements:

- A Strategic Planning session would be held the following Tuesday, April 30, 2024, beginning at 2:00 p.m. EDT in the Council Conference Room
- There is a proposed Urban Chicken ordinance that Chairman Henderson would the Council to consider & add to the next Legislative Committee meeting [discussion may be viewed [here](#)]
- He [Chairman Henderson] would be proposing an extension of the STVR overlay for home stays in District 1 [announcement & subsequent discussion may be viewed [here](#)]

Upon no further questions or comments, the issues were closed.

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### **Eviction Prevention Initiative (EPI) Update – Community Foundation**

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Ms. Gilliland and Ms. House gave a presentation [view [here](#)], which touched on the following:

- Goals of the EPI
- Cost Benefit Analysis process & results
- Impact of legal representation on eviction cases
- Causes of the eviction crisis
- Successes as a result of the EPI

Afterwards, the floor was opened to questions and comments from the Council. Upon no further questions or comments, the issue was closed.

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## **RECESS**

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Upon no objections, at 3:57 p.m., Chairman Henderson recessed the business meeting until 4:30 p.m.

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## **ORDER OF BUSINESS**

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Chairman Henderson reconvened the meeting at 4:30 p.m. A quorum as present that also included Vice Chair Hill and Councilpersons Smith, Ledford, Hester, Berz, Dotley, Noel, and Coonrod. Attorney Noblett and Ms. Gwyn were also present.

## APPROVAL OF MINUTES

On motion of Councilwoman Noel and seconded by Councilman Ledford, the minutes of the last meeting (April 16, 2024) were approved as published.

## ORDINANCES – FINAL READING:

**PROCEDURAL NOTE:** With no objection from the Council, Chairman Henderson instructed the Clerk to group and read the following two ordinances for one Council vote.

2024-0038  
Psalm 91 Land, LLC  
Planning Version #2  
District No. 7

### ORDINANCE #14105

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTY LOCATED AT 4118 DODDS AVENUE, FROM R-2 RESIDENTIAL ZONE TO C-2 CONVENIENCE COMMERCIAL ZONE, SUBJECT TO CERTAIN CONDITIONS.

2024-0044  
Maple Leaf Real Company  
Planning Version #2  
District No. 7

### ORDINANCE #14106

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTY LOCATED AT 1650 MADISON STREET, FROM U-RD-2 URBAN RESIDENTIAL DETACHED ZONE TO U-RM-3 URBAN RESIDENTIAL MULTI UNIT, SUBJECT TO CERTAIN CONDITIONS.

Councilwoman Dotley moved to approve both ordinances. Councilman Ledford seconded. The motion carried.

**ACTION: ORDINANCES 14105 & 14106 APPROVED**

## ORDINANCES – FIRST READING:

### Agenda Item VIII(a):

AN ORDINANCE TO AMEND ORDINANCE NO. 13991, ALSO KNOWN AS “THE FISCAL YEAR 2023-2024 OPERATIONS BUDGET,” FOR THE CITY OF CHATTANOOGA TO TRANSFER THE FISCAL YEAR 2024 NET SURPLUS FUNDS FROM THE SALE OF CITY OF CHATTANOOGA DELINQUENT TAX PARCELS IN THE HAMILTON COUNTY SURPLUS PROPERTY SALE TO THE CHATTANOOGA LAND BANK AUTHORITY.

**Councilwoman Berz moved** to defer to May 14, 2024, so that a public hearing on this item could be scheduled. Councilman Ledford seconded. The motion carried.

**ACTION: DEFERRED TO MAY 14, 2024**

**PROCEDURAL NOTE:** With no objection from the Council, Chairman Henderson instructed the Clerk to group and read the following two ordinances for one Council vote.

2024-0039  
Zach Buecker  
Planning Commission Version  
District No. 2

**Agenda Item VIII(b):**

**AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTY LOCATED AT 313 TREMONT STREET, FROM R-1 RESIDENTIAL ZONE TO R-T/Z RESIDENTIAL TOWNHOUSE/ZERO LOT LINE ZONE, SUBJECT TO CERTAIN CONDITIONS.**

MR-2024-0040  
Zach Buecker Version  
District No. 2

**Agenda Item VIII(c):**

**AN ORDINANCE CLOSING AND ABANDONING THE UNOPENED RIGHT-OF-WAY IN THE 300 BLOCK OF TUCKER STREET, AS DETAILED ON THE ATTACHED MAPS.**

**Vice Chair Hill moved** to withdraw both items. Councilman Ledford seconded. The motion carried.

**ACTION: CASE NOS. 2024-0039 & 2024-0040 WITHDRAWN**

**RESOLUTIONS:**

**PROCEDURAL NOTE:** With no objection from the Council, Chairman Henderson instructed the Clerk to group and read the following two resolutions for one Council vote.

**RESOLUTION #32056**

**A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ENTER INTO A SECOND AGREEMENT TO EXERCISE OPTION TO RENEW WITH BESSIE SMITH CULTURAL CENTER, IN SUBSTANTIALLY THE FORM ATTACHED, FOR AN ADDITIONAL TERM OF FIVE (5) YEARS, WITH THE TERM BEING THROUGH JUNE 30, 2029.**

**RESOLUTION #32057**

**A RESOLUTION CONFIRMING MAYOR KELLY’S APPOINTMENT OF ALEX REYLAND TO THE FORM-BASED CODE COMMITTEE, FOR A TERM BEGINNING ON APRIL 24, 2024, AND ENDING ON APRIL 23, 2027.**

**Vice Chair Hill moved** to approve. Councilwoman Coonrod seconded. The motion carried.

**ACTION: RESOLUTIONS 32056 & 32057 ADOPTED**

**DEPARTMENTAL REPORTS:**

**Recommended New Purchases**

Ms. Bursch (Mayor’s Office) recommended the following new purchases for Council consideration:

**REQ147151 Engineering & Water** \$140,057.37  
Quality Division/Public Works  
Backhoe Loader  
Lowest/Best Bidder: Stowers Machinery Corp.  
4066 South Access Road  
Chattanooga, TN 37406

**Councilwoman Berz moved** to approve. Councilwoman Coonrod seconded. The motion carried.

**ACTION: ALL PURCHASES APPROVED**

**Sole Source Purchases (2)**

Ms. Bursch reported the following sole source purchases:

DATE	DEPT.	DESCRIPT.	COST	SUPPLIER	EXPLANATION	DOCUMENTS
4/16/24	Wastewater	Thermal Mass Flow Meter & Accessories	\$23,944.00	Process Supplies & Accessories 780 RPM Drive Loudon, TN 37774	This is the sole source purchase for the equipment used in the Digester Building. It is vital for effective energy management and optimizing biogas conversion into electricity or heat, as our air pollution permit requires. Process Supplies and Accessories is the sole distributor of this equipment.	<a href="#">PUR136750</a>

4/17/24	Technology Services	ESRI ArcGIS Renewal	\$26,066.72	ESRI Inc 380 New York Street Redlands, CA 92373	This is a sole-source renewal for the ArcGIS Desktop and Service. The ESRI application ties City Departments to the GIS System. Due to its complex infrastructure, integrations with almost every City application, and data connections to the County, this application is crucial to City operations. ESRI is the sole-source provider of ESRI products and related maintenance services in the U.S. commercial, state, and local government marketplace.	<a href="#">PUR136883</a>
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[No Council action was required for this report.]

**COMMITTEE REPORTS:**

*Affordable Housing Committee*  
Vice Chair Hill (No report)

*Budget and Finance Committee*  
Councilwoman Berz reported:

- The 2025 budget will be unveiled at the Council meeting next week (April 30).
- The Council will hold Budget Education Sessions in the Collins conference room, beginning on May 7<sup>th</sup>. The schedule of sessions will be posted online.

*Economic Development Committee*  
Councilwoman Coonrod (No report)

*Education and Innovation Committee*  
Councilwoman Noel (No report)

*Equity and Community Development Committee*  
Councilwoman Coonrod (No report)

*Legislative Committee*  
Councilman Smith reported:

- An ordinance has been submitted for the Council to consider. He will work with Chairman Henderson on scheduling the committee to review the ordinance.

*Planning and Zoning Committee*  
Councilman Ledford (No report)

*Parks and Public Works*  
Councilman Hester (Not present)

*Public Safety Committee*  
(No Report)

- Councilman Henderson assigned Councilwoman Dotley as chair of the Public Safety Committee for 2024-2025.

## **RECOGNITION OF PERSONS WISHING TO ADDRESS COUNCIL**

[View [here](#)]

Attorney Noblett read the rules of procedure for persons wishing to address the Council. After which, Chairman Henderson recognized the following persons:

<b>Speaker Name</b>	<b>District</b>	<b>Primary Topics:</b>
• <a href="#">Janet Persons</a>	1	Speeding on Astor Avenue/Lack of action by the City <ul style="list-style-type: none"><li>• Chairman Henderson directed the speaker to Kimberly Strong, Constituent Services Manager, for assistance.</li></ul>
• <a href="#">Monty Bell</a>	(N/A)	Grounds for removing an attorney from office/FOIA violation

## **ADJOURNMENT**

**On motion of Councilwoman Dotley**, Chairman Henderson adjourned the meeting of the Chattanooga City Council until next Tuesday, April 30, 2024, at 3:30 p.m.

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**COUNCIL CHAIR**

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**CLERK OF COUNCIL**