

**Friendsville Board of Commissioners  
Regular Meeting  
August 1, 2024  
Friendsville City Hall  
Minutes**

**Present:**

Vice Mayor Sandra Bell	City Attorney Rob Goddard
Commissioner Jonathan Newberry	Steve Palmer
Commissioner Margaret Maze	Woody Bell
City Recorder Janet Ledbetter	Dana Bentz
City Administrator Kim Rogers	Debbie Bentz
Building Official Barry Ottinger	Janet Walton

**Absent:**

Mayor Steven Cardwell  
Commissioner Shane Rogers

1. Meeting was called to order at 6:01 p.m. Vice Mayor Bell mentioned that Mayor Cardwell was absent due to attending a school function with his daughter. Commissioner Rogers was on a work shift.
2. Pledge of Allegiance was led by Janet Walton.
3. Janet Walton led the prayer.
4. Vice Mayor Bell did the roll call. She, Commissioner Newberry, and Commissioner Maze were in attendance.
5. Motion to approve minutes from previous meeting by Commissioner Newberry, second by Commissioner Maze. Motion passed.
6. There were no non-agenda items from the public.
7. Other business not on agenda: Kim Rogers discussed banking options. This item wasn't on the agenda because Kim had been waiting on some information from one of the banks. Smart Bank, First Horizon, and Regions

Bank, along with United Community Bank, were surveyed. Kim and the other office staff recommended remaining with United Community Bank because the terms were better than the other three banks, and because they were pleased with their customer service. Motion to remain with United Community Bank by Commissioner Newberry, second by Commissioner Maze. Motion passed.

Kim also mentioned renovations to the city garage. She had been unable to get any estimates since the last meeting. B.J. Knight was going to reach out to some contractors she knew, since she wanted to rent the building. The board discussed getting individual contractors to do the work. It would require an electrician, a plumber and a framing carpenter. They would continue to try to get quotes.

#### **8. Discussion:**

- **First reading of Ordinance 2024-02: Rezone property at 210 Front St. from R-1 to R-2:** The property was sold, and the developer wants to split it into 9 parcels, which would require it to be rezoned to R-2. Five of them would be accessed from Front St, so it wouldn't require as many driveways on E. Main or E. College. The developer would pay to extend sewer to the property, which would be required due to the density of the lots. The Planning Commission had already approved the plan and sent it on to the Board of Commissioners. Vice Mayor Bell mentioned that a couple of citizens had told her the house on the property was on the National Historic Register of homes, and Barry Ottinger informed her that there usually was a plaque on the building if that was the case, and that he hadn't seen any documentation regarding that designation. He also said that the owner would have to bring the home up to code if it was on the registry, and that it needed to be condemned in its current condition. He said it was the owner's burden of proof to make that case. Motion to approve Ordinance 2024-02 on first reading by Commissioner Newberry, second by Commissioner Maze. Motion passed.

#### **9. Staff reports:**

- **Planning:** There was a meeting in July, and most of the discussion was regarding the rezoning of the Front St. property. The new planner was in attendance, and Commissioner Newberry said he was very

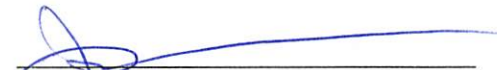
knowledgeable. Commissioner Newberry also mentioned that Brandon Lamb would be leaving the Planning Commission because he was moving outside the city limits. He said that as far as he knew, planning commissioners were required to live inside the city.

- **Codes:** Barry Ottinger mentioned someone living in a camper at the end of Endsley Quarry Rd. behind the gates of the old quarry. He said they were trying to find a new place to put it, and the Sheriff's department is aware of it.
- **Grants:** Kim Rogers spoke to Kathy at Blount County and found out that TDEC had moved on to the review. They requested some more information, and asked if the city would extend the sewer if there were any funds left. Kim gave them the road names where the sewer would be extended, if possible. The LPRF grant is still on the second phase, but it looks like it won't cover anything but the pavilion due to increased costs since the project was first proposed.
- **Administration:** Janet Ledbetter presented the Budget to Actuals. She mentioned that the salary line in the General Fund was higher than normal, and that the Water Fund had none. This was due to the switch to the Local Government software. All payroll will be paid from the General Fund and money transferred from the other affected funds. Once the General Ledger entries are put in the new software, it will be reported correctly.
- **Events:** Santa Comes to Town will be held on December 7, with the time to be announced. Boo in the City will be on October 31. Kim told the board that she had decided not to hold Homecoming because there hadn't been time due to the work on the Parks & Rec ballfields.
- **Parks & Rec:** Evan Melhorn has resigned from his job. He will no longer be in charge of the Parks & Rec programs. Kim said that she had reached out to Holly Denton, who has a degree in education with emphasis on Parks & Rec. Ms. Denton has a full-time job, so Kim and Mayor Cardwell discussed giving her a paid seasonal position. Vice Mayor Bell mentioned the Pyles, who were in charge of the program

last year. Kim told her that she didn't think they would be interested because they didn't want the city to be in control of the program. There will be no fall sports because the city has to have a certified person in charge.

10. Motion to adjourn by Commissioner Newberry, second by Commissioner Maze. Motion passed. Meeting was adjourned at 6:25 p.m.

  
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Mayor Steven Cardwell

  
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City Recorder Janet Ledbetter