



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

COUNCIL MEETING MINUTES

February 4, 2025
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 Vice Chair Jenny Hill and Councilpersons Ken Smith, Darrin Ledford, Isiah Hester, Jenni Berz, Raquetta Dotley, Marvene Noel, and Demetrus Coonrod.

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

OTHER PARTICIPANTS

Office of City Attorney: Phil Noblett, City Attorney

Mayor's Office: Jermaine Freeman, Chief of Staff, and Steven Wilson, Deputy Chief Operating Officer

Regional Planning: Karen Rennich, Deputy Administrator

Council Office: Kristal Becker, Administrative Assistant, and Nicole Gwyn, Clerk to Council

PLEDGE OF ALLEGIANCE

Councilman Ledford led the Assembly in the Pledge of Allegiance.

Special Presentation:

Public Hearing on FY25 Operating & Capital Budget Amendments

A Public Hearing ensued on the following:

Proposed Operations Amendment

AN ORDINANCE TO AMEND THE OPERATIONS BUDGET ORDINANCE NO. 14118, KNOWN AS & "THE FISCAL YEAR 2024-2025 OPERATIONS BUDGET"; TO AMEND SECTIONS 5 AND 5(A) SO AS TO APPROPRIATE TWENTY-NINE MILLION NINE HUNDRED SEVEN THOUSAND FIVE HUNDRED DOLLARS (\$29,907,500) FROM GENERAL FUND RESERVES OF WHICH ELEVEN MILLION NINE HUNDRED SEVEN THOUSAND FIVE

HUNDRED DOLLARS (\$11,907,500) TO VARIOUS CAPITAL PROJECTS, INCREASE CONTINGENCY APPROPRIATION OF EIGHTEEN MILLION DOLLARS (\$18,000,000) FOR ONE TIME PAYMENT TO THE FIRE AND POLICE PENSION FUND; TO PROVIDE FOR REALLOCATION OF APPROPRIATIONS TO THE DEPARTMENT OF INNOVATION DELIVERY AND PERFORMANCE FOLLOWING ADMINISTRATIVE DECISIONS WHICH HAVE RESULTED IN THE DISSOLUTION OF THAT DEPARTMENT; TO REALLOCATE APPROPRIATIONS BETWEEN CERTAIN DEPARTMENTS; AND TO AMEND SECTION 7(D) DUE TO ADMINISTRATIVE CHANGES DURING FISCAL YEAR 2024-2025 TO REALLOCATE AVAILABLE APPROPRIATIONS FOR CERTAIN NEW OR CHANGED POSITIONS.

Proposed Capital Amendment

AN ORDINANCE TO AMEND THE CAPITAL BUDGET ORDINANCE NO. 14119, KNOWN AS “THE FISCAL YEAR 2024-2025 CAPITAL BUDGET,” APPROPRIATING, AUTHORIZING OR ALLOCATING FUNDS TO THE CAPITAL IMPROVEMENTS BUDGET FOR THE FISCAL YEAR 2024-2025 TO INCREASE THE CAPITAL BUDGET BY \$11,907,500.00 FROM GENERAL FUND RESERVES.

Chairman Henderson asked if there were anyone present who wished to address the Council about the ordinance. Seeing none, he closed the public hearing and continued with the remainder of the business meeting.

APPROVAL OF LAST MINUTES

On motion of Councilman Smith and seconded by Councilman Ledford, the minutes of the last meeting (January 28, 2025) were approved as published.

DISCUSSION AGENDA

ORDINANCES – FIRST READING:

Agenda Item VIII(a) – Planning – Case No. MR-2024-0207

Councilwoman Dotley asked that this item to be deferred until March 11th. Upon no further questions or comments, the issue was closed.

NEXT WEEK’S PROPOSED AGENDA (February 11, 2025)

Agenda Item 8(a) – Finance (Ordinance to amend 2024- 2025 Operations Budget)

Vice Chair Hill expressed gratitude to the administration for sharing the Government Finance Officers Association report providing guidelines for policies and resolutions related to maintaining reserves. Chairman Henderson expressed gratitude to the Chattanooga Fire Department who were present in the Assembly how this budget amendment will improve our Fire and Police pension funds. Councilman Ledford commented on the financial floor and thanked Mr. Wilson for explaining the recommendations and sharing information. Chairman Henderson also recognized

Chris Hopkins, the Council appointee to Chattanooga Fire and Police Pension Fund Board, and Katrina Abbott, their administrator. Upon no further questions or comments, the issue was closed.

RESOLUTIONS

Agenda Item 9(b) – Economic Development (Relative to approving policies for the PILOT)

Councilman Ledford asked that this item be deferred until February 18th. During the discussion regarding PILOT standards, he requested that Mr. Freeman explain why this item needed to be deferred. Councilman Ledford asked for a presentation to see what changes had been made to the policies. Chairman Henderson approved adding the presentation. Vice Chair Hill welcomed the additional time and commented on the improvements and investments in communities. Upon no further questions or comments, the issue was closed.

PARKS AND PUBLIC WORKS COMMITTEE

CALL TO ORDER: Councilman Hester, Committee Chair, called the Parks and Public Works Committee to order at 3:44 p.m., with a quorum present. [View the committee [here.](#)]

MINUTE APPROVAL: On motion of Councilwoman Dotley and second by Councilwoman Noel, the minutes of the last Parks and Public Works Committee meeting (January 21, 2025) were approved as published.

Councilman Hester instructed the clerk to read the final reading ordinance and resolutions on the committee agenda. Councilman Hester expressed his gratitude to all the Parks and Public Works employees. Upon no comments or questions from Council, the issues were closed.

Councilman Hester adjourned the Parks & Public Works Committee at 3:48 p.m. and turned the business meeting over to Councilman Ledford for the Planning and Zoning Committee.

PLANNING AND ZONING COMMITTEE

CALL TO ORDER: Councilman Ledford, Committee Chair, called the Planning and Zoning Committee to order at 3:48 p.m., with a quorum present. [View the committee [here.](#)]

VIII(a) – Planning – Case No. 2024-0207

Councilwoman Dotley asked for this item to be deferred until February 11th. Upon no further questions or comments, the issue was closed.

VIII(d) – Planning – Case No. 2024-0005

Councilman Ledford asked for an explanation of this agenda item. Ms. Rennich gave a breakdown of the rezoning request. Vice Chair Hill also gave her insight on the item and asked to be sent information regarding the agenda item. Discussion ensued, and upon no further questions or comments, the issue was closed.

VIII(e) – Planning – Case No. 2024-0004

Councilwoman Berz has requested an opportunity to speak with the Applicant to gather additional information for this case. Ms. Rennich offered to put the Applicant in contact with Councilwoman Berz. Upon no further questions or comments, the issue was closed.

VIII(f) – Planning – Case No. 2024-0006

Councilwoman Dotley requested information on an item. Ms. Rennich provided information about residential zones and answered questions from the Council. Upon no further questions or comments, the issue was closed.

VIII(g) – Planning – Case No. 2024-0014

Councilwoman Coonrod requested the removal of this item from the table. Once on the agenda, she advised that it would be deferred for two weeks until February 18th. Chairman Henderson sought clarification from Attorney Noblett about the procedure for removing the item from the table. Mr. Noblett advised that an approved motion was necessary. **Councilwoman Coonrod moved** to remove the item from the table for the February 18th agenda. Councilman Ledford seconded. The motion carried. Upon no further questions or comments, the issue was closed.

Councilman Ledford adjourned the Planning and Zoning Committee meeting at 4:08 p.m.

MEETING RECESSED

With permission from Chairman Henderson, Councilman Ledford recessed the business meeting until 4:30 p.m.

MEETING RECONVENED

Chairman Henderson reconvened the meeting at 4:45 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.

ORDER OF BUSINESS

ORDINANCES – FINAL READING:

MR-2024-0156
Chattanooga Engineering Group
Alternate Version
District No. 2

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

ORDINANCE #14194

AN ORDINANCE CLOSING AND ABANDONING THE UNOPENED RIGHT-OF-WAY IN THE 300 BLOCK OF ANN STREET, AS DETAILED ON THE ATTACHED MAPS, SUBJECT TO CERTAIN CONDITIONS.

The motion carried.

ACTION: APPROVED

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

ORDINANCE #14195

AN ORDINANCE TO APPROVE CORRECTIONS TO THE OFFICIAL ZONING MAP.

The motion carried.

ACTION: APPROVED

ORDINANCES – FIRST READING:

Agenda Item VIII(a):

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)

Councilwoman Dotley moved to defer to March 11, 2025. Councilman Ledford seconded. The motion carried.

ACTION: DEFERRED TO MARCH 11, 2025

RESOLUTIONS:

On motion of Councilwoman Dotley and seconded by Councilwoman Coonrod,

RESOLUTION #32394

A RESOLUTION AUTHORIZING THE MAYOR TO EXTEND A ONE-TIME BUY-BACK OFFER TO SWORN CHATTANOOGA POLICE WHO HAD A PERSONAL TIME BANK THAT EXCEEDED THE AMOUNT ALLOWED PER POLICY TO ROLLOVER AS OF JANUARY 1, 2025, WHEREIN THESE SWORN OFFICERS WERE NOT ABLE TO UTILIZE THE TIME OFF IN THE 2024 CALENDAR YEAR DUE TO CURRENT STAFF SHORTAGES AND MINIMUM STAFFING REQUIREMENTS NEEDED TO KEEP OUR CITY SAFE, WHICH HOURS WILL BE PAID AT 70% OF THE EMPLOYEES’ DAILY SALARY AND WILL NOT HAVE THEIR PTO CAP AMOUNT REDUCED BY THE NUMBER OF DAYS SOLD, FOR A TOTAL ESTIMATED COST NOT TO EXCEED \$65,000.00.

The motion carried.

ACTION: ADOPTED

DEPARTMENTAL REPORTS:

Recommended New Purchases

Ms. Talley (Purchasing) recommended the following new purchases for Council consideration:

REQ159184 Technology Services	\$418,800.00
Smart 2023 Grant Partner	
Lowest/Best Bidder: Audi of America, Inc dba Volkswagen Group of America, Inc	
2200 Woodland Pointe Avenue	
Herndon, VA 20171	
200745-2 Department of Parks & Outdoors	\$188,320.00
Mobile Stage	
Lowest/Best Bidder: Stageline Mobile Stage Inc.	
700 Marsolais Street	
L'Assomptions, Quebec Canada J5W2G9	
PA100046 Wastewater	\$4,300,000.00
Biosolids Handling	
Lowest/Best Bidder: Synagro South, LLC	
435 Williams Court	
Suite 100	
Baltimore, MD 21220	

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

ACTION: ALL NEW PURCHASES APPROVED

COMMITTEE REPORTS:

Affordable Housing Committee
Vice Chair Hill (No report)

Budget and Finance Committee
Councilman Ken Smith reported:

- The committee held a public hearing today on two budget amendments coming before the Council. There were no speakers from the public wishing to address the Council at the hearing. He commended Mande Green, Chief Operating Officer, and the entire budgeting team for their public presentations of the amendments.

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 (No report)

Planning and Zoning Committee
Councilman Ledford reported:

- The committee met today and received information about some technical and clerical amendments presented for zoning.

Parks and Public Works Committee
Councilman Hester reported:

- The committee met today.
- He commended Jerramy Wood, Public Works Administrator, and the whole department for their work.

Public Safety Committee
Councilwoman Dotley reported:

- The committee will meet next week, February 11th.

OTHER BUSINESS

[View [here](#)]

Certificate of Compliance

Attorney Noblett presented the Certificate of Compliance for **The Bargain Barn, Inc. d/b/a United Grocery Outlet #10, 4758 Highway 58, Chattanooga, TN (District 5)**. He confirmed that the certificate was signed by at least five councilpersons.

RECOGNITION OF PERSONS WISHING TO ADDRESS COUNCIL

[View [here](#)]

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

Speaker Name	District	Primary Topics:
• Monty Bell	8	Played an audio recording of a voicemail message

ADJOURNMENT

On motion of Vice Chair Hill, Chairman Henderson adjourned the meeting of the Chattanooga City Council until next Tuesday, February 11, 2025, at 3:30 p.m.

COUNCIL CHAIR

CLERK OF COUNCIL