



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

COUNCIL MEETING MINUTES

November 7, 2023
3:30 PM

CALL TO ORDER

Council Chair Raquetta Dotley called the meeting to order at 3:30 p.m. A quorum was present that also included Council Vice Chair Jenny Hill and Councilpersons Chip Henderson, Ken Smith, Darrin Ledford, Isiah Hester, Carol Berz, and Marvene Noel. Councilwoman Demetrus Coonrod was not in attendance of this meeting.

[Editor's Note: Part 1 of this meeting (prior to the recess) is available on YouTube [here](#). Part 2 of this meeting (after the recess) is available on YouTube [here](#).]

OTHER PARTICIPANTS

Office of City Attorney: Phil Noblett, City Attorney; Council Office: Melissa Bardoner, Council Support Specialist, and Nicole Gwyn, Council Clerk; Mayor's Office: Jermaine Freeman, Interim Chief of Staff; Brooke Satterfield, Deputy Chief of Staff, and Ryan Ewalt, Chief Operating Officer; Human Resources: Mande Lawrence, Chief Human Resources Officer; and Regional Planning: Karen Rennich, Deputy Director.

PLEDGE OF ALLEGIANCE

Councilman Henderson led the Assembly in the Pledge of Allegiance and gave an invocation.

APPROVAL OF LAST MINUTES

On motion of Councilman Smith and seconded by Councilman Ledford, the minutes of the last meeting (October 31, 2023) were approved as published.

DISCUSSION AGENDA

Resolutions:

Agenda Item IX(c) – FINANCE

Councilwoman Berz offered clarification on this item regarding the issuance of Electric System Revenue Bonds. Upon no further questions or comments, the issue was closed.

Agenda Item IX(d) – HUMAN RESOURCES

Councilman Henderson and Councilwoman Noel expressed concerns with this item regarding the City’s Health Services Agreement. Mr. Freeman, Attorney Noblett, and Ms. Lawrence responded; discussion ensued, which may be viewed [here](#). With no objection from Council, Chair Dotley stated that a Human Resources Committee meeting would be scheduled to address this item more in depth. Upon no further questions or comments, the issue was closed.

Agenda Item IX(e) – LEGAL

Councilman Ledford questioned the City Attorney about this item regarding the deannexation of Lot 34A / 7900 Holly Hills Drive; Attorney Noblett responded. Upon no further questions or comments, the issue was closed.

Other Business – PTO

Councilman Hester requested clarification on the deadline for City employees to use their PTO. Ms. Lawrence and Mr. Ewalt responded and discussion ensued, which may be viewed [here](#). Upon no further questions or comments, the issue was closed.

Next Week’s Proposed Agenda (November 14, 2023)

Agenda Item 12. Other Business – FINANCE

Councilwoman Berz advised that next week, Vickie Haley would be handling the report on this item regarding the debt obligation form / SRF Loan. Upon no further questions or comments, the issue was closed.

FUTURE CONSIDERATIONS

Item 1(b) – ECONOMIC DEVELOPMENT

Councilman Ledford requested additional information on this item regarding the restated lease agreement with the Tivoli Theatre Foundation. Attorney Noblett responded. Upon no further questions or comments, the issue was closed.

COMMITTEE OR DEPARTMENT REPORTS

PLANNING & ZONING COMMITTEE

Council Chair Dotley yielded control of the meeting to Councilman Ledford for the Planning & Zoning Committee.

Councilman Ledford, Committee Chair, called the Planning & Zoning Committee to order at 3:46 p.m. with a quorum present that included Council Chair Dotley, Council Vice Chair Hill, and Councilpersons Henderson, Smith, Hester, Berz, and Noel. Councilwoman Coonrod was not in attendance at this meeting.

On motion of Councilwoman Noel and seconded by Councilman Hester, the minutes of the last meeting (October 3, 2023) were approved as published.

Next week, November 14, 2023
Ordinances – First Reading:

Agenda Item 8(b) – Case No. 2023-0116

Councilman Henderson advised that he would be seeking another deferral on this item next week. Upon no further comments or questions, the issue was closed.

Agenda Item 8(d) – Case No. 2023-0147

Vice Chair Hill advised she would like to add additional conditions to this item and requested Ms. Rennich send her the boilerplate list for review. Ms. Rennich affirmed. Upon no further questions or comments, the issue was closed.

Agenda Item 8(e) – Case No. 2023-0157 &

Agenda Item 8(i) – New Form Based Code Context Area (Chestnut Street)

Committee Chair Ledford informed Council there were two additional conditions for item 8(e) for Council consideration; he later yielded the floor to Council Chair Dotley, who read them into the record [here](#). He further stated that a text amendment that accounted for the additional context zones would need to be submitted to the City Attorney so that the caption language for item 8(e) could be revised. Lastly, Committee Chair Ledford stated that item 8(i) would need to be placed before item 8(e) on next week’s agenda.

Ms. Rennich briefed the Council on these items together, beginning with item 8(i); afterwards, discussion ensued. The presentations and discussion may be viewed [here](#).

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

[Vice Chair Hill exited the meeting during this discussion]

Next week, November 14, 2023
Resolutions:

Agenda Item 9(d) – Case No. 2023-0175 (Special Exceptions Permit – Residential PUD)

Ms. Rennich briefed the Council on this item; afterwards, discussion ensued. The presentation and discussion may be viewed [here](#).

Afterward, Councilman Smith requested a condition be added regarding access to Shelby Circle. He also requested additional information regarding the density cap. Ms. Rennich affirmed.

Upon no further questions or comments, the issue was closed.

RECESS

Councilman Ledford adjourned the committee and recessed the business meeting at 4:10 p.m.

MEETING RECONVENED

Chair Dotley reconvened the meeting at 4:47 p.m. A quorum was present that also included Vice Chair Hill and Councilpersons Henderson, Smith, Ledford, Hester, Berz, and Noel. Councilwoman Coonrod was not present. Attorney Noblett and Ms. Gwyn were also present.

ORDER OF BUSINESS

ORDINANCES – FINAL READING:

PROCEDURAL NOTE: With no objection from the Council, Chair Dotley instructed the Clerk to group and read the following four ordinances for one Council vote.

Alternate Version #2

ORDINANCE #14051

AN ORDINANCE TO AMEND THE CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, ARTICLE XVI, DOWNTOWN FORM BASED CODE, DIVISION 1, INTRODUCTORY PROVISIONS, TO ADD A NEW FORM BASED CODE CONTEXT AREA AND ASSOCIATED FORM BASED CODE ZONES; SECTION 38-692, LEGAL REQUIREMENTS; SECTION 38-693, CONTEXT AREAS; SECTION 38-694, ZONES; AND AMEND DIVISION 3, RULES FOR ALL ZONES, SECTION 38-697, LOT TYPES; SECTION 38-698, MEASUREMENTS AND EXCEPTIONS; AND ADD NEW CONTEXT AREAS DIVISION 15, WESTSIDE AND ASSOCIATED ZONES.

2023-0156
Tinker Ma, LLC
Planning Commission Version
District No. 7

ORDINANCE #14052

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTIES LOCATED AT 957 AND 1200 BOYNTON DRIVE, 959 GATEWAY AVENUE, 1195, 1200, AND TWO UNADDRESSED PROPERTIES IN THE 1200 AND 1300 BLOCKS OF GROVE STREET, 1201 POPLAR STREET, 501 WEST 12TH STREET, AND 500 WEST MARTIN LUTHER KING BOULEVARD, FROM C-2 CONVENIENCE COMMERCIAL ZONE, R-3 RESIDENTIAL ZONE, AND R-4 SPECIAL ZONE TO W-N (NEW ZONE).

2023-0137
Stephen Brady
Planning Version #2
Districts 8 & 9

ORDINANCE #14053

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO LIFT CONDITION NO. 2 FROM ORDINANCE NO. 13624 OF PREVIOUS CASE NO. MR-2020-0132 AFTER THE ABANDONMENT OF PARTS OF SEVERAL STREETS AND ALLEYS LOCATED NEAR 901 SOUTH HOLTZCLAW AVENUE.

2023-0138
Stephen Brady
Planning Version #2
Districts 8 & 9

ORDINANCE #14054

AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO LIFT CONDITION NO. 2 FROM ORDINANCE NO. 13625 FROM THE ORIGINAL ABANDONMENT OF PREVIOUS CASE NO. MR-2020-0134 FROM PROPERTY LOCATED IN THE 1300 BLOCK OF VANCE AVENUE.

Vice Chair Hill moved to approve the four ordinances. Councilman Ledford seconded. The motion carried.

ACTION: ORDINANCES 14051 – 14054 APPROVED

MR-2023-0153
RP Central, LLC/John A. Felker
District No. 8

On motion of Councilwoman Berz and seconded by Vice Chair Hill,

ORDINANCE #14055

AN ORDINANCE CLOSING AND ABANDONING AN UNOPENED RIGHT-OF-WAY IN THE 2200 BLOCK OF ROSSVILLE AVENUE, AS DETAILED ON THE ATTACHED MAP, SUBJECT TO CERTAIN CONDITIONS.

The motion carried.

ACTION: APPROVED

ORDINANCES – FIRST READING:

MR-2023-0115
Tyler Callihan-Rhonda Cunningham
District No. 1

On motion of Councilman Henderson and seconded by Councilman Smith,

ORDINANCE #14056

AN ORDINANCE CLOSING AND ABANDONING AN UNOPENED RIGHT-OF-WAY IN THE 600 BLOCK OF NYE CIRCLE, AS DETAILED ON THE ATTACHED MAP, SUBJECT TO CERTAIN CONDITIONS.

The motion carried.

ACTION: PASSED ON FIRST READING

RESOLUTIONS:

PROCEDURAL NOTE: With no objection from the Council, Chair Dotley directed the Clerk to group and read the following two resolutions for one Council vote.

[Councilman Hester exited the meeting momentarily.]

RESOLUTION #31849

A RESOLUTION AUTHORIZING THE ADMINISTRATOR FOR ECONOMIC DEVELOPMENT TO ENTER INTO AN AGREEMENT WITH THE CHATTANOOGA AREA REGIONAL COUNCIL OF GOVERNMENTS (SOUTHEAST TENNESSEE DEVELOPMENT DISTRICT) FOR MANAGEMENT OF THE ENVIRONMENTAL PROTECTION AGENCY (EPA) OFFICE OF ENVIRONMENTAL JUSTICE AND EXTERNAL CIVIL RIGHTS (OEJECR) ENVIRONMENTAL JUSTICE GOVERNMENT-TO-GOVERNMENT PROGRAM GRANT, AND TO APPLY FOR, AND IF AWARDED ON BEHALF OF THE CITY OF CHATTANOOGA, TO ACCEPT THIS GRANT IN THE AMOUNT OF \$500,000.00.

RESOLUTION #31850

A RESOLUTION AUTHORIZING THE OFFICE OF HOMELESSNESS AND SUPPORTIVE HOUSING TO APPLY FOR, AND IF AWARDED, ACCEPT A GRANT FROM THE NATIONAL CENTER FOR STATE COURTS (NCSC), IN THE AMOUNT OF \$64,900.00, AND TO ENTER INTO AN AGREEMENT WITH NCSC FOR A GRANT FUNDED POSITION OF EVICTION DIVERSION PROGRAM FACILITATOR.

Vice Chair Hill moved to approve both resolutions. Councilwoman Berz seconded. The motion carried.

ACTION: RESOLUTIONS 31849 & 31850 ADOPTED

[Councilman Hester rejoined the meeting at this time.]

On motion of Councilwoman Berz and seconded by Councilman Ledford,

RESOLUTION #31851

AN EIGHTH SUPPLEMENTAL RESOLUTION TO RESOLUTION NO. 22629 PROVIDING FOR THE ISSUANCE OF CITY OF CHATTANOOGA, TENNESSEE, ELECTRIC SYSTEM REVENUE BONDS SERIES 2023, AUTHORIZING UP TO \$125 MILLION SERIES 2023 BONDS.

The motion carried.

ACTION: ADOPTED

On motion of Vice Chair Hill and seconded by Councilman Henderson,

RESOLUTION #31852

A RESOLUTION RATIFYING THE EXECUTION OF A SECOND ADDENDUM TO HEALTH SERVICES AGREEMENT BETWEEN THE CITY OF CHATTANOOGA AND MARATHON HEALTH, LLC.

Discussion ensued with Ms. Lawrence of Human Resources (HR) and Mr. Ewalt of the Mayor's Office about the proposed health services agreement. Chair Dotley announced a meeting of the Council's HR Committee next week, November 14, for further discussion on the agreement. **The motion carried. Councilman Smith abstained.**

ACTION: ADOPTED

On motion of Councilman Ledford and seconded by Councilman Henderson,

RESOLUTION #31853

A RESOLUTION AUTHORIZING AND DIRECTING THE CLERK OF COUNCIL TO ADVERTISE THE PUBLIC HEARING ON NOVEMBER 28, 2023, THE DEANNEXATION OF LOT 34A ADJACENT TO THE CURRENT CITY LIMITS WHICH IS LOCATED AT 7900 HOLLY HILLS DRIVE, WITHIN THE CITY OF CHATTANOOGA, IN HAMILTON COUNTY, TENNESSEE.

The motion carried.

ACTION: ADOPTED

PROCEDURAL NOTE: With no objection from the Council, Chair Dotley instructed the Clerk to group and read the following six resolutions for one Council vote.

RESOLUTION #31854

A RESOLUTION CONFIRMING MAYOR KELLY'S APPOINTMENT OF BROOKE BARCLIFT TO THE BEER & WRECKER BOARD (DISTRICT 3), FOR A TERM BEGINNING ON NOVEMBER 8, 2023, AND ENDING ON NOVEMBER 7, 2026.

RESOLUTION #31855

A RESOLUTION CONFIRMING MAYOR KELLY'S APPOINTMENT OF ARMAND WINE TO THE COMMUNITY ADVISORY COMMITTEE: REGION 7 (DODSON), FOR A TERM BEGINNING ON NOVEMBER 8, 2023, AND ENDING ON NOVEMBER 7, 2024.

RESOLUTION #31856

A RESOLUTION CONFIRMING MAYOR KELLY'S APPOINTMENT OF ARMELIA WILLIAMS TO THE COMMUNITY ADVISORY COMMITTEE: REGION 9 (STANDIFER GAP), FOR A TERM BEGINNING ON NOVEMBER 8, 2023, AND ENDING ON NOVEMBER 7, 2024.

RESOLUTION #31857

A RESOLUTION CONFIRMING MAYOR KELLY'S APPOINTMENT OF ANNALEE HEO TO THE COMMUNITY ADVISORY COMMITTEE: REGION 9 (STANDIFER GAP), FOR A TERM BEGINNING ON NOVEMBER 8, 2023, AND ENDING ON NOVEMBER 7, 2024.

RESOLUTION #31858

A RESOLUTION CONFIRMING MAYOR KELLY'S REAPPOINTMENT OF DOUG DAILEY TO THE BOARD OF GAS EXAMINERS, FOR A TERM BEGINNING ON NOVEMBER 8, 2023, AND ENDING ON NOVEMBER 7, 2025.

RESOLUTION #31859

A RESOLUTION CONFIRMING MAYOR KELLY'S REAPPOINTMENT OF MARK STOLPMANN TO THE BOARD OF GAS EXAMINERS, FOR A TERM BEGINNING ON NOVEMBER 8, 2023, AND ENDING ON NOVEMBER 7, 2025.

Councilman Henderson moved to approve all six resolutions. Councilman Smith seconded. The motion carried.

ACTION: RESOLUTIONS 31854 – 31859 ADOPTED

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

RESOLUTION #31860

A RESOLUTION AUTHORIZING THE MAYOR TO ACCEPT A TENNESSEE HIGHWAY SAFETY OFFICE (THSO) GRANT ON BEHALF OF THE CHATTANOOGA POLICE DEPARTMENT FOR ENFORCEMENT OF TENNESSEE DRIVING UNDER THE INFLUENCE LAWS TO BE USED FOR OVERTIME, SUPPLIES, EQUIPMENT, TRAINING, AND TRAVEL, FOR A GRANT PERIOD BEGINNING ON OCTOBER 1, 2023, THROUGH SEPTEMBER 30, 2024, IN THE AMOUNT OF \$250,000.00.

RESOLUTION #31861

A RESOLUTION AUTHORIZING THE CHIEF OF POLICE TO APPLY FOR, AND IF AWARDED, ACCEPT A GRANT FROM THE STATE OF TENNESSEE OPIOID ABATEMENT COUNCIL (OAC) TO IMPLEMENT OPIOID ABATEMENT REMEDIATION STRATEGIES TO INCLUDE HARM REDUCTION AND FUNDING TO BE USED FOR SALARIES FOR TWO (2) CO-RESPONDERS' POSITIONS IN THE NEIGHBORHOOD POLICING DIVISION AND ANNUAL AND QUARTERLY TRAINING REFRESHERS ON CRISIS INTERVENTION FOR LAW ENFORCEMENT, FIRST RESPONDERS, AND RELATED COMMUNITY ORGANIZATIONS, FOR A GRANT PERIOD OF THREE (3) YEARS BEGINNING ON MARCH 1, 2024, AND ENDING ON FEBRUARY 28, 2027, FOR AN AMOUNT NOT TO EXCEED \$594,515.00.

Councilman Henderson moved to approve both resolutions. Councilman Hester seconded. The motion carried.

ACTION: RESOLUTIONS 31860 & 31861 ADOPTED

DEPARTMENTAL REPORTS:

Recommended New Purchases

Brooke Satterfield, Deputy Chief of Staff, recommended the following new purchases for Council consideration:

RFP200507,2 Dept of Technology Services (DTS) Annual amount not to exceed \$80,245.
 Employee Engagement & Pulse Surveys
 Lowest/Best Bidder: Qualtrics
 11493 Sunset Hills Rd
 Reston, VA 20190

PA100106 Wastewater Increase of \$200,000 for a total annual estimated spend of \$850,000
 Bypass Pumping Rental Equipment
 Lowest/Best Bidder: Xylem Dewatering Solutions, Inc.
 84 Floodgate Rd
 Bridgeport, NJ 08014

200572,3 Wastewater \$2,000,000.00
 Liquid Calcium Nitrate
 Lowest/Best Bidder: Source Technologies, LLC.
 157 Venture Court Suite 9
 Lexington, KY 40511

PA100111 Fleet Management Division, Public Works Increase of \$200,000 for a new estimated annual spend total of \$500,000
 Long Term Vehicle Leasing
 Lowest/Best Bidder: Enterprise FM Trust
 9315 Olive Blvd
 St. Louis, MO 63132

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

ACTION: ALL PURCHASES APPROVED

RFP Format Recommendation

Ms. Satterfield recommended the following for approval as a Competitive Sealed Proposal instead of a Competitive Sealed Bid in compliance with City Code 2-554:

DEPARTMENT	SUMMARY	DOCUMENTATION LINK
Air Pollution Control Bureau	Insurance Broker Services for Liability Insurance Package for Directors & Officers, including Workers' Compensation and Long Term Disability. The Air	RFP Determination for APCB Liability Package

	Pollution Control Bureau is seeking to update their Liability Insurance Package. The competitive sealed proposal process will help us determine a program that is of best value for the Air Pollution Control Bureau.	
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Vice Chair Hill moved to approve issuing the RFP. Councilman Henderson seconded. The motion carried.

ACTION: APPROVED TO ISSUE THE RFP

Emergency Purchase

Ms. Satterfield reported the following emergency purchase:

11/3/23 Human Resources \$325,000 per month for a total of \$325,000.00
 Contract Extension
 Supplier: Marathon Health

The current contract with Marathon Health expires 11/2/2023. An RFP was issued March of 2023 and was completed October 2023. One to One Health was the provider chosen through that RFP process. Marathon has been the provider for the City's Well Advantage Center for twelve (12) years and this emergency purchase will allow for a two (2) month contract extension to ensure continuity of care for our employees and a smooth transition from one provider to the next.

[DOCUMENT](#)

[No Council action was required for this report.]

COMMITTEE REPORTS:

Affordable Housing Committee
 Vice Chair Hill (No report)

Budget and Finance Committee
 Councilwoman Berz (No report)

Economic Development Committee
 Councilwoman Coonrod (Not present)

Education and Innovation Committee
 Councilwoman Noel (No report)

Equity and Community Development Committee
 Councilwoman Coonrod (Not present)

Legislative Committee
 Councilman Smith (No report)

Planning and Zoning Committee
 Councilman Ledford reported:

- The committee met today.
- He thanked Ms. Rennich for helping the Council with zoning cases throughout the month.

Parks and Public Works
Councilman Hester (No report)

Public Safety Committee
Councilman Henderson (No report)

RECOGNITION OF PERSONS WISHING TO ADDRESS COUNCIL
(Listen and view on YouTube [here](#))

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

Speaker Name	District	Primary Topics:
• Monty Bell	N/A	Issues with local government

ADJOURNMENT

On motion of Vice Chair Hill, Chair Dotley adjourned the meeting of the Chattanooga City Council until next **Tuesday, November 14, 2023, at 3:30 p.m.**

COUNCIL CHAIR

CLERK OF COUNCIL