

**Minutes of the Regular Meeting**  
**Of the Board of Mayor and Aldermen**  
**Of the Town of Thompson's Station, Tennessee**  
**April 12, 2005**

The regular meeting of the Board of Mayor and Aldermen of the Town of Thompson's Station was called to order at 7:20 p.m., on the 12<sup>th</sup> day of April 2005 at the Thompson's Station Community Center. Members and officials in attendance were: Cherry B. Jackson, Mayor; Sarah H. Benson, Alderman; Corey Napier, Alderman; Larry D. Craig, City Attorney; Greg Langeliers, City Administrator; and Douglas G. Goetsch, City Recorder. Absent: None.

City Administrator Greg Langeliers made a report to the board on the following issues:

- The results of the Household Survey are now available and he had copies available for anyone interested in reviewing them.
- The Planning Committee has been formed and their first meeting is scheduled for April 21<sup>st</sup>.
- The Public Works committee has been formed and their first meeting will be scheduled soon and assistance from the state will be sought as well.
- Some inquiries have been received from property owners with water detention facilities on their property seeking the Town to make repairs to these facilities. After reviewing the sites and the relevant plat information, it was determined that these areas are on private property and their repair is the responsibility of the property owners to maintain them.

The minutes of the March 29, 2005 meeting were previously submitted and were approved upon a motion by Alderman Benson and second by Alderman Napier.

**Announcements** – Mayor Jackson announced that the town census forms were coming in and urged all citizens to mail them in as soon as possible. She also mentioned the Red Cross Blood Drive will be held on April 21<sup>st</sup> at the Community Center. Also, volunteers for working on cleanup in the park should contact Alderman Benson.

**Second Reading of Ordinance 05-008** - Next presented to the board was the second reading of Ordinance 05-008 that changes the zoning for a property known as Map 145, Parcel 040.01 from Suburban Estate to Urban. The property consists of approximately 191.74 acres and is bordered by Highway 31 and Critz Lane. City Attorney Craig stated that a public hearing, duly advertised in the Williamson A.M. newspaper, was held earlier this evening and two persons voiced concern over this rezone. Alderman Napier expressed his concern that this rezone was premature in that various traffic, fire and safety concerns had not been addressed and that the applicant's plans for three traffic signals accessing this site may cause heavy traffic problems. City Administrator Langeliers reminded the board that specific issues, such as traffic signals, would be addressed by the Planning Commission when actual site plans are submitted, at which time the applicant must meet all aspects of the town zoning ordinance. No vesting of any aspects of the applicant's concept plan would occur as a result of approval of the rezone request in this ordinance. City Attorney Craig stated that bonding of various aspects of the project would be determined when a site plan is approved by the Planning Commission. At that stage, the applicant has rights to develop the property, but final plat approval is necessary before the applicant can sell parcels to buyers. No jeopardy attaches to the town by approval of the rezone request. A developer's agreement is required by the Subdivision Regulations. After discussion, motion to approve on second reading was made by Alderman Benson, seconded by Mayor Jackson, and the ordinance was approved by a 2-1 vote with Alderman Napier dissenting.

**Second Reading of Ordinance 05-009** - Next presented to the board was the second reading of Ordinance 05-009 that grants a non-exclusive cable television franchise to Charter Communications. City Attorney Craig stated that a public hearing on this ordinance, duly advertised in the Williamson A.M. newspaper, was held earlier this evening, and no one came forward to speak for or against this ordinance. This ordinance establishes a 5% franchise fee on cable television service sold within the Town. Alderman Napier questioned why a 10-year term was chosen for this agreement and City Attorney Craig stated that Charter wanted a 15-year agreement but he was able negotiate the term to 10 years. Since the agreement is non-exclusive, other providers could service the town as well. After discussion, motion to adopt on second reading was made by Alderman Napier, seconded by Alderman Benson, and the motion was unanimously adopted.

**First Reading of Ordinance 05-010** - Next presented to the board was the first reading of Ordinance 05-010 that would prohibit the commercial sale of fireworks within the city limits. City Attorney Craig explained the ordinance and noted the effective date would be August 1, 2005, which allows the current vendor of fireworks to finish the season with the upcoming Fourth of July holiday. City Recorder Goetsch noted that he could not detect any financial benefit to the Town government through allowing this activity. After discussion, motion to adopt on first reading was made by Alderman Napier, seconded by Alderman Benson, and the motion was unanimously adopted. Alderman Napier made a motion to hold a public hearing on this ordinance on May 10, 2005 at 7:00 p.m. at the Community Center. Alderman Benson seconded the motion and it was unanimously adopted.

**Consideration of Resolution 05-001** - Next presented to the board was Resolution 05-001 that endorses the participation of Williamson County in the Tennessee Department of Economic and Community Development program known as the "Three Star Program". Mayor Jackson described the program as beneficial to the county and its municipalities in that qualifying municipalities would receive a higher percentage of matching funds from the state in grants for projects within the Town. After discussion, motion to adopt this resolution was made by Alderman Benson, seconded by Alderman Napier, and the resolution was unanimously adopted.

**Other New Business** –

Mayor Jackson stated that the Williamson County Chamber of Commerce has offered to include firms or individuals from Thompson's Station in their organization since the town does not have an organization like this at this time. After discussion, the board indicated they would like to pursue this and would like a Chamber representative at the next regular meeting to discuss this further.

Alderman Benson stated that she had attended FEMA meetings to view flood maps and Thompson's Station was excluded from the maps presented. She is working with FEMA to have the maps updated and hopes to include some local blue-line streams included.

Alderman Napier noted that the TDEC letter on the proposed regional Sheaffer System had changed the daily capacity from 1,000,000 gallons to 500,000 and asked how would taps to the system be granted and whether future plans would be approved by TDEC and not the Town. City Administrator Langeliers stated that the permit is issued to the Town, not the developer, so the Town controls the taps.

**First Reading of Ordinance 05-011** - Mayor Jackson said that in her discussions with officials of the Williamson County Highway Department they indicated that they could schedule the paving of a roadway in Thompson's Station in June 2005 and suggested the roadway most in need was Thompson's Station Road East. The estimated cost would be approximately \$230,000 to \$250,000. She urged the board to consider pursuing this and that it would require amending the current budget to fund the project. After discussion, Alderman Napier made a motion to adopt on first reading Ordinance 05-011 which amends the Town budget by taking \$250,000 in the general fund balance and applying it to streets maintenance. Alderman Benson seconded the motion, and the ordinance was unanimously adopted on first reading. Mayor Jackson made a motion to set a public hearing on this ordinance on May 10, 2005 at 7:00 p.m. at the Community Center. Alderman Benson seconded the motion and it was unanimously adopted.

**Community Input** - Next the floor was opened to citizens for community input and concerns:

Roger Jankowski of 2705 Tollie Lane asked about the driveway pillars on Thompson's Station Road East and what action was planned to move them. Alderman Napier stated that the February 28 deadline had passed without action by the property owner. City Administrator Langeliers stated that he would try to discuss this with the property owner before the next meeting. City Attorney Craig stated that if discussions were not fruitful, it will be up to the board to consider court action.

Mr. Jankowski asked how the board could be increased from three members and City Attorney Craig stated that there is a statutory method to do this and he would bring this information to the next meeting.

Chief Bowman with the Williamson County Rescue Squad presented the board with their request for funding assistance for the 2005-2006 fiscal year.

There being no further business to come before the board, the meeting was duly adjourned at 8:30 p.m.

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Cherry B. Jackson, Mayor

Attest: \_\_\_\_\_  
Douglas G. Goetsch, City Recorder