The Gatlinburg Board of Commissioners met in a regular meeting on Monday, January 22, 2024, at 6:00 P.M. in the City Council Room. All members were present. Mayor Mike Werner called the meeting to order and led the Pledge of Allegiance. Finance Director Robert Holt gave the Invocation.

Mayor Werner then called for a motion to approve the Minutes of the regular meeting of December 12, 2023. Vice Mayor Mark McCown made a motion to approve the Minutes which was seconded by Commissioner Jay Horner and then unanimously adopted.

Regarding Petitions and Communications from the Public and Items from the Audience, Mayor Werner recognized Dr. Jeffrey Prewitt who signed up to speak about a streetlight outside of his Forest Springs Drive residence. Dr. Prewitt explained that a streetlight was causing an intrusion of light into his residence and that he was dissatisfied with his treatment by City staff regarding this situation and the length of time to address his concern. Dr. Prewitt further explained that the street light had been removed. Vice Mayor McCown inquired about the location of Forest Springs Drive and the location of the streetlight. The Public Works Director replied that the road is adjacent to Loop Road and the streetlight has been there for over 50 years and that the Sevier County Electric System replaced the high pressure sodium light with a LED light when it went out in October and that after Dr. Prewitt had reached out to the City, the streetlight was reverted back to a high-pressure sodium light by Sevier County Electric System and that Dr. Prewitt voiced his continuing dissatisfaction and that the City asked Sevier County Electric System to remove the light, which occurred in late December.

Regarding Reports from Boards and Committees, Chad Netherland, Gatlinburg Convention and Visitors Bureau President & CEO reported that in the fourth quarter he represented the CVB at many meetings including, the Smoky Mountain Tourism Development Council and that he also met with Dollywood regarding the 2024 cooperative marketing campaign. Mr. Netherland also reported that he spoke at a Department of Energy conference, and hosted the Myrtle Beach Chamber of Commerce Directors at the Convention Center. Mr. Netherland also reported that during the fourth quarter, Gatlinburg.com hosted 1.1 million sessions, that Visit Gatlinburg social media reached over 150 million users, the Visit Gatlinburg mobile app was downloaded by 2,400 new users, and that 67,000 vacation guides were mailed and 64,000 were viewed online. Mr. Netherland also reported on a variety of accolades received by Gatlinburg, including the Best Place to Visit for Fall as voted by USA Today readers. Additionally, Mr. Netherland also reported that the Convention Center hosted 22 events during the fourth quarter and that total building attendance increased around 8,000 compared to the 2022 fourth quarter and that Welcome Center visitors increased around 8 percent compared to 2022.

The City Manager reported and/or requested:

(1) that she would like to advise that status updates of the City's Active Projects were at the podium; and,

Old Business:

New Business:

ORDINANCE NUMBER 2609, AN ORDINANCE TO AMEND THE MUNICIPAL CODE BY ADDING AN ADDITIONAL CHAPTER THERETO, BEING CHAPTER FIVE OF

TITLE 14, AND FURTHER BEING THE ADOPTION OF LIGHTING AND MERCHANDISE REGULATIONS, First Reading

Item A under New business was Ordinance number 2609, an Ordinance to amend the Municipal Code by adding an additional chapter thereto, being chapter five of Title 14, and further being the adoption of Lighting and Merchandise regulations, First Reading. Commissioner Chad Reagan made a motion to adopt the Ordinance on first reading which was seconded by Commissioner Kirby Smith. Mayor Werner explained that a Workshop Meeting was held earlier in the evening and that there was good input from the attendees of that meeting. Mayor Werner also thanked the committee which spearheaded the lighting and merchandise regulations which are proposed in the Ordinance. Commissioner Smith explained that he wanted to suggest that there be another Workshop Meeting held at the February City Commission meeting before the second reading of the Ordinance. Following these comments, the motion to adopt the Ordinance on first reading was unanimously approved.

DISCUSSION AND CONSIDERATION OF APPROVING A LEASE AGREEMENT WITH STEAKS SOPHISTICATED, INC., FOR UNIMPROVED PROPERTY LOCATED ON M & O STREET.

Item B under New Business was discussion and consideration of approving a Lease Agreement with Steaks Sophisticated, Inc., for unimproved property located on M & O Street. Commissioner Reagan made a motion to approve the Lease Agreement which was seconded by Commissioner Smith. The City Manager explained that this Lease Agreement is for 7,527.7 square feet of unimproved right-of-way on M&O Street and that it is contiguous to the parking area for the Peddler Restaurant and that this right-of-way was for a possible extension of M&O Street, which has not been discussed in recent history. The City Manager also explained that this Lease Agreement is initially for 15 years, with an automatic renewal for 15 year periods and does make provision that the Lessee or Lessor may elect to not extend the term of the Lease Agreement with a 60 day notice and that the proposed compensation is $200.00 per month. Following these comments, the motion to approve the Lease Agreement was unanimously adopted.

DISCUSSION AND CONSIDERATION OF APPROVING A RIGHT-OF-WAY USE REQUEST LOCATED AT 333 PARKWAY, ROCKY WATERS MOTEL, FOR SIDEWALK AND LANDSCAPING IMPROVEMENTS, AND ENTRANCE AND EXIT IMPROVEMENTS.

Item C under New Business was discussion and consideration of approving a right-of-way use request located at 333 Parkway, Rocky Waters Motel, for sidewalk and landscaping improvements, and entrance and exit improvements. Commissioner Horner made a motion to approve the request which was seconded by Vice Mayor McCown. The City Manager explained that the Tennessee Department of Transportation has given preliminary approval for these improvements, subject to the City's approval. The Building and Planning Director explained that, if approved, this request would reduce the combined number of entrances and exits to the property from four to two and that this was being done for safety of the Motel's guests and for sidewalk and landscaping improvements. Following these comments, the motion to approve the request was unanimously adopted.

DISCUSSION AND CONSIDERATIONS OF APPROVING A SINGLE BID AND AN AGREEMENT WITH HORNER BUILDING COMPANY, LLC, RELATED TO THE BOWLING CENTER RENOVATION PROJECT.

Item D under New Business was discussion and consideration of approving a single bid and an Agreement with Horner Building Company, LLC, related to the Bowling Center Renovation Project. Vice Mayor McCown made a motion to approve the single bid which was seconded by Commissioner Reagan. The City Manager explained that this Project was authorized in this year's Budget and that additional funding would need to be approved in a Mid-Year Budget Transfer Ordinance which will be presented at the February 20 City Commission Meeting. The Recreation Director explained that this Project will be a complete renovation of the Bowling Center which has not been done since the facility opened in 1988. The Recreation Director further explained that the scope of the Project includes the removal and raising of the ceiling, installation of new lighting, architectural improvements, New Brunswick bowling equipment and the addition of a separate area special event rentals. The Recreation Director also noted that the Contract is in the amount of 250 days, with a completion date of October 5, 2024, with liquidated damages in the amount of $500 per day. Commissioner Reagan asked what would be going into the game room and the Recreation Director explained that the current game room was being expanded with new equipment, improved seating and windows that overlook the Bowling Center. Following these comments, the motion to approve the Single Bid was adopted, with Mayor Werner, Vice Mayor McCown, Commissioner Reagan and Commissioner Smith voting aye and Commissioner Horner abstaining.

DISCUSSION AND CONSIDERATION OF APPROVING AN AGREEMENT WITH G&L TANK SANDBLASTING AND COATINGS, LLC, FOR THE NEWMAN ROAD WATER TANK IMPROVEMENT PROJECT.

Item E under New Business discussion and consideration of approving an Agreement with G & L Tank Sandblasting and Coatings, LLC, for the Newman Road Water Tank Improvement Project. Commissioner Reagan made a motion to approve the Agreement which was seconded by Vice Mayor McCown. The City Manager explained that this is the low bid in the amount of $265,000 and that monies were budgeted for this in the Water Tank Maintenance Line Item in the Water Budget. The Utilities Manager explained that this is the 1 million gallon storage tank on Newman Road and that the Project is to completely sandblast and recoat the tank, which is required to keep the steel in good condition and the coating is estimated to last 20 to 25 years. Commissioner Reagan asked if the Company's references were checked and the Utilities Manager replied that consulting Engineer, C2RL Engineering, had double checked references and was confident in the firm's ability to complete the scope of work. Following these comments, the motion to approve the Agreement was unanimously adopted.

DISCUSSION AND CONSIDERATION OF APPROVING CHANGE ORDER #3 TO THE SOUTHERN CONSTRUCTOR'S INC. CONTRACT RELATED TO THE WASTEWATER TREATMENT PLANT IMPROVEMENTS PROJECT.

Item F under New Business was discussion and consideration of approving Change Order #3 to the Southern Constructor's Inc. Contract related to the Wastewater Treatment Plant Improvements Plant Project. Commissioner Horner made a motion to approve the Change Order which was seconded by Commissioner Smith. The City Manager explained that this Change Order is in the amount of $225,000 and adds 60 days to the Contract time, resulting in a revised completion date of May 18, 2024. The Utilities Manager explained that most of the items in the Change Order are items which have been discovered during construction and are related to safety and operational improvements at the facility. Following these comments, the motion to approve the Change Order was unanimously adopted.

RESOLUTION NUMBER 1011, A RESOLUTION AUTHORIZING THE CITY TO PARTICIPATE IN THE PUBLIC ENTITY PARTNERS CYBER SECURITY MATCHING GRANT PROGRAM.

Item G under New Business was Resolution Number 1011, a Resolution authorizing the City to participate in the Public Entity Partners Cyber Security Matching Grant Program. Commissioner Reagan made a motion to adopt the Resolution which was seconded by Commissioner Horner. The City Manager explained that the City anticipates receiving $2,000 which would be used to offset the cost incurred for MFA access to email, remote access to computers and servers and administrative accounts, and upgrades to endpoint detection and response software. Following these comments, the motion to adopt the Resolution was unanimously approved.

DISCUSSION AND CONSIDERATION OF DECLARING CERTAIN CITY ITEMS AS SURPLUS.

Item H under New Business was discussion and consideration of declaring certain City items as surplus. Commissioner Horner made a motion to declare the items as surplus which was seconded by Vice Mayor McCown. The Finance Director explained that the majority of the items listed were equipment from the bowling center, along with old office furniture and equipment, along with some equipment from the Street Department. Following these comments, the motion to declare the items as surplus was unanimously adopted.

UNSCHEDULED ITEMS:

Commissioner Jay Horner

(1) Stated that he wanted to thank everyone for their thoughts and sympathy during the recent passing of his Brother; and,

(2) Stated that he wanted to thank the Committee that has been meeting on the merchandise display and lighting regulations.

Commissioner Chad Reagan

(1) Stated that he was glad to see that Herbert Holt Park had reopened wanted to commend everyone for their roles in the renovations project; and,

(2) Stated that he had seen that there were several new employees in the City newsletter and that he wanted to welcome each of them to the City.

Mayor Mike Werner

(1) Stated that he wanted to express his sympathy to the family of Barbara Stevens Weeks who passed away last week and that she had accomplished many great things for Gatlinburg; and,

(2) Stated that he wanted to thank the Street Department and the employees for their efforts to salt and clear Gatlinburg roadways during last week's Winter Storm; and,

(3) Stated that he wanted to thank Chad Netherland for his great report earlier in the meeting.

There being no further business to come before the City Commission, Vice Mayor McCown made a motion to adjourn. Commissioner Horner seconded the motion which was unanimously adopted.

Mike Werner, Mayor

Cindy C. Ogle

Cindy Cameron Ogle, City Recorder
/mp