

Gatlinburg City Commission February 3, 2026 Meeting Minutes

The Gatlinburg Board of Commissioners met in a regular meeting on Tuesday, February 3, 2026, at 5:00 P.M. in the City Council Room. All the members were present with the exception of Commissioner Jay Horner. Mayor Mike Werner called the meeting to order and led the Pledge of Allegiance. Finance Director Robert Holt led the Invocation.

Mayor Werner then called for a motion to approve the Minutes of the regular meeting of January 13, 2026. Vice Mayor Kirby Smith made a motion to approve the Minutes which was seconded by Commissioner Randy Brackins and then unanimously adopted.

Regarding Reports of Boards and Committees, Gatlinburg Convention and Visitors Bureau President and CEO Chad Netherland gave the Fourth Quarter Report. Mr. Netherland reported that Gatlinburg had a successful fourth quarter and close to the 2025 Calendar Year. Mr. Netherland reported in terms of marketing that traffic to Gatlinburg.com was down, mainly due to advancements in artificial intelligence, but that the Visit Gatlinburg mobile app and social media usage were up. Mr. Netherland reported that Visit Gatlinburg social media platforms reached over 120 million users in 2025, including 96.6 million on Facebook. Regarding the Convention Center, Mr. Netherland reported that rent and food and beverage were slightly down in the fourth quarter, but future business was up 5 percent in 2026 and 40 percent from two to four years out. Mr. Netherland reported that visitation to the Welcome Center in October was up 4.3% compared to October 2024.

There was also a Police Department Accreditation Award Presentation, presented by Leia Loveday representing the Tennessee Association of Chiefs of Police as an on-site reviewer during the recent reaccreditation process for the Police Department. Assistant Police Chief Justin Brown explained that the Police Department was recently accredited for the sixth consecutive time, which spans an 18-year period, and that the Police Department was the first agency in the State to be accredited six consecutive times.

Finally, there was a Police Department Employee Recognition, honoring Detective Cindy Myers and Police Officer Josh Cole regarding a recent investigation and apprehension into an Elder Abuse case. Philip Gentile of the East Tennessee Elder Justice Coalition made the presentation and noted that their organization was tasked with honoring law enforcement agencies who make strides to protect the elderly in their communities.

The City Manager reported and/or requested:

- (1) that he wanted to thank all of the City employees for their recent response to the Winter Storm which left over a foot of snow in the City; and,
- (2) that he wanted to congratulate everyone in the Gatlinburg Police Department for

the reaccreditation process and to Detective Myers and Officer Cole for their recognition they received; and,

(3) that he wanted to announce that City Hall and all City offices will be closed on Monday, February 16 in observance of the President's Day holiday and will reopen on Tuesday, February 17.

New Business:

ORDINANCE NUMBER 2649, AMENDING ORDINANCE NUMBER 2640, THE CAPTION OF WHICH IS AN ORDINANCE MAKING AND FIXING THE ANNUAL APPROPRIATION FOR TH SEVERAL DEPARTMENTS OF THE CITY FOR THE FISCAL YEAR BEGINNING JULY 1, 2025, AND ENDING JUNE 30, 2026, FIRST READING

Item A under New Business was Ordinance Number 2649, amending ordinance number 2640, the caption of which is an ordinance making and fixing the annual appropriation for the several departments of the city for the fiscal year beginning July 1, 2025, and ending June 30, 2026, First Reading. Vice Mayor Smith made a motion to adopt the Ordinance on first reading which was seconded by Commissioner Chad Reagan. The motion to adopt the Ordinance on first reading was unanimously approved.

RESOLUTION NUMBER 1038, A RESOLUTION DECLARING THE INTENT OF THE BOARD OF COMMISSIONERS OF THE CITY OF GATLINBURG TO CONSIDER THE ADOPTION OF A COMMERCIAL PROPERTY ASSESSED CLEAN ENERGY AND RESILIENCY (C-PACER) PROGRAM.

Item B under New Business was Resolution Number 1038, a Resolution declaring the intent of the Board of Commissioners of the City of Gatlinburg to consider the adoption of a Commercial Property Assessed Clean Energy and Resiliency (C-PACER) Program. Commissioner Reagan made a motion to adopt the Resolution which was seconded by Commissioner Brackins. The Finance Director explained that this Program is something that jurisdictions can implement to allow commercial, industrial, and certain multi-family residential properties to obtain low-cost, long-term financing for qualifying improvements and that financing can be used for these improvements. The Finance Director explained that he and the City Attorney have reviewed the program. Mr. Chris Jones with Tennessee Pace explained that this can allow developers to finance 25 percent of capital and get long term financing for 30 years at much lower rates and that this program would place no burden on the City. Mr. Jones also stated that this can be used for new builds as well as renovations. Following these comments, the motion to adopt the Resolution was unanimously approved.

DISCUSSION AND CONSIDERATION OF ENTERING INTO AN AGREEMENT WITH MIDWEST PACE SERVICES, LLC DBA AS TENNESSEE PACE TO SERVE AS ADMINISTRATOR OF THE PROPOSED COMMERCIAL PROPERTY ASSESSED CLEAN ENERGY AND RESILIENCY (C-PACER) PROGRAM.

Item C under New Business was discussion and consideration of entering into an Agreement with Midwest Pace Services, LLC DBA as Tennessee Pace to Serve as Administrator of the proposed Commercial Property Assessed Clean Energy and Resiliency (C-PACER) Program. Commissioner Reagan made a motion to approve the Agreement which was seconded by Commissioner Brackins. The motion to approve the Agreement was unanimously approved.

DISCUSSION AND CONSIDERATION OF DECLARING CERTAIN CITY ITEMS AS SURPLUS.

Item D under New Business was discussion and consideration of declaring certain City items as surplus. Commissioner Reagan made a motion to declare the items as surplus which was seconded by Commissioner Brackins. The Finance Director stated that the major items being declared as surplus was an asphalt roller, various equipment from the Service Center, and various tools from the Recreation Department. The Finance Director explained that the items would be sold via online auction on GovDeals. Following these comments, the motion to declare the items as surplus was unanimously adopted.

UNSCHEDULED ITEMS:

Commissioner Randy Brackins

- (1) Stated that he wanted to thank all of the City employees for their work during the Winter storm in the past few days; and,
- (2) Stated that he wanted to congratulate the Police Department on their work which was recognized this evening.

Commissioner Chad Reagan

- (1) Stated that he wanted to commend the Street Department for keeping the roads in good shape throughout the Winter storm; and,
- (2) Said that he wanted to congratulate the Police Department for their recognitions earlier this evening.

Vice Mayor Kirby Smith

- (1) Stated that he wanted to thank the Street Department for their tireless efforts throughout the Winter Storm.

Mayor Mike Werner

(1) Stated that he too wanted to thank the City employees for their work throughout the Winter Storm and congratulate the Police Department employees which were recognized.

There being no further business to come before the City Commission, Commissioner Reagan made a motion to adjourn. Commissioner Brackins seconded the motion which was unanimously adopted.



Mike Werner, Mayor



Greg Patterson, City Recorder

/sb