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TUESDAY, JANUARY 7, 2025
CITY COUNCIL REVISED AGENDA
3:30 PM

- I. Call to Order by Chairman Henderson.
- II. Pledge of Allegiance/Invocation (Councilwoman Coonrod).
- III. Special Presentations.
- IV. Minute Approval.
- V. Discussion of Agenda.
 - Next Week's Proposed Agenda Items
 - Purchasing Questions
 - Future Considerations (3 Week Look Ahead)
- VI. Committee or Department Reports:
 - [Economic Development Committee](#)
 - [Parks and Public Works](#)
 - [Planning and Zoning](#)

RECESS

Order of Business for City Council

VII. **Ordinances – Final Reading:** (None)

VIII. **Ordinances – First Reading:**

COUNCIL OFFICE

- a. [An ordinance amending Chattanooga City Code, Part II, Chapter 25, Section 25-40, Threat or Mass Violence on City owned property or at City property related activities. \(Deferred from 12-17-2024\) \(Version #5\)](#)

PARKS, PUBLIC WORKS & WASTEWATER

Public Works

- b. MR-2024-0156 Chattanooga Engineering Group (Abandonment). An ordinance closing and abandoning the unopened right-of-way in the 300 block of Ann Street, as detailed on the attached maps. (District 2) (Recommended for approval by Planning Commission and Public Works)
- c. MR-2024-0150 Center for Sports Medicine and Orthopedics c/o Becky Farmer (Abandonment). An ordinance closing and abandoning the unopened right-of-way in the 7400 block of Sonia Lane, as detailed on the attached maps, subject to certain conditions. (District 6) (Recommended for approval by Planning Commission and Public Works)

IX. **Resolutions:**

COUNCIL OFFICE

- a. A resolution to confirm the appointment of William Bulls to the (old) Sports Authority Board for District 9, with a term beginning on January 8, 2025, and ending on January 7, 2031. (District 9)
- b. A resolution renaming the Family Justice Center to the “Dr. Carol B. Berz Family Justice Center”. (Revised)

ECONOMIC DEVELOPMENT

- c. A resolution authorizing the Mayor or his designee to enter into a Donation Agreement with the Trust for Public Land, in substantially the form attached, to accept the donation of Tax Map No. 128P-P-001 on Grove Street in District 5; Tax Map No. 128P-P-002 on Moon Street in District 5; Tax Map No. 128I-F-001 on Ridgecrest Drive in District 9; Tax Map No. 128P-H-001 on Wheeler Avenue in District 9; and Tax Map No. 168C-B-017 on Westside Drive in District 9, and to execute all documents required to complete the transaction and with the intent of the parcels to become a part of the City's Growing Urban Ecology Preserve System with the execution of the Declaration of Restrictive Covenants. (Districts 5 & 9)
- d. A resolution authorizing the Mayor or his designee to enter into a First Agreement to Exercise Option to Renew with the Hamilton County, Tennessee, Board of Education, in substantially the form attached, for use of a portion of Tax Parcel No. 168I-C-032, for the continued operation of the Cedar Hill Head Start/Early Head Start Program at 4701 Divine Avenue for an additional term of one (1) year through December 31, 2025, for the amount of one dollar (\$1.00). (District 7)

- e. A resolution authorizing the Mayor or his designee to award up to \$195,000.00 in HOME funds to Chattanooga Community Housing Development Organization (CCHDO), to construct a house at 724 N. Highland Park Avenue, for affordable homeownership. (District 8)
- f. A resolution authorizing the Mayor or his designee to award up to \$195,000.00 in HOME funds to Chattanooga Community Housing Development Organization (CCHDO), to construct a house at 729 N. Highland Park Avenue, for affordable homeownership. (District 8)
- g. A resolution authorizing the Mayor or his designee to enter into a First Agreement to Exercise Option to Renew with the Hamilton County, Tennessee, Board of Education, in substantially the form attached, for the use of Tax Parcel Nos. 136L-M-002, 136L-M-005, And 136L-M-006, for the continued operation of the Avondale Head Start/Early Head Start Program at 2302 Ocoee Street for an additional term of one (1) year, through December 31, 2025, for the amount of one dollar (\$1.00). (District 9)
- h. A resolution to amend Resolution No. 32222 to increase the grant amount for Emergency Rental Assistance and Eviction Prevention Program (ERA-EPP) funds from the Tennessee Housing Development Agency (THDA) to be used for rapid re-housing and homelessness prevention activities from \$929,600.00 to a total amount of \$1,140,000.00.
- i. A resolution authorizing the Mayor or his designee to enter into a First Agreement to Exercise Option to Renew with the Hamilton County, Tennessee, Board of Education, in substantially the form attached, for use of a portion of Tax Parcel No. 066M-D-014, for the continued operation of the Daisy Head Start/Early Head Start Program at 9517 W. Ridge Trail Road in Soddy Daisy, TN, for an additional term of one (1) year, through December 31, 2025, for the amount of one dollar (\$1.00).

FINANCE

- j. A resolution authorizing the City Finance Officer to process an Arbitrage Rebate Installment Payment to the U.S. Treasury, Internal Revenue Service, for the fifth year rebate computation period of November 25, 2019, through October 24, 2024, in accordance with a review and calculations by Arbitrage Compliance Specialist, Inc. relating to the General Obligation Bonds, Series 2019A and Refunding Bonds, Series 2019B, to be paid on or before December 19, 2024, in the amount of \$524,095.49.

MAYOR'S OFFICE

- k. A resolution authorizing the Mayor or his designee in connection with the City of Chattanooga being selected to participate in the Bloomberg American Sustainable City ("BASC") Initiative, to accept a sub-award from the BASC Initiative and to enter into a Sub-Award Agreement, in substantially the form attached, with Johns Hopkins University to be used for eligible expenses to support the work of Chattanooga's BASC Innovation Team ("I-Team), for an amount not to exceed \$120,000.00, with no City of Chattanooga match.
- l. A resolution confirming the Mayor's appointment of John Cavett to the Historic Zoning Commission for a term beginning on January 8, 2025, and ending on January 7, 2030.
- m. A resolution confirming the Mayor's appointment of Brooke Satterfield to the Hamilton County Board of Equalization for a term beginning on January 8, 2025, and ending on January 7, 2027.
- n. A resolution confirming the Mayor's reappointment of Paul Norman Judd to the Board of Plumbing Examiners for a term beginning on October 19, 2024, and ending on October 18, 2026.
- o. A resolution confirming the Mayor's reappointment of Paul Norman Judd to the Board of Gas Examiners for a term beginning on October 19, 2024, and ending on October 18, 2026.
- p. A resolution confirming the Mayor's reappointment of Michael Webb to the Board of Plumbing Examiners for a term beginning on October 19, 2024, and ending on October 18, 2026.
- q. A resolution confirming the Mayor's reappointment of Lauren Dunn to the Construction Board of Adjustment and Appeals for a term beginning on January 8, 2025, and ending on January 7, 2029.
- r. A resolution confirming the Mayor's reappointment of Marion Quarles to the Board of Plumbing Examiners for a term beginning on October 19, 2024, and ending on October 18, 2026.
- s. A resolution confirming the Mayor's reappointment of Marion Quarles to the Board of Gas Examiners for a term beginning on October 19, 2024, and ending on October 18, 2026.

PARKS, PUBLIC WORKS & WASTEWATER

Public Works

- t. A resolution authorizing the Administrator for the Department Public Works to award Contract No. R-22-014-201, Summit of Softball concession stands ventilation, to J. Brennon Construction, Inc., of Rocky Face, GA, in the amount of \$377,285.93, with a contingency in the amount of \$18,864.30, for a total amount of \$396,150.23. (District 4)
- u. A resolution authorizing the Administrator for the Department of Public Works to award Contract D-24-004-201, Economic Development Office Improvements, to Bolt Builders, LLC, of Lookout Mountain, TN, in the amount of \$61,081.00, with a contingency in the amount of \$6,100.00, for a total amount of \$67,181.00. (District 8)

Wastewater

- v. A resolution authorizing the Administrator for the Wastewater Department to extend and increase blanket Contract No. W-20-010-201, Paving and Concrete Repair or Replacement, with TNT Concrete, LLC, of Calhoun, TN, for an additional three (3) months and increase the contract amount from \$2.5 million to \$3.1 million, representing a total increase of \$600,000.00.

OFFICE OF COMMUNITY HEALTH

- w. A resolution authorizing the Office of Community Health to enter into a Subrecipient Agreement with (1) First Baptist Cares, for an amount not to exceed \$10,000.00; (2) The Bethlehem Center, for an amount not to exceed \$5,000.00; and The Net Resource Foundation, for an amount not to exceed \$5,000.00, through the Youth and Community Violence Prevention Action Teams (YPAT) Grant from the National Association of City and County Health Organizations, to leverage multisector partnerships to enhance existing violence prevention efforts in selected communities, for a total amount of \$20,000.00.

- x. A resolution authorizing the Office of Community Health to enter into a Subrecipient Agreement with (1) UTC, for an amount not to exceed \$245,429.00; (2) Urban Collective, for an amount not to exceed \$30,000.00; PPCH, for an amount not to exceed \$30,000.00; CAD, for an amount not to exceed \$30,000.00; and Peak, for an amount not to exceed \$21,000.00 through the BJA FY24 Office of Justice Programs Grant to bring stakeholders together to strengthen community safety, address youth/young adult gang violence, and deter shootings through comprehensive response programming with our Violence Interruption Program in high crime, high risk areas in Chattanooga, for a total amount of \$356,429.00.

PLANNING

- y. A resolution authorizing the City to apply for, and if awarded, accept an Environmental Protection Agency (EPA) Reducing Diesel Emissions for a Healthier Tennessee (RDE4HT) Grant administered by the East Tennessee Clean Fuels Coalition (ETCFC) on behalf of the Tennessee Department of Environment and Conservation (TDEC), and is allocated under the Diesel Emissions Reduction Act (DERA), for an amount not to exceed \$255,000.00, with a cost share not to exceed \$1,320,000.00.
- X. Purchases.
 - XI. Committee Reports.
 - XII. Recognition of Persons Wishing to Address the Council.
 - XIII. Adjournment.

TUESDAY, JANUARY 14, 2025
CITY COUNCIL PROPOSED AGENDA
3:30 PM

1. Call to Order by Chairman Henderson.
2. Pledge of Allegiance/Invocation (Chairman Henderson).
3. Special Presentations.

SPECIAL HEARING FOR A JOBS PILOT AGREEMENT
FOR NOVONIX ENTERPRISE SOUTH LLC

4. Minute Approval.
5. Discussion of Agenda.
 - Next Week's Proposed Agenda Items
 - Purchasing Questions
 - Future Considerations (3 Week Look Ahead)
6. Committee or Department Reports:
 - None

RECESS

Order of Business for City Council

7. **Ordinances - Final Reading:**

COUNCIL OFFICE

- a. [An ordinance amending Chattanooga City Code, Part II, Chapter 25, Section 25-40, Threat or Mass Violence on City owned property or at City property related activities.](#)

PARKS, PUBLIC WORKS & WASTEWATER

Public Works

- b. [MR-2024-0156 Chattanooga Engineering Group \(Abandonment\). An ordinance closing and abandoning the unopened right-of-way in the 300 block of Ann Street, as detailed on the attached maps. \(District 2\) \(Recommended for approval by Planning Commission and Public Works\)](#)

- c. MR-2024-0150 Center for Sports Medicine and Orthopedics c/o Becky Farmer (Abandonment). An ordinance closing and abandoning the unopened right-of-way in the 7400 block of Sonia Lane, as detailed on the attached maps, subject to certain conditions. (District 6) (Recommended for approval by Planning Commission and Public Works)

8. **Ordinances - First Reading:**

ECONOMIC DEVELOPMENT

- a. An ordinance creating a Voluntary Attainable Housing Incentive Program and authorizing certain incentives to be provided to property owners who seek to build multi-unit attainable and mixed-income housing in Chattanooga pursuant to Tennessee Code Annotated, Section 13-3-601(a); to adopt a program for multi-unit attainable housing development; and to authorize the Chattanooga Hamilton County Regional Planning Agency to grant certain incentives for voluntary development of multi-unit attainable housing as set forth herein.

PLANNING

- b. 2024-0202 Chattanooga Engineering Group c/o Rocky Chambers (R-1 Residential Zone to TRN-1 Traditional Neighborhood Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 1004 Normal Avenue, from R-1 Residential Zone to TRN-1 Traditional Neighborhood Zone, subject to certain conditions. (District 2) (Recommended for approval by Planning and Commission and denial by Staff)
- c. 2024-0208 Koesten Devco, LLC c/o Sam Koebley (E-RA-2 Urban Edge Residential Attached Zone to E-RM-3 Urban Edge Multi-Unit Residential Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 214 Tremont Street, from E-RA-2 Urban Edge Residential Attached Zone to E-RM-3 Urban Edge Multi-Unit Residential Zone. (District 2) (Recommended for approval by Planning Commission and Staff)
- d. 2024-0199 Iron Horse Properties, LLC c/o Rostis Timoshchuk (R-1 Residential Zone and R-4 Special Zone, with conditions, to RN-3 Residential Neighborhood Zone, with conditions). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone properties located at 7978 and 8012 Shallowford Road, from R-1 Residential Zone and R-4 Special Zone, with conditions, to RN-3 Residential Neighborhood Zone, with conditions, subject to certain conditions. (District 4) (Recommended for approval by Planning Commission)

2024-0199 Iron Horse Properties, LLC c/o Rostis Timoshchuk (R-1 Residential Zone and R-4 Special Zone, with conditions, to RN-3 Residential Neighborhood Zone, with conditions). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone properties located at 7978 and 8012 Shallowford Road, from R-1 Residential Zone and R-4 Special Zone, with conditions, to RN-3 Residential Neighborhood Zone, with conditions, subject to certain conditions. (Staff Version)

2024-0199 Iron Horse Properties, LLC c/o Rostis Timoshchuk (R-1 Residential Zone and R-4 Special Zone, with conditions, to RN-3 Residential Neighborhood Zone, with conditions). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone properties located at 7978 and 8012 Shallowford Road, from R-1 Residential Zone and R-4 Special Zone, with conditions, to RN-3 Residential Neighborhood Zone, with conditions. (Applicant Version)

- e. 2024-0205 Applegate Properties, LLC c/o Bobby Fairbanks (R-1 Residential Zone to RN-1-5 Residential Neighborhood Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 7432 Igou Gap Road, from R-1 Residential Zone to RN-1-5 Residential Neighborhood Zone. (District 4) (Recommended for approval by Planning Commission)

2024-0205 Applegate Properties, LLC c/o Bobby Fairbanks (R-1 Residential Zone to RN-2 Residential Neighborhood Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 7432 Igou Gap Road, from R-1 Residential Zone to RN-2 Residential Neighborhood Zone. (Staff Version)

2024-0205 Applegate Properties, LLC c/o Bobby Fairbanks (R-1 Residential Zone to TRN-3 Traditional Neighborhood Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 7432 Igou Gap Road, from R-1 Residential Zone to TRN-3 Traditional Neighborhood Zone. (Applicant Version) (Recommended for denial by Planning Commission and Staff)

- f. 2024-0193 Miken Development c/o Michael Kenner (R-1 Residential Zone to TRN-3 Traditional Residential Neighborhood Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 3854 Bonny Oaks Drive, from R-1 Residential Zone to TRN-3 Traditional Residential Neighborhood Zone. (District 5) (Recommended for approval by Planning Commission and denial by Staff)

- g. 2024-0196 Stone Creek Consulting, LLC c/o Allen Jones (R-4 Special Zone and C-2 Convenience Commercial Zone to C-C Commercial Corridor Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 4212 Cross Street and an unaddressed property in the 4200 block of Wilksview Drive, from R-4 Special Zone and C-2 Convenience Commercial Zone to C-C Commercial Corridor Zone, subject to certain conditions. (District 5) (Recommended for approval by Planning Commission and Staff)

2024-0196 Stone Creek Consulting, LLC c/o Allen Jones (R-4 Special Zone and C-2 Convenience Commercial Zone to C-C Commercial Corridor Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 4212 Cross Street and an unaddressed property in the 4200 block of Wilksview Drive, from R-4 Special Zone and C-2 Convenience Commercial Zone to C-C Commercial Corridor Zone. (Applicant Version)

- h. 2024-0183 Chattanooga Engineering Group c/o Rocky Chambers (U-RD-2 Urban Residential Detached Zone to U-RA-3 Urban Residential Attached Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 1733 Mitchell Avenue, from U-RD-2 Urban Residential Detached Zone to U-RA-3 Urban Residential Attached Zone. (District 7) (Recommended for approval by Planning Commission and denial by Staff) (Deferred from 12-10-2024 and 12-17-2024)

- i. 2024-0195 River Street Architecture, LLC (Lift Condition). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to lift Condition 4(a) of Ordinance No. 14098 of previous Case No. 2024-0031 for property located at 1620 Riverfront Parkway. (District 7) (Recommended for approval by Planning Commission and Staff)

2024-0195 River Street Architecture, LLC (Amend Condition). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to amend Condition 4(a) of Ordinance No. 14098 of previous Case No. 2024-0031 for property located at 1620 Riverfront Parkway. (Applicant Version) (Recommended for denial by Planning Commission and Staff)

- j. 2024-0207 Homebase at 35th Street LLC (M-1 Manufacturing Zone to TRN-3 Traditional Neighborhood Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 425 West 35th Street, from M-1 Manufacturing Zone to TRN-3 Traditional Neighborhood Zone. (District 7) (Recommended for approval by Planning and Commission and Staff)

- 2024-0207 Homebase at 35th Street LLC (M-1 Manufacturing Zone to RN-3 Residential Neighborhood Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 425 West 35th Street, from M-1 Manufacturing Zone to RN-3 Residential Neighborhood Zone. (Applicant Version) (Recommended for denial by Planning Commission and Staff)
- k. 2024-0197 Stone Creek Consulting, LLC c/o Allen Jones (R-1 Residential Zone to TRN-1 Traditional Neighborhood Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 2010 Anderson Avenue, from R-1 Residential Zone to TRN-1 Traditional Neighborhood Zone. (District 8) (Recommended for approval by Planning Commission and denial by Staff)
- l. 2024-0192 Miken Development c/o Michael Kenner (R-1 Residential Zone to C-TMU Transitional Mixed-Use Commercial Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 2659 Glass Street, from R-1 Residential Zone to C-TMU Transitional Mixed-Use Commercial Zone. (District 9) (Recommended for approval by Planning Commission and denial by Staff)
- m. 2024-0201 Nathan Bird (R-1 Residential Zone to RN-2 Residential Neighborhood Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone properties located at 3313, 3315, and 3317 Pinewood Terrace, from R-1 Residential Zone to RN-2 Residential Neighborhood Zone. (District 9) (Recommended for approval by Planning Commission and denial by Staff)

9. **Resolutions:**

ECONOMIC DEVELOPMENT

- a. A resolution of the City Council of the City of Chattanooga approving policies and procedures for Payment-in-Lieu-of-Tax Transactions and consistent with such policies and procedures delegating to the Industrial Development Board of the City of Chattanooga the authority to negotiate and accept Payments in Lieu of Ad Valorem Taxes with respect to certain projects to be located in the City of Chattanooga, Tennessee, and finding that such payments are deemed to be in furtherance of the public purposes of the Industrial Development Board of the City of Chattanooga as defined in Tennessee Code Annotated Section 7-53-305.

FINANCE

- b. [A resolution authorizing the City Finance Officer to renew a contract with Henderson, Hutcherson & McCullough, PLLC relating to external audit services for year five \(5\), for an amount not to exceed \\$137,720.00.](#)

PARKS, PUBLIC WORKS, AND WASTEWATER

Public Works

- c. [A resolution accepting the qualifications for the On-Call Blanket Contracts for Resident Project Representative Services \(RPR\), Contract No. E-20-011-401, for one \(1\) year blanket contracts with four \(4\) additional one \(1\) year renewable options with \(1\) Barge Design Solutions; \(2\) CTI Engineering, Inc.; \(3\) Consor Engineers, LLC; \(4\) D. Martin & Partners, LLC; \(5\) Labella Associates, PC; \(6\) LJA Engineering, Inc.; \(7\) Ragan Smith Associates, LLC; \(8\) Rummel Kepper Kahl, LLP; \(9\) Southern Environmental Technologies, Inc.; \(10\) Thompson Engineering; and \(11\) Volkert, Inc., in the services categories applied for, for professional services estimated at \\$2,250,000.00 annually.](#)

POLICE

- d. [A resolution authorizing the Mayor or his designee to accept a Tennessee Law Enforcement Hiring, Training, and Recruitment Program Grant \(through the Post Commission\) from the State of Tennessee to provide hiring and retention bonus payments to eligible officers over the course of five \(5\) years for a grant period beginning February 1, 2025, and ending on March 19, 2028, for an amount not to exceed \\$500,000.00.](#)

- 10. Purchases.
- 11. Committee Reports.
- 12. Recognition of Persons Wishing to Address the Council.
- 13. Adjournment.