

The Hickman County Legislative Body shall meet in regular session on Tuesday, May 28th, 2024 at 6:00 PM, at the Hickman County Justice Center. This meeting is open to the public, and a tentative agenda is presented below. Persons desiring to speak during the public comment period should sign-up at the front of the meeting room before the meeting begins. Persons requiring special assistance to attend the meeting should contact the County Mayor's office at 931-729-2492 at least 48 hours prior to the meeting.

AGENDA

- Call to Order by Chairman
- Roll Call by County Clerk
- Prayer/Pledge of Allegiance to the Flag of Our Country
- Approval of Agenda
- Public Comment Period
- Adoption of Minutes from *Monday, April 22nd, 2024*
- Executive Session with the County Attorney
- Special Recognitions, Memorials or Commendations: (if any)
- Elections, Appointments, Confirmations:
 - 1) Elections: (if any)
 - 2) Appointments and Confirmations:
 - a) Notaries: (if any)
 - b) Other Appointments/Confirmations:
 - c) Approval of Bond
- Quarterly, Annual and Special Reports:
- Communications from County Mayor:
 - Communication from County Attorney
- Monthly Committee/Board Reports:
 - 1) PLANNING COMMISSION
 - 2) SOLID WASTE COMMITTEE
 - 3) HEALTH SAFETY & PROPERTIES COMMITTEE
 - 4) FINANCE COMMITTEE
 - 5) BUDGET, FINANCE & HUMAN RESOURCES COMMITTEE
 - 6) HEALTH FOUNDATION
 - 7) AGRICULTURAL EXTENSION COMMITTEE
 - 8) PUBLIC RECORDS COMMITTEE
 - 9) ECONOMIC AND COMMUNITY DEVELOPMENT
 - 10) BOARD OF ZONING APPEALS

11) INDUSTRIAL BOARD

- Other Committees or Boards (if any)
 - NOMINATING COMMITTEE
- Approval of Committee/Board Reports
- Update Meeting Calendar
- Unfinished Business:
 - Discussion/ Action
- New Business:

RESOLUTION 24-08 AUTHORIZATION FOR THE HICKMAN COUNTY MAYOR TO SIGN A PROPOSAL WITH THE TENNESSEE DEPARTMENT OF TRANSPORTATION FOR PROJECT NUMBERS 41S100-M1-002, 41S100-MW-002, 41S100-M3-002

RESOLUTION 24-09 AMENDING HICKMAN COUNTY ZONING RESOLUTION CONCERNING DEVELOPMENT STANDARDS FOR MOBILE HOME PARKS AND NON-CONFORMING USES.

RESOLUTION 24-10 REZONING PROPERTY LOCATED AT 7212 METHODIST CHURCH RD., IN LYLES, TN, (MAP 038, PARCEL 095.01), FROM A-1, AGRICULTURAL-FORESTRY DISTRICT TO C-1, GENERAL COMMERCIAL DISTRICT.

Discussion concerning proposed Pinewood Ambulance Station

Announcements and Statements: (if any)

Adjournment,

Respectfully Submitted:

Keith Nash Chairman

May 28th 2024

Be it remembered that the Hickman County Legislative Body met in regular called session on this 28th day of May 2024 at the Justice Center in Centerville, Tn. Chairman Pro Tempore Claude Callicott and County Clerk Casey Dorton presided. Present were Danny Clark, Todd Collins, Wayne Thomasson, Steve Gianakos, Dusty Jordan, Ron Mayberry, Wylie McNair, Carla Moore, Ricky Murray, Devin Pickard, and Matthew Bernhill. Keith Nash and Clay Chessor were absent (12 Present, 2 Absent)

Amend Agenda

Summary: Set aside the rules to add Resolution 24-10 to the agenda after approval of the minutes.

Motion by Danny Clark

Seconded by Ron Mayberry

Result: Passed With 8 Yes Votes Needed (YES: 12 Absent:2)

Amend Agenda

Summary: To add Opioid Settlement Board to the Committee Reports

Motion by Carla Moore

Seconded by Steve Gianakos

Result: Passed by voice vote

Agenda as Amended

Motion by Carla Moore

Seconded by Wayne Thomasson

Motion passed by voice vote.

Minutes

Summary: Approve Minutes from April 22nd, 2024, Meeting

Motion by Ron Mayberry

Seconded by Ricky Murray

Result: Passes by Voice Vote

Resolution 24-10

Summary: Rezoning Property at 7212 Methodist Church Road in Lyles, TN

Motion by Claude Callicott

Seconded by Danny Clark

Result: Passed With 8 Yes Votes Needed (YES: 12 Absent:2)

HICKMAN COUNTY, TENNESSEE

RESOLUTION NO. 24-10

REZONING PROPERTY LOCATED AT 7212 METHODIST CHURCH RD., IN LYLES, TN, (MAP 038, PARCEL 095.01), FROM A-1, AGRICULTURAL-FORESTRY DISTRICT TO C-1, GENERAL COMMERCIAL DISTRICT.

WHEREAS, Chris Holt, has submitted a request to rezone a property located at 7212 Methodist Church Rd., in Lyles, TN, as shown on Tax Map 038, Parcels 095.01, from an A-1 Agricultural-Forestry District to a C-1 General Commercial District; and

WHEREAS, the Hickman County Planning Commission, at their regularly scheduled meeting held on May 7th, 2024, reviewed the request and recommended approval by a unanimous voice vote; and

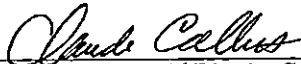
WHEREAS, the required Public Hearing on his request has taken place, and the Board of County Commissioners of Hickman County, Tennessee, are desirous of approving it;

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners of Hickman County, Tennessee, assembled in regular sessions this 28th day of May 2024, that:

SECTION 1: The property identified as on Tax Map 038, Parcels 095.01, and physically found at 7212 Methodist Church Rd., in Lyles, TN, is hereby zoned as a C-1 General Commercial District.

SECTION 2: The provisions of this Resolution shall become effective upon its passage, the public welfare requiring it.

SPONSORS:


Claude Callicott, 1st District Commissioner


Danny Clark, 2nd District Commissioner

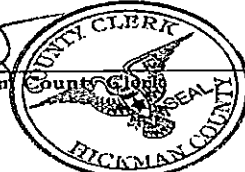
BOARD ACTION: 12 Aye 0 Nay 0 Pass 2 Absent

ADOPTED:


Keith Nash, Chairman
Claude Callicott,

ATTEST:


Casey Dorton, County Clerk



APPROVED/DISAPPROVED:


Jim Bates, County Mayor

Lawsuit Against County

Summary: Reject the \$400,000 settlement regarding former employee Darrell Beard and willing to go to trial.

Motion by Dusty Jordan

Seconded by Wylie McNair

Result: Passed With 8 Yes Votes Needed (YES: 12 Absent:2)

Planning & Zoning Appointment

Summary: Appoint Tommy Capps to fill District 3 vacancy

Motion by Steve Gianakos

Seconded by Todd Collins

Result: Passes by Voice Vote

Notaries

Summary: Approve the following Notaries: Sharon Cart, Melinda Hickman, Dianne Lancaster & Elizabeth White

Motion by Steve Gianakos

Second by Danny Clark

Result: Passed by voice vote

Budget Amendments

B.A. 24-61 Motion by Steve Gianakos, Seconded by Ricky Murray

B.A. 24-62 Motion by Steve Gianakos, Seconded by Ricky Murray

B.A. 24-63 Motion by Steve Gianakos, Seconded by Dusty Jordan

B.A. 24-64 Motion by Steve Gianakos, Seconded by Matthew Barnhill

B.A. 24-65 Motion by Steve Gianakos, Seconded by Dusty Jordan

B.A. 24-66 Motion by Steve Gianakos, Seconded by Dusty Jordan

Result: All Budget Amendments Passed With 8 Yes Votes Needed (YES: 12 Absent:2)

BUDGET AMENDMENT NO. 24-61 HICKMAN COUNTY, TENNESSEE County General 101 Date: 05-2024

Acct #	Description	Debit	Credit
101-51810-416	Electricity	\$27,000.00	\$27,000.00
101-51810-452	Utilities		
101-52100-719	Office Equipment	\$187.00	\$187.00
101-52100-399	Other Contracted Services		
101-52300-312	Contracts with Private Agencies	\$3,300.00	\$3,300.00
101-52300-719	Office Equipment		
101-52400-121	Data Processing Personnel		\$130.00
101-52400-162	Clerical Personnel	\$130.00	
101-54110-624	Inservice	\$5,000.00	
101-54110-338	Maintenance and Repair-Vehicles		\$5,000.00
101-54110-426	Gasoline	\$7,000.00	
101-54110-148	Dispatcher		\$7,000.00
101-54810-131	Medical Personnel-Coroner		\$2,000.00
101-54910-341	Pauper Burials	\$2,000.00	
101-55100-599	Other Charges		\$200.00
101-55600-201	Social Security	\$200.00	
101-55600-760	Other Equipment	\$1,164.00	
101-55600-399	Other Contracted Services		\$1,000.00
101-56500-452	Utilities		\$164.00
101-56400-513	Workman's Comp	\$15,000.00	
101-56400-510	Trustee's Commission		\$15,000.00

Total \$60,981.00 \$60,981.00

Reason: Year- End Clean-up.

BUDGET COMMITTEE APPROVAL:

[Signature]
Chairman

COUNTY LEGISLATIVE BODY APPROVAL

[Signature]
Chairman

COUNTY MAYOR'S APPROVAL/DISAPPROVAL:

[Signature]
Jim Bates, County Mayor



ATTEST:
[Signature]
Date: 5-29-24

BUDGET AMENDMENT NO. 24-62 HICKMAN COUNTY, TENNESSEE Adequate Facilities 126 Date: 05-2024

Acct #	Description	Debit	Credit
126-34610	Fund Balance	\$250.00	
126-51730-510	Trustee's Commission		\$250.00

Total \$250.00 \$250.00

Reason: More money need for Commission.

BUDGET COMMITTEE APPROVAL:

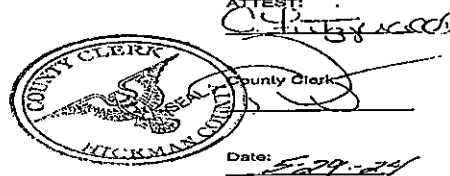
[Signature]
Chairman

COUNTY LEGISLATIVE BODY APPROVAL

[Signature]
Chairman

COUNTY MAYOR'S APPROVAL/DISAPPROVAL:

[Signature]
Jim Bates, County Mayor



ATTEST:
[Signature]
Date: 5-29-24

BUDGET AMENDMENT NO. 24-83
HICKMAN COUNTY, TENNESSEE
Debt Service 181
Date: 05-2024

Assets	Reclassification	Debit	Credit
151-34600	Fund Balance	\$101,430.00	
151-40800	Transfers In		\$00,430.00
151-02210-013	Interest on Other Loans-General		\$22,000.00
151-02230-013	Interest on Other Loans-Education		\$50,000.00
151-02330-000	Other Debt Services		\$1,000.00

Total \$101,430.00 \$101,430.00

Reason: Year-End Entries.

BUDGET COMMITTEE APPROVAL:

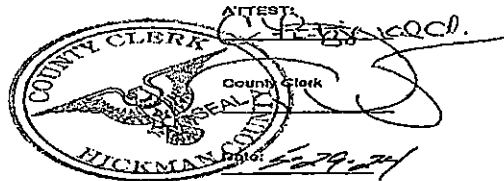
Chairman

COUNTY LEGISLATIVE BODY APPROVAL

Chairman

COUNTY MAYOR'S APPROVAL/DISAPPROVAL:

Jim Bates, County Mayor



BUDGET AMENDMENT NO. 24-84
HICKMAN COUNTY, TENNESSEE
Solid Waste
Date: 05-2024

Assets	Reclassification	Debit	Credit
207-55710-332	Legal Notices, Recording, and Court Cost	\$1,000.00	
207-55710-355	Travel	\$300.00	
207-55710-310	Debt Collection Services		\$1,000.00
207-55710-143	Equipment Operators	\$3.00	
207-55710-144	Equipment Operators-Heavy	\$200.00	
207-55710-355	Travel		\$3.00
207-55710-140	Small Tools		\$200.00
207-55710-335	Maintenance and Repair-Bldg	\$3,000.00	
207-55710-330	Maintenance and Repair-Vehicle	\$0,000.00	
207-55710-330	Maintenance and Repair-Equipment		\$11,000.00
207-55710-307	Medical	\$15,000.00	
207-55710-412	Diesel	\$10,000.00	
207-55710-451	Uniforms	\$6,000.00	
207-55710-355	Disposal Fees		\$30,000.00

Total \$43,003.00 \$43,003.00

Reason: Year-End Clean-up Entries.

BUDGET COMMITTEE APPROVAL:

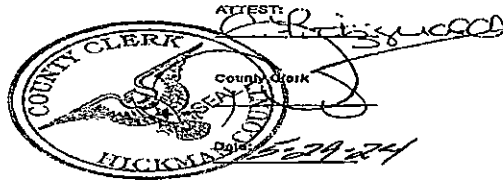
Chairman

COUNTY LEGISLATIVE BODY APPROVAL

Chairman

COUNTY MAYOR'S APPROVAL/DISAPPROVAL:

Jim Bates, County Mayor



BUDGET AMENDMENT NO. 24-65
HICKMAN COUNTY, TENNESSEE
Highway 131
Date: 05-2024

Acct #	Description	Debit	Credit
131-61000-167	Overtime		\$6,072.50
131-61000-140	Salary Supplements	\$1,372.60	
131-61000-317	Data Processing Services	\$400.00	
131-61000-348	Postal Charges	\$300.00	
131-61000-718	Office Equipment	\$3,000.00	
131-63100-141	Foreman		\$1,000.00
131-63100-433	Lubricants	\$1,000.00	

Total \$6,072.50 \$6,072.50

Reason: Year- End Clean-up Entries. (approved by Hwy Board April 2024)

BUDGET COMMITTEE APPROVAL:

Chairman

COUNTY LEGISLATIVE BODY APPROVAL

Chairman

COUNTY MAYOR'S APPROVAL/DISAPPROVAL:

Jim Bates, County Mayor

ATTEST:



County Clerk

Date: 5-29-24

BUDGET AMENDMENT NO. 24-66
HICKMAN COUNTY, TENNESSEE
General Purpose 141
Date: 05-2024

Acct #	Description	Debit	Credit
141-46590-SLC	Other State Education Funds	\$307,062.61	
141-46590-LCT	Other State Education Funds	\$65,692.73	
141-71100-116-SLC	Teachers		\$186,700.00
141-71100-201-SLC	Social Security		\$11,575.40
141-71100-204-SLC	State Retirement		\$16,803.00
141-71100-212-SLC	Medicare		\$2,707.15
141-71100-429-SLC	Instructional Supplies		\$4,000.00
141-71100-499-SLC	Other Supplies and Materials		\$7,000.00
141-71100-599-SLC	Other Charges		\$3,600.00
141-72210-189-SLC	Other Contracted Services		\$2,660.00
141-72210-201-SLC	Other Salaries & Wages		\$34,860.00
141-72210-204-SLC	Social Security		\$2,160.70
141-72210-212-SLC	State Retirement		\$3,136.60
141-72210-212-SLC	Medicare		\$605.33
141-73100-185-SLC	Cafeteria Personnel		\$16,800.00
141-73100-201-SLC	Social Security		\$1,041.60
141-73100-204-SLC	State Retirement		\$1,989.12
141-73100-212-SLC	Medicare		\$243.60
141-73100-422-SLC	Food Supplies		\$11,380.21
141-72710-146-LCT	Bus Drivers		\$28,600.00
141-72710-189-LCT	Other Salaries & Wages		\$2,000.00
141-72710-201-LCT	Social Security		\$1,891.00
141-72710-204-LCT	State Retirement		\$2,746.00
141-72710-212-LCT	Medicare		\$442.00
141-72710-412-LCT	Diesel Fuel		\$19,070.40
141-72710-599-LCT	Other Charges		\$1,044.33
141-48990	Other Revenue	\$16,000.00	
141-72320-599-SS	Other Charges		\$16,000.00

Total \$378,755.34 \$378,755.34

Reason: Summer Learning Camp and Utrust Grants.

BUDGET COMMITTEE APPROVAL:

Chairman

COUNTY LEGISLATIVE BODY APPROVAL

Chairman

COUNTY MAYOR'S APPROVAL/DISAPPROVAL:

Jim Bates, County Mayor

ATTEST:



County Clerk

Date: 5-29-24

Committee Reports

Summary: Approve Committee & Board Reports as submitted

Motion by Steve Gianakos

Second by Wayne Thomasson

Result: Passes by Voice Vote

Buford McCord Ball Fields

Summary: Mayor to discuss with Ronald Coates regarding the installation of concrete barriers to the bank at the ball fields in Wrigley until a more permanent solution is available. The cost is not to exceed \$3,000 and is to come from the Recreation/Tourism earmarked fund.

Motion by Todd Collins

Seconded by Matthew Barnhill

Result: Passed With 8 Yes Votes Needed (YES: 12 Absent:2)

Resolution 24-08

Summary: Authorization for the Mayor to sign a proposal with TDOT

Motion by Todd Collins

Seconded by Danny Clark

Passed With 8 Yes Votes Needed (YES: 12 Absent:2)

Proposal on file in Clerks Office

HICKMAN COUNTY, TENNESSEE

RESOLUTION NO. 24-08

AUTHORIZATION FOR THE HICKMAN COUNTY MAYOR TO SIGN A PROPOSAL
WITH THE TENNESSEE DEPARTMENT OF TRANSPORTATION FOR PROJECT
NUMBERS 41S100-M1-002, 41S100-MW-002, 41S100-M3-002

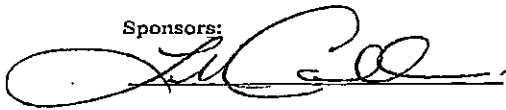
Whereas, it is in the interest of the Legislative Body of Hickman County to promote the upkeep of the county's roads and bridges on behalf of its citizens, and;

Whereas, Hickman County enjoys a fruitful and productive working relationship with the Tennessee Department of Transportation, and;

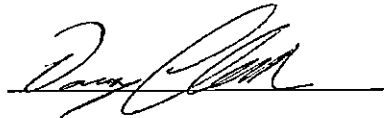
Whereas, the Tennessee Department of Transportation is seeking permission to conduct a pipe replacement on SR-100 at LM 18.57,

Now, Therefore, Be it Resolved, by the Board of County Commissioners of Hickman County, Tennessee, meeting in regular session this 28TH day of May, 2024, that the Hickman County Mayor be authorized to sign a Proposal ("Attachment A") with the Tennessee Department of Transportation for the road improvement projects numbered 41S100-M1-002, 41S100-MW-002, 41S100-M3-002.

Sponsors:



Todd Collins, District 2



Danny Clark, District 2

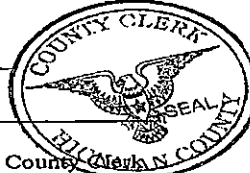
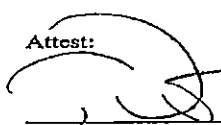
Board Action: 12 Aye 0 Nay 0 Pass 2 Absent

Adopted:



Claude Callahan,
Keith Nash, Chairman

Attest:



Casey Dorton, County Clerk

APPROVED/DISAPPROVED:

Jim Bates, County Mayor

Date: 5-29-24

Resolution 24-09

Summary: Amending Hickman County Zoning Resolution Concerning Development Standards for Mobile Home Parks

Motion by Claude Callicott

Seconded by Danny Clark

Passed With 8 Yes Votes Needed (YES: 12 Absent:2)

HICKMAN COUNTY, TENNESSEE

RESOLUTION NO. 24-09

AMENDING HICKMAN COUNTY ZONING RESOLUTION CONCERNING DEVELOPMENT STANDARDS FOR MOBILE HOME PARKS AND NON- CONFORMING USES.

WHEREAS, on July 18, 2005, the Board of County Commissioners of Hickman County adopted Resolution No. 05-32 enacting a "Zoning Resolution" for the unincorporated areas of the county; and

WHEREAS, such plan provides for amendments thereto; and

WHEREAS, the Hickman County Planning Commission, met in regular session on May 7th, 2024, voted to recommend these changes to Hickman County Zoning Resolution;

WHEREAS, the required Public Hearing on his request has taken place, and the Board of County Commissioners of Hickman County, Tennessee, are desirous of approving it;

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners of Hickman County, Tennessee, assembled in regular session this 28th day of May 2024, that:

SECTION 1: Subsection E. 11 of Section 3.110 of the Zoning Resolution of Hickman County shall be amended by deleting the entirety of the existing subsection and substituting therefor the following new subsection E. 11:

"11. All mobile home parks existing at the date of the passage of this resolution (July 18, 2005) which do not conform to the provisions of the zoning resolution, shall be governed in accordance with the provisions of this resolution. Under Section 5.020, Nonconforming Uses, the owner of a "grandfathered" mobile home park containing single wide mobile homes may, with the written approval of the Board of Zoning Appeals, and subject to such conditions as the Board of Zoning Appeals may require in order to protect the area, replace the single wide mobile homes with site-built homes having approximately the same footprint and other dimensions, but no additional bedrooms".

SECTION 2: If any section, subsection, sentence, clause, or phrase of this resolution is, for any reason, held to be unconstitutional, such decision shall not affect the validity of the remaining portions of this resolution.

SECTION 3: The provisions of this resolution shall become effective upon its passage, the public welfare requiring it:

SPONSORS:

Claude Callicott
Claude Callicott, 1st District Commissioner

Danny Clark
Danny Clark, 2nd District Commissioner

BOARD ACTION: 12 Aye 0 Nay 0 Pass 2 Absent

ADOPTED:

Claude Callicott
Kurti Nash, Chairman
Claude Callicott

ATTEST:

Casey Dorton
Casey Dorton, County Clerk



APPROVED/DISAPPROVED:

Jim Bates
Jim Bates, County Mayor

DATE: 5-29-24

Resolution 24-10

Summary: Rezoning property located at 7212 Methodist Church Rd in Lyles

Motion by Steve Gianakos

Seconded by Claude Callicott

Passed With 8 Yes Votes Needed (YES: 12 Absent:2)

HICKMAN COUNTY, TENNESSEE

RESOLUTION NO. 24-10

REZONING PROPERTY LOCATED AT 7212 METHODIST CHURCH RD., IN LYLES, TN, (MAP 038, PARCEL 095.01), FROM A-1, AGRICULTURAL-FORESTRY DISTRICT TO C-1, GENERAL COMMERCIAL DISTRICT.

WHEREAS, Chris Holt, has submitted a request to rezone a property located at 7212 Methodist Church Rd., in Lyles, TN, as shown on Tax Map 038, Parcels 095.01, from an A-1 Agricultural-Forestry District to a C-1 General Commercial District; and

WHEREAS, the Hickman County Planning Commission, at their regularly scheduled meeting held on May 7th, 2024, reviewed the request and recommended approval by a unanimous voice vote; and

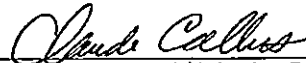
WHEREAS, the required Public Hearing on his request has taken place, and the Board of County Commissioners of Hickman County, Tennessee, are desirous of approving it;

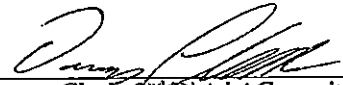
NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners of Hickman County, Tennessee, assembled in regular sessions this 28th day of May 2024, that:

SECTION 1: The property identified as on Tax Map 038, Parcels 095.01, and physically found at 7212 Methodist Church Rd., in Lyles, TN, is hereby zoned as a C-1 General Commercial District.

SECTION 2: The provisions of this Resolution shall become effective upon its passage, the public welfare requiring it.

SPONSORS:


Claude Callicott, 1st District Commissioner

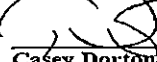

Danny Clark, 2nd District Commissioner

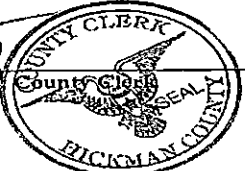
BOARD ACTION: 12 Aye 0 Nay 0 Pass 2 Absent

ADOPTED:

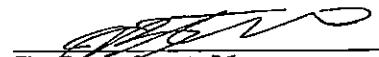

Keith Nash, Chairman
Claude Callicott,

ATTEST:


Casey Dorton, County Clerk



APPROVED/DISAPPROVED:


Jim Bates, County Mayor

Pinewood EMS Station

Summary: Authorizing the Mayor to enter into a purchase agreement to purchase Linitas in the Pinewood Community. At a cost of \$950,000

Motion by Wylie McNair

Seconded by Todd Collins

Passed With 8 Yes Votes Needed (YES: 12 Absent:2)

Adjourn

Motion by Dusty Jordan

Seconded by Danny Clark

Result passed by voice vote.

MAY 2024 COMMITTEE REPORTS

- PLANNING COMMISSION
- SOLID WASTE COMMITTEE
- HEALTH SAFETY & PROPERTIES COMMITTEE
- FINANCE COMMITTEE
- BUDGET, FINANCE & HUMAN RESOURCES COMMITTEE
- HEALTH FOUNDATION
- BEER BOARD

- AGRICULTURAL EXTENSION COMMITTEE
- PUBLIC RECORDS COMMITTEE
- ECONOMIC AND COMMUNITY DEVELOPMENT
- BOARD OF ZONING APPEALS
- INDUSTRIAL BOARD
- LIBRARY BOARD
- ANIMAL SHELTER ADVISORY COMMITTEE
- OTHER Nominating Committee

HICKMAN COUNTY PLANNING COMMISSION

May 7TH, 2024

MINUTES

6:30 PM

The Hickman County Planning Commission met on the above date and time at the Hickman County Justice Center.

1. **Call to order by Chairperson**
2. **Roll Call:** Eight members were present: Claude Callicott, Keith Nash, Jason Carter, Jeff Church, Danny Clark, Andy Maddox, Eddie Boone, and William Mayberry. Also present: Robert Atkinson (Building Commissioner), Brooke Smith (Chief Deputy), Candace Anderson (Admin. Assistant), and Dan Mecklenborg (County Attorney).
3. **Call for approval of minutes for the April 2nd, 2024, meeting:** Danny Clark made the motion to approve minutes. Andy Maddox seconded the motion. Motioned carried.
4. **Call for approval of agenda for the May 7th, 2024, meeting:** Andy Maddox made the motion to approve the agenda. Eddie Boone seconded. Motion carried.
5. **Public Comments:** None.
6. **New Business:**
 - a. A request by Chris Holt to rezone property located at 7212 Methodist Church Rd., in Lyles, TN, from A-1 Agricultural Forestry to C-1 (General Commercial District) (Map 038, Parcel 095.01).

Commissioner, Robert Atkinson, stated Mr. Holt owns a construction company and wants to convert the existing church building into office space. He also plans to build a warehouse on-site for storage.

Danny Clark made the motion to approve and recommend the rezoning to the County Commission. Keith Nash seconded the motion. Approved. (8 – Yes, 0 – No, 2 – Absent).
 - b. A request, by David Patterson, to rezone a property located 10088 Old Hwy 46., in Bon Aqua, TN, from C-1 (General Commercial District) to A-1 (Agricultural-Forestry District). (Map 016, Parcel 016.00).

After a short discussion, the applicant decided to withdraw the application.

- c. Amendment to Hickman County Zoning Resolution, Article 3.080, E., No. 11. Development Standards for Mobile Homes Parks. The Commission reviewed proposed amendment written by County Attorney, Dan Mecklenborg. Keith Nash made the motion to add “no additional bedrooms” and approve wording (attached). Danny Clark seconded the motion. (8 – Yes, 0 – No, 2 – Absent).

- 7. Old Business: Continued discussion on updating Land Use and Transportation Plan. Building Commissioner, Robert Atkinson, reminded the Commission of the Special Called meeting with Grisham Smith on Thursday, May 16th, 2024, at 5:30 pm. He stated Planning and Zoning staff have been working on collecting information requested by Grisham Smith.
- 8. Chairperson, Director, and Planner Report: Keith Nash stated a commercial business has come into the county and built a commercial building on a one-lane gravel road without purchasing a building permit or paying the AFT and without applying for a rezoning or special exception. He informed Building Commissioner, Robert Atkinson, of the issue. Mr. Atkinson visited the site and left a business card for the owner with an employee. The property owner contacted Mr. Atkinson and was informed his business is non-compliant with HC Zoning Resolution. He informed the owner he needed to file for a special exception because rezoning was not an option. If the BZA approves it, the owner would then have to hire a structural engineer to approve the construction, then purchase a building permit, and pay the AFT. If the BZA does not approve, a stop work order will be issued.
- 9. Announcements: Building Commissioner, Robert Atkinson, stated Planning and Zoning has never made citizens apply for special exception to have an in-home office as long as there are no business signs, no changes to the exterior of the home, and no increase in traffic. Some BZA members feel they need BZA approval. Keith Nash made a motion to have the County Attorney provide the Commission with a written solution to this problem.

10. Adjournment: Eddie Boone made the motion to adjourn. Claude Callicott seconded the motion. Meeting adjourned.

Hickman County Solid Waste Meeting

May 6, 2024 @ 5:00 PM

Hickman County Justice Center

The meeting was called to order @ 5:00PM by Solid Waste Chairperson, Wylie McNair.

Roll Call was done by Secretary, Beth Davis with following committee members present:

Wylie McNair, Danny Clark, Matthew Barnhill, Steve Gianakos, Dusty Jordan, Ricky Murray, Devin Pickard, and Becki Bates.

Additional persons present was Solid Waste Director Jordan Sachs and Mayor Jim Bates.

Chairperson McNair presented the meeting agenda and motion to approve meeting agenda was made by Gianakos and seconded by Bates.

All in favor of approval with none opposed. Motion carried.

Meeting minutes were presented from April 1, 2024, meeting for approval. Motion to approve meeting minutes was made by Barnhill and seconded by Murray.

All in favor of approval with none opposed. Motion carried.

Trustees report was presented by Sachs.

The April 2024 report shows receipt of \$84,831.95 and Disbursements of \$159,603.59. Commission Transfers of \$630.39. The ending balance is \$1,076,836.99.

A financial report from the Finance Office shows that revenues from General Service Charges are at 110.23% of recognized budget. The recycle line item is catching up. There was a sale of equipment that will be deposited this week. The backhoe sold and \$27,000 will be deposited. Expenditures and Encumbrances show that we are over budget in Debt Collection, Maintenance and Repairs of Equipment, and Small Tools. However the total recognized budget is at 83%.

Revenue from lease/rentals is down some, but it's due to being more diligent about who is leasing. It's down, but we are actually getting paid for what we are sending out.

Sachs reports they should be receiving two grants.

Sachs will be requesting a budget amendment to move monies into the disposal fee line. The previous budget for this only covered 10 months and not 12.

Gianakos made a motion to approve the financial report. Motion was seconded by Barnhill.

Roll call vote was done with 8 voting yes and none opposed.

Motion Carried.

Tonnage Report shows cardboard and metal being up from this time in 2023. Oil is down due to a used oil collector going out of business. The New collector has been secured and will be picking up now.

Class 1 materials is up from 1255.74 in 2023 to 1387.36 in 2024.

Solid Waste will be closed in observance Memorial Day on May 27, 2024.

Sachs reports that value engineering process is complete. The value engineering report showed a 20% decrease in the cost, but still came in at \$785,293.00. There is only \$600,000 left in the loan and to go forward with expansion would require another loan.

Sachs is proposing that the current site be fully used, and upgrades be made to it. He proposes to extend the property line on the north side up to 30 feet, realign compactors, pave site, install new fencing and signage, as well as using old compactors that are on-site to compact cardboard. He feels that with these changes the current location will be able to handle the amount of traffic that is present.

There was much discussion amongst commissioners regarding the proposal. Concerns were expressed about whether Sachs would have time to run day-to-day operations and oversee the project. Clark added that if this needs to be bid we will be adding 30% to the cost. Gianakos asked if there was a plan to bid on and how we would need to progress. There is also concern over making sure property lines are correct. Clark asked if the current building could be reused and just moved to a better location on the site. Sachs is concerned about the current condition of the building, and it being reused.

Danny Clark made a motion to abandon the current relocation project of the East Convenience Center and pursue Solid Waste Director's proposal of using current site with new layout and upgrades. Motion was seconded by Dusty Jordan.

There were additional discussions regarding oversight of the project and Barnhill wants to ensure there is an engineered plan for electric and water.

Roll call vote was done with 8 voting yes and none opposed.

Motion Carried.

Sachs reports that during the Amnesty Period their office collected \$37,391.13. That decreased the outstanding balance \$57,712.71. The next plan to lower the outstanding balance is to reach out to those who owe the most and make a payment plan for them.

TDEC has issued the permit for the new class III landfill. Sachs reports that per engineer this new site should last 27 years.

Sachs enclosed a copy of his proposed budget for the upcoming fiscal year. There was discussion and all were encouraged to review the proposed budget ahead of time for the upcoming budget meetings.

Sachs is asking the committee for approval to charge businesses for pick-up of cardboard. Currently the department is losing money on the pick-up service. Murray asked if others charge for this service. The answer from Sachs was, yes. Sachs says that Argana already pays for the service, but no other businesses do currently. He wants to initiate this fee at the beginning of the new fiscal year.

Barnhill made a motion for letters to be sent to all business with cardboard pickup to be sent letter notifying them of new fee for pickup. Motion was seconded by Gianakos.

Roll call vote was done with 8 voting yes and none opposed.

Motion Carried.

Jordan reminded all committee members about the state law for all loads to be covered. He is encouraging that they get the sheriff involved with this and begin to issue fines for those not in compliance.

A motion to adjourn was made by Barnhill and seconded by Gianakos.

Meeting adjourned @ 5:59PM

Respectfully Submitted

Beth Davis

Secretary

Health, Safety, and Properties Committee Meeting
May 6, 2024
Justice Center - Centerville, TN

Meeting called to order by chairperson, Danny Clark @ 6:06PM
Roll Call was done by Secretary, Beth Davis with following commissioners
present:

Danny Clark, Wylie McNair, Michael W Thomason, Keith Nash, Todd Collins
Dusty Jordan, Devin Pickard, Matthew Barnhill, Ricky Murray, Steve
Gianakos, Carla Moore, Claude Calicott, Clay Chessor, and Ron Mayberry.

14 - Present and 0 - Absent

Mayor, Jim Bates and Secretary, Beth Davis were both in attendance.

Agenda was presented with motion to approve agenda being made by Thomason and
seconded by Mayberry.

All in favor with none opposed.

Motion carried.

Floor was opened by Danny Clark for public comment. There was no one who to
speak. Public comment time closed.

Meeting minutes from April 1, 2024, were presented and motion to approve
meeting minutes was made by Wylie McNair and seconded by Matthew Barnhill.

All in favor with none opposed.

Motion carried.

Monthly Reports from Department Heads

EMS - Allen Livengood

EMS made a total of 265 calls for the month of March.

135 of those were billable calls.

Charges for the month of March were \$130,037.00

Collections were \$71,927.98

Motion was made by Collins to adopt financials and was seconded by Calicott.

Roll call vote was done by secretary with 14 yes and 0 no.

Motion carried.

EMA - Amanda Siegel

Reports a total of 4 calls this month bringing the 2024 total call volume to 24.

In the report she included accrued and used time off report along with showing part-time employee Jason Pierce working 34 hours. There were no volunteer personnel hours for the month.

There were no EOC activations.

EOC has been used for 9 meetings and 4 in-service trainings that were non-EMA related.

EOC attended EMAT training and attended meetings for 911 board, public health and safety, county commission, regional directors, and Wrigley Quarry (superfund site).

Weather Stations are now operational at two sites. They are awaiting installation of rain gauges for the two sites to be fully operational. Reports that there are still issues with the link between dispatch and the tornado sirens. They are reporting that 4 out of 7 are out of service. Siegel reports they have done everything they can to repair it and will now have to call in the electrical and communications group to diagnose the problem and repair.

Nash asked Siegel for updates on supersite @ Wrigley and she reported they have clearance to use site for trainings but cannot dig on the site without TDEC approval and oversight.

Chiefs Association - Caleb Lovett

Was present @ meeting but had nothing to report.

Maintenance Director – Matt Howell

Matt presented proposed chairs that would replace all the chairs within the court rooms. There was some discussion but no decision on which chair.

During the period from March 29-April 30 there were 31 requests for maintenance.

The traffic signal @ 46/7/100 received 5 requests for maintenance. Included was a breakdown of the time for each employee in his department.

The Harvill Building was painted by maintenance staff and inmates due to the high cost of labor when quote was received.

The Water Tower/Pumphouse on Industrial Rd has been discussed with several people and the clerk looked for information pertaining to our responsibilities at the water tower and pump house on Industrial Rd by Clark Container. The only information that has been found was from a building committee meeting on 02/11/2016. The meeting minutes from the 2016 meeting were presented. At the 2016 meeting Chris Chilton from Clark Container spoke and agreed to pay to have pump that was not working properly repaired if the county would take it over when fixed. A motion was made by Ronny George and seconded by Wayne Thomasson to let Chris Chilton get the property owner to quitclaim deed the property over to Hickman County and then have the county attorney look at it. Motion passed with 5 yes. A motion was then made by Ronny George and seconded by Wayne Thomasson to draw up a resolution for the property and pumps to be voted on by the county court.

We will be meeting with the Lyles/Bon Aqua Water District soon to discuss the lack of meter at tower. In a two-week period, the 300,000-gallon tower has lost approximately 1/8 of its volume. The motors that were placed in 2018 are currently needing seals replaced to stop the amount of water that is leaking. There was no decision made regarding ownership of the property or who was responsible for the cost of repairs.

Work continues at the Harvill Building.

The flooring @ EMS station 1 was completed on 04/17/2024.

The traffic signal at 46/7/100 was diagnosed by Stansell Electric and reported to be a power failure problem. They have been unable to locate the cause of the problem and will check it during an active power loss situation.

Sheriff – Jason Craft

Jail population is currently @ 137.

John Deere Gator was donated to Hickman County High School. It had been at sheriff's department for about two and a half years and needed lots of work. The school is going to make necessary repairs and use there on campus.

We are asking to surplus Army Hummer that was loaned to Rescue Squad and 2012 Dodge 1500 with 170,000 miles.

Gianakos made motion giving permission for sheriff's department to surplus the hummer and dodge 1500. Motion was seconded by Jordan.

Roll call vote was done by secretary with 14 yes and 0 no.

Motion carried.

Detective Martinez is now certified with his drug dog Fuego. They are now on duty. Sheriff now has three canines on the department.

The Sheriff's Department responded to 1,143 calls during the month of April. That's a drastic increase due to every warrant being served is now issued a CAD number.

Sheriff is still awaiting clarification on the information that Sheriffs' Association put out in regards to POST certification of court officers.

Old Business

No old business

New Business

Pinewood EMS Station: Clark and McNair report that while discussing potential sites for a new EMS station with residents of Pinewood owner of Linita's, Jeff Dietman told them he would sell them his business. They have been in discussions since that time with him regarding purchase of said location but have not come to a price. The location would require renovations but is in the prime spot. There was much discussion regarding the site and what would be needed for occupancy. Wylie is to put together a cost analysis on project to be presented. They are hoping to purchase and be able to dispatch ambulances by the end of calendar year. Collins asked about grant monies from the highway department that had been set aside in addition to ARPA funds earmarked. They were going to check with finance about stipulations that may be on the funding and would bring that back to committee. Keith Nash made a motion to proceed with discussion regarding the purchase of said property. Motion was seconded by Thomason. All in favor with none opposed. Motion carried.

Motion to adjourn was made by Barnhill and seconded by Thomason.

Meeting adjourned @ 6:50PM.

Respectfully submitted.

Beth Davis

**Hickman County
Budget/Finance/Human Resources
Committee Minutes
May 9th, 2024**

The meeting was called to order by Chair, Steve Gianakos.

Present: Matthew Barnhill, Claude Callicott, Danny Clark, Clay Chessor, Todd Collins, Steve Gianakos, Dusty Jordan, Ronald Mayberry, Wylie McNair, Carla Moore, Ricky Murray, Keith Nash, and Wayne Thomasson.

Absent: Devin Pickard

Motion made by Matthew Barnhill and seconded by Wayne Thomasson to approve the agenda. All members present voting yes.

Public Comment Period-None

Motion made by Ron Mayberry and seconded by Claude Callicott to approve the minutes for April 8, 2024. All members present voting yes.

Michael Curcio gives a brief presentation on Medical Insurance for the upcoming year.

Motion made by Wylie McNair and seconded by Todd Collins to approve budget amendment #24-61. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dusty Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-absent, and Wayne Thomasson-yes. Motion passed.

Motion made by Clay Chessor and seconded by Dusty Jordan to approve budget amendment #24-62. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dusty Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-absent, and Wayne Thomasson-yes. Motion passed.

Motion made by Carla Moore and seconded by Dusty Jordan to approve budget amendment #24-63. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dusty Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-absent, and Wayne Thomasson-yes. Motion passed.

Motion made by Clay Chessor and seconded by Wayne Thomasson to approve budget amendment #24-64. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dusty Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-absent, and Wayne Thomasson-yes. Motion passed.

Motion made by Carla Moore and seconded by Clay Chessor to approve budget amendment #24-65. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dusty Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-absent, and Wayne Thomasson-yes. Motion passed.

Motion made by Dusty Jordan and seconded by Wayne Thomasson to approve budget amendment #24-66. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dusty Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-absent, and Wayne Thomasson-yes. Motion passed.

Motion made by Todd Collins and seconded by Wayne Thomasson to offer Air Evac membership as a payroll deduction. All members present voting yes.

Budget Recessed for Beer Board.

Beer Board meets. (see Beer Board minutes)

Budget Resumes

Non-Profit Presentations:

- **Hickman County Senior Citizens**
- **Hickman County Chamber of Commerce**
- **Women Are Safe**
- **Davis House Child Advocacy Center**
- **Friends of the Buford P. McCord Park**
- **Helping Hands**
- **Hickman Humane Society**
- **Shady Grove Community Center**
- **Bernard Community Club, Inc.**
- **East Hickman Community Center**
- **American Legion Auxiliary Unit**
- **The National Banana Pudding Festival**
- **CASA of the Highland Rim**

Motion to Adjourn: Danny Clark 2nd Carla Moore. All members present voting yes.

**Hickman County
Budget/Finance/Human Resources
Committee Minutes**

May 13th, 2024

The meeting was called to order by Chair Steve Gianakos.

Present: Matthew Barnhill, Claude Callicott, Danny Clark, Todd Collins, Steve Gianakos, Ronald Mayberry, Wylie McNair, Carla Moore, Ricky Murray, Devin Pickard, and Wayne Thomasson.

Absent: Clay Chessor, Dusty Jordan, and Keith Nash.

Keith Nash joins meeting.

Motion made by Wayne Thomasson and seconded by Carla Moore to approve the agenda.

All members present voting yes.

Public Comment Period-None

Budget Presentations:

- County General
- Drug Fund
- AFT Fund
- Hwy Department
- Debt Service

Motion to Adjourn: Wayne Thomasson 2nd Matthew Barnhill. All members present voting yes.

Hickman County
Budget/Finance/Human Resources
Committee Minutes
May 14th, 2024

The meeting was called to order by Chair, Steve Gianakos.

Present: Matthew Barnhill, Claude Callicott, Clay Chessor, Danny Clark, Todd Collins, Steve Gianakos, Dusty Jordan, Ronald Mayberry, Wylie McNair, Carla Moore, Ricky Murray, Keith Nash, Devin Pickard, and Wayne Thomasson.

Motion made by Ron Mayberry and seconded by Wayne Thomasson to approve the agenda.

All members present voting yes.

Public Comment Period-none

Budget Presentations:

- Solid Waste
- School 141 & 143
- ARPA Fund 127

Motion made by Keith Nash and seconded by Wayne Thomasson to send the School's 141 Budget back to the School Board with the following recommendations.

- Change 40110 Property Tax to 3,032,648 (Tax Rate of .58)
- Change 40210 Local Option to 2,535,177

Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dust Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-yes, Wayne Thomasson-yes. Motion passes.

Motion made by Keith Nash and seconded by Wylie McNair to approve 143 Food Service budget as presented. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dust Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-yes, Wayne Thomasson-yes. Motion passes.

Motion made by Keith Nash and seconded by Wylie McNair to approve 207 Solid Waste budget as presented. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dust Jordan-

yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-yes, Wayne Thomasson-yes. Motion passes.

Motion made by Dusty Jordan and seconded by Todd Collins to approve 127 ARPA budget as presented. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dust Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-yes, Wayne Thomasson-yes. Motion passes.

Motion made by Keith Nash and seconded by Claud Callicott to approve 122 Drug Fund budget as presented. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dust Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-yes, Wayne Thomasson-yes. Motion passes.

Motion made by Keith Nash and seconded by Todd Collins to approve 125 AFT budget as presented. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dust Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-yes, Wayne Thomasson-yes. Motion passes.

Motion made by Keith Nash and seconded by Dusty Jordan to approve 131 Highway budget as presented. Matthew Barnhill-yes, Claude Callicott-yes, Clay Chessor-yes, Danny Clark-yes, Todd Collins-yes, Steve Gianakos-yes, Dust Jordan-yes, Ronald Mayberry-yes, Wylie McNair-yes, Carla Moore-yes, Ricky Murray-yes, Keith Nash-yes, Devin Pickard-yes, Wayne Thomasson-yes. Motion passes.

Motion to Adjourn: Matthew Barnhill 2nd Wayne Thomasson. All members present voting yes.

**BOARD OF ZONING APPEALS
FOR
HICKMAN COUNTY, TENNESSEE
MEETING MINUTES
MAY 13TH, 2024 @ 6:30 p.m.**

PRESENT: Eric Blystad
Stephen Graves
Brad Leeper
George Hedrick
Jim Delaney

ABSENT: None

APPROVAL OF MINUTES FOR APRIL 8TH, 2024: Stephen Graves made a motion to approve minutes. Motion seconded by Jim Delaney. Approved (5 ~ Aye, 0 ~ No).

REPORTS OF OFFICERS, COMMITTEES, AND STAFF: None.

OLD BUSINESS: None.

NEW BUSINESS: None.

HEARING OF PARTIES HAVING BUSINESS BEFORE THE BOARD:

- A. Consider the application, from Isaiah Byler for a special exception on property located at 1540 Hwy 50 Loop, in Centerville, TN (Map 106, Parcel 007.01).

Mr. Byler was present to speak with the Board. He said he got his business license about two years ago. He started out at his brother's business and eventually built a home and a shop on his property and moved his business there. Building Commissioner, Robert Atkinson, said he became aware of the business when Mr. Byler put up a sign. Planning and Zoning sent Mr. Byler a letter advising him he was out of compliance and needed to remove the sign or file for a special exception. After much discussion, Brad Leeper made the motion to postpone the application until June to seek clarification. Steve Graves seconded the motion. Approved. (5 ~ Aye, 0 ~ No).

- B. Consider the application, from Stephanie Graves for a special exception on property located at 5203 Hwy 100 W, in Centerville, TN (Map 166, Parcel 035.00).

Ms. Graves was present to speak with the Board. She stated her home burned down in November of 2023. She has been given a single wide mobile home and is requesting a

special exception, due to hardship, for 36 months to live in the single-wide while rebuilding. After discussion, Jim Delaney made the motion to grant her 9 months, with the possibility of extension from the Building Commissioner, as long as she purchases her building permit within the 9 months. George Hedrick seconded the motion. Approved. (5 ~ Aye, 0 ~ No).

- C. Consider the application, from James Victory for a variance on property located at 4032 Hwy 100, in Lyles, TN (Map 045, Parcel 066.00).

James Victory's realtor, Carrie Peery, was present to represent Mr. Victory. She stated Mr. Victory owns two adjoining lots. The first lot with the home on it is non-conforming because it is .465 acres and is grandfathered in. The second is a vacant lot over 1 acre he wishes to sell. They are asking for a variance to move the property line between the two lots because the line is 5 feet from the existing residence. This would increase the lot size of the non-conforming lot and make it compliant with the side set back of 20 feet. The vacant lot will still be 1+ acres and compliant with the Zoning Resolution. After discussion, Eric Blystad made the motion to allow variance, as shown on the sketch plat (attached) as long as the vacant lot does not decrease in size below one acre. Steve Graves seconded the motion. Approved. (5 ~ Aye, 0 ~ No).

REPORTS OF OFFICERS, COMMITTEES, AND STAFF: Building Commissioner, Robert Atkinson, advised the Board that this would be the last month Planning and Zoning staff take minutes for BZA meetings. He said staff could still carry out preparing the agenda and public notice. He also informed the Board he will be retiring no later than October of 2025. He advised the Board that the County Attorney is working on a resolution to clarify the Zoning Resolution to distinguish Type I and II Home Occupations versus residents having a simple 'in-home' office.

ANNOUNCEMENTS: None.

ADJOURNMENT: Stephen Graves made a motion to adjourn. Motion seconded by Jim Delaney. Approved.

Hickman County Library Board Meeting May 9th, 2024

Chairman Brian Graham called the meeting to order. The following members were present: Cindy Chessor, Ashley Barnhill, and Barbara Mayberry. Also present were Marion Bryant, Summer Boyd and Mina Dressler (Librarian)

Minutes of the March meeting were approved with a motion by Barbara Mayberry and a second by Cindy Chessor.

The financial report was reviewed and noted again there is an amendment for the utilities. A motion for approval was made by Ashley Barnhill with a second by Barbara Mayberry.

The librarian's report was presented for both Centerville and East Hickman's location. Eclipse event in April had 200 come to library with 60 participating. Book sale totaled \$755.75. Centerville branch is starting Senior Free Little Library at multiple locations around town. Mother/Child tea in May at East branch was a success planning to offer again. Ashley Jones at East found sponsors for tween and teen programming this summer. Summer Reading begins June 1st.

Marion Bryant gave Regional Librarian's Report. Two libraries have received grants from TN Dept. of Economic and Community Development for building expansion/renovations. The county is planning to apply for the grant for our library. Discussed some libraries offer passports and staff provide notary services as ways to generate income.

Report of Committees

- 1) Building and Grounds- presented plan to Centerville Lions Club. The city cut bushes and sprayed weeds. Planning to put in new plants, Monica Depriest is looking for some. With the possibility of building expansion the sidewalk area will change so it was suggested to leave flower bed next to parking lot alone as it might need to be removed to update handicap parking accessibility. East bathroom repair will need to happen either before June 1st or after August 1st due to Summer Reading Program. Matt Howell is keeping updated on timing.

Window tint still tabled for old business.

New Business

- 1) Approval of revision of Fees & Fines Policy. Change was printer copy fees. Motion to approve Cindy Chessor with a 2nd by Ashley Barnhill.
- 2) Policies to be reviewed for the July meeting are Acceptable Use Agreement and Computer Use Policy.
- 3) Certificate of Deposits will need to be updated at July meeting. Decide whether to keep same terms or change.
- 4) Brian Graham suggested we find a way to recognize all the hard work Ashley Jones is putting in at the East branch.

Motion for next meeting to be July 11th was made by Ashley Barnhill with a second by Cindy Chessor.

Motion to adjourn the meeting was made by Cindy Chessor with a second by Barbara Mayberry.

Animal Shelter Joint Advisory Committee

Meeting Minutes

Weds May 15, 2024

Hickman Co Justice Center

Members Present:

Mayor Jim Bates
Clay Chessor
Danny Clark
Steve Gianakos
Becki Bates
Ray Linder
Susan Lonardelli-Renfrow

I. Call to Order

Meeting called to order by Mayor Bates at 6:05 pm.

II. Election of Officers

Danny Clark made the motion that Mayor Bates would be the chairman of the Joint Advisory Committee (JAC), Steve Gianakos seconded the motion. No discussion was needed. All approved.

Clay Chessor made the motion that Becki Bates be the vice chairman and Gianakos seconded the motion. Danny Clark added that Mrs. Bates be the secretary as well. All approved.

III. Motion to approve past minutes

This is the initial meeting of the JAC and no previous minutes have been created.

IV. Public Comment Period

Vicki Chessor was present as a public citizen but no comments were made.

V. Old Business

This is the initial meeting of the JAC and no old business was conducted.

VI. New Business

Becki Bates brought up the need for a new location and passed out two options for county owned land in East Hickman. Clay Chessor suggested we consider the county owned land around the EOC building. Mayor Bates said the EOC land would cost a lot in dirt work.

Danny Clark suggested county owned land near the solid waste landfill facility that would have sewer and water and that the county could provide the dirt moving work. A lengthy discussion was had regarding the viability of the property off Skyview.

Becki Bates was asked by the board to inform the Town of Centerville about the potential location of the shelter. Additionally, Mrs. Bates will double check the zoning of the location.

VII. Adjournment

The board agreed to the next meeting being June 12, 2024 at 5 pm at the Justice Center. A motion to adjourn was made by Clay Chessor, seconded by Steve Gianakos. The motion passed. The meeting was adjourned.

Nominating Committee

April 22nd, 2024

Be it remembered that the Hickman County Nominating Committee met on this 22nd day of April 2024 at the Justice Center in Centerville, Tn. Chairman Devin Pickard and County Clerk Casey Dorton presided. Present were Devin Pickard, Danny Clark, Steve Gianakos, Ron Mayberry, Ricky Murray, Wayne Thomasson, and Wylie McNair. (All members present)

Approval of Agenda, Motion was made by Steve Gianakos, seconded by Ron Mayberry. Passed by voice vote.

Animal Control Joint Committee

Motion was made by Danny Clark and seconded by Steve Gianakos to approve Clay Chessor, Danny Clark, and Steve Gianakos as Legislative Body Representatives. Wayne Thomasson made a motion that nominations cease and these 3 be elected by acclamation. Seconded by Ron Mayberry. Passed by voice vote.

Steve Gianakos made a motion to adjourn seconded by Ron Mayberry.

HICKMAN COUNTY, TENNESSEE

RESOLUTION NO. 24-08

AUTHORIZATION FOR THE HICKMAN COUNTY MAYOR TO SIGN A PROPOSAL
WITH THE TENNESSEE DEPARTMENT OF TRANSPORTATION FOR PROJECT
NUMBERS 41S100-M1-002, 41S100-MW-002, 41S100-M3-002

Whereas, it is in the interest of the Legislative Body of Hickman County to promote the upkeep
of the county's roads and bridges on behalf of its citizens, and;

Whereas, Hickman County enjoys a fruitful and productive working relationship with the
Tennessee Department of Transportation, and;

Whereas, the Tennessee Department of Transportation is seeking permission to conduct a pipe
replacement on SR-100 at LM 18.57,

Now, Therefore, Be it Resolved, by the Board of County Commissioners of Hickman County,
Tennessee, meeting in regular session this 28TH day of May, 2024, that the Hickman County
Mayor be authorized to sign a Proposal ("Attachment A") with the Tennessee Department of
Transportation for the road improvement projects numbered 41S100-M1-002, 41S100-MW-002,
41S100-M3-002.

Sponsors:

Todd Collins, District 2

Danny Clark, District 2

Board Action: _____ Aye _____ Nay _____ Pass _____ Absent

Adopted:

Attest:

Keith Nash, Chairman

Casey Dorton, County Clerk

APPROVED/DISAPPROVED:

Jim Bates, County Mayor

Date: _____

P R O P O S A L
OF THE DEPARTMENT OF TRANSPORTATION OF THE STATE OF TENNESSEE
TO THE COUNTY OF HICKMAN, TENNESSEE:

The DEPARTMENT OF TRANSPORTATION of the State of Tennessee, hereinafter "DEPARTMENT", proposes to construct a project in the County of Hickman, Tennessee, hereinafter "COUNTY", designated as Federal Project No. , State Project No. 41S100-M1-002,41S100-M3-002,41S100-M2-002 , that is described as "M21LTR3_C41_SMLSTR_J&B_SR100_LM18.57 Route: SR-100", provided the COUNTY agrees to cooperate with the DEPARTMENT as set forth in this proposal, so that the general highway program may be carried out in accordance with the intent of the General Assembly of the State.

Accordingly, the parties agree as follows:

1. That in the event any civil actions in inverse condemnation or for damages are instituted by reason of the DEPARTMENT, or its contractor, going upon the highway right-of-way and easements, and constructing said project in accordance with the plans and as necessary to make the completed project functional, it will notify in writing the Attorney General of the State, whose address is 425 Fifth Avenue North, Nashville, Tennessee, 37243, of the institution of each civil action, the complaint and all subsequent pleadings, within ten (10) days after the service of each of the same, under penalty of defending such actions and paying any judgments which result therefrom at its own expense.

2. The COUNTY will close or otherwise modify any of its roads or other public ways if indicated on the project plans, as provided by law.

3. The COUNTY will transfer or cause to be transferred to the DEPARTMENT, without

cost to the DEPARTMENT, all land owned by the COUNTY or by any of its instrumentalities as required for right-of-way or easement purposes, provided such land is being used or dedicated for road or other public way purposes.

4. Where privately, publicly or cooperatively owned utility lines, facilities and systems for producing, transmitting or distributing communications, power, electricity, light, heat, gas, oil, crude products, water, steam, waste, storm water not connected with highway drainage, and other similar commodities, including publicly owned facilities such as fire and police signal systems and street lighting systems are located within the right-of-way of any road or other public way owned by the COUNTY, or any of its instrumentalities, the COUNTY agrees that it will take any action necessary to require the removal or adjustment of any of the above-described facilities as would conflict with the construction of the project. But the foregoing may not be a duty of the COUNTY since it shall become operative only after the DEPARTMENT has been unsuccessful in its efforts to provide for said removals or adjustments for the benefit of the COUNTY.

The foregoing does not apply to those utility facilities which are owned by the COUNTY or one of its instrumentalities, it being understood that the COUNTY has the duty to relocate or adjust such facilities, if required, provided the COUNTY is notified to do so by the DEPARTMENT with detailed advice as to this duty of the COUNTY.

5. The COUNTY will maintain any frontage road to be constructed as part of the project;

6. After the project is completed and open to traffic, the COUNTY will accept jurisdiction and maintenance such parts of any existing DEPARTMENT highway to be replaced by the project, as shown on the attached map.

7. The COUNTY will make no changes or alter any segment of a road on its road system that lies within the limits of the right-of-way acquired for any interchange to be constructed as part of the project and will not permit the installation or relocation of any utility facilities within the

right-of-way of any such a segment of one of its roads without first obtaining the approval of the DEPARTMENT.

8. No provision hereof shall be construed as changing the maintenance responsibility of the COUNTY for such part of the project as may presently be on its highway, street, road or bridge system.

9. It is understood and agreed between the DEPARTMENT and the COUNTY that all traffic control signs for the control of traffic on a street under the jurisdiction of the COUNTY and located within the DEPARTMENT's right-of-way shall be maintained and replaced by the COUNTY.

10. When traffic control devices for the direction or warning of traffic, lighting of roadways or signing, or any of them, which are operated or function by the use of electric current are constructed or installed as part of the project, they will be furnished with electricity and maintained by the COUNTY.

11. If, as a result of acquisition and use of right-of-way for the project, any building and/or structure improvements become in violation of a COUNTY setback line or building and/or structure requirement, including, but not limited to, on-premise signs, the COUNTY agrees to waive enforcement of the COUNTY setback line or building and/or structure requirement and take other proper governmental action as necessary to accomplish such waiver.

12. If, as a result of acquisition and use of right-of-way for the project, any real property retained by any property owner shall become in violation of a COUNTY zoning regulation or requirement, the COUNTY agrees to waive enforcement of the COUNTY zoning regulation or requirement and take other proper governmental action as necessary to accomplish such waiver.

13. The COUNTY will not authorize encroachments of any kind upon the right-of-way, nor will the COUNTY authorize use of the easements for the project in any manner which affects

the DEPARTMENT's use thereof.

14. The COUNTY will obtain the approval of the DEPARTMENT before authorizing parking on the right-of-way and easements for the project.

15 The COUNTY will not install or maintain any device for the purpose of regulating the movement of traffic on the roadway except as warranted and in conformity with the Manual on Uniform Traffic Control Devices.

16. If the project is classified as full access control (i.e. a project which has no intersecting streets at grade), then the DEPARTMENT will maintain the completed project. If the project is not classified as full access control, then the DEPARTMENT will maintain the pavement from curb to curb where curbs exist, or will maintain full width of the roadway where no curb exist. The COUNTY agrees to maintain all other parts of non-access control projects; provided, however, that any retaining walls, box culverts, or other like structures constructed as part of the project that supports the structural integrity or stability of the roadway surface shall be maintained by the DEPARTMENT.

17. If a sidewalk is constructed as a component of this project, the COUNTY shall be responsible for maintenance of the sidewalk and shall assume all liability for third-party claims for damages arising from its use of the sidewalk or premises beyond the DEPARTMENT'S maintenance responsibilities as set forth in section 16 of this proposal.

18. When said project is completed, the COUNTY thereafter will not permit any additional median crossovers, the cutting of the pavement, curbs, gutters and sidewalks, by any person, firm, corporation, or governmental agency, without first obtaining the approval of the DEPARTMENT.

19. The DEPARTMENT will acquire the right-of-way and easements, construct the project and defend any inverse condemnation for damage or civil actions of which the Attorney General has received the notice and pleadings provided for herein; provided, however, that if the project is

being constructed pursuant to a contract administered by the DEPARTMENT's Local Programs Development Office, the terms of that contract shall control in the event of a conflict with this proposal.

20. The project plans hereinbefore identified by number and description are incorporated herein by reference and shall be considered a part of this proposal, including any revisions or amendments thereto, provided a copy of each is furnished the COUNTY.

21. The acceptance of this proposal shall be evidenced by the passage of a resolution or by other proper governmental action, which shall incorporate this proposal verbatim or make reference thereto.

IN WITNESS WHEREOF, the DEPARTMENT has caused this proposal to be executed by its duly authorized official on this the ____ day of _____, 20 ____.

THE COUNTY OF _____, TENNESSEE

BY: _____
MAYOR

DATE: _____

STATE OF TENNESSEE
DEPARTMENT OF TRANSPORTATION

BY: _____
HOWARD H. ELEY
COMMISSIONER

DATE: _____

APPROVED AS TO FORM AND LEGALITY:

BY: _____
JOHN REINBOLD
GENERAL COUNSEL

DATE: _____

HICKMAN COUNTY, TENNESSEE

RESOLUTION NO. 24-09

AMENDING HICKMAN COUNTY ZONING RESOLUTION CONCERNING DEVELOPMENT STANDARDS FOR MOBILE HOME PARKS AND NON- CONFORMING USES.

WHEREAS, on July 18, 2005, the Board of County Commissioners of Hickman County adopted Resolution No. 05-32 enacting a “Zoning Resolution” for the unincorporated areas of the county; and

WHEREAS, such plan provides for amendments thereto; and

WHEREAS, the Hickman County Planning Commission, met in regular session on May 7th, 2024, voted to recommend these changes to Hickman County Zoning Resolution;

WHEREAS, the required Public Hearing on his request has taken place, and the Board of County Commissioners of Hickman County, Tennessee, are desirous of approving it;

NOW, THEREFORE, BE IT RESOVED, by the Board of County Commissioners of Hickman County, Tennessee, assembled in regular session this 28th day of May 2024, that:

SECTION 1: Subsection E. 11 of Section 3.110 of the Zoning Resolution of Hickman County shall be amended by deleting the entirety of the existing subsection and substituting therefor the following new subsection E. 11:

“11. All mobile home parks existing at the date of the passage of this resolution (July 18, 2005) which do not conform to the provisions of the zoning resolution, shall be governed in accordance with the provisions of this resolution. Under Section 5.020, Nonconforming Uses, the owner of a “grandfathered” mobile home park containing single wide mobile homes may, with the written approval of the Board of Zoning Appeals, and subject to such conditions as the Board of Zoning Appeals may require in order to protect the area, replace the single wide mobile homes with site-built homes having approximately the same footprint and other dimensions, but no additional bedrooms”.

SECTION 2: If any section, subsection, sentence, clause, or phrase of this resolution is, for any reason, held to be unconstitutional, such decision shall not affect the validity of the remaining portions of this resolution.

SECTION 3: The provisions of this resolution shall become effective upon its passage, the public welfare requiring it:

SPONSORS:

Claude Callicott, 1st District Commissioner

Danny Clark, 2nd District Commissioner

BOARD ACTION: _____ **Aye** _____ **Nay** _____ **Pass** _____ **Absent**

ADOPTED:

ATTEST:

Keith Nash, Chairman

Casey Dorton, County Clerk

APPROVED/DISAPPROVED:

Jim Bates, County Mayor

DATE: _____

HICKMAN COUNTY, TENNESSEE

RESOLUTION NO. 24-10

REZONING PROPERTY LOCATED AT 7212 METHODIST CHURCH RD., IN LYLES, TN, (MAP 038, PARCEL 095.01), FROM A-1, AGRICULTURAL-FORESTRY DISTRICT TO C-1, GENERAL COMMERCIAL DISTRICT.

WHEREAS, Chris Holt, has submitted a request to rezone a property located at 7212 Methodist Church Rd., in Lyles, TN, as shown on Tax Map 038, Parcels 095.01, from an A-1 Agricultural-Forestry District to a C-1 General Commercial District; and

WHEREAS, the Hickman County Planning Commission, at their regularly scheduled meeting held on May 7th, 2024, reviewed the request and recommended approval by a unanimous voice vote; and

WHEREAS, the required Public Hearing on his request has taken place, and the Board of County Commissioners of Hickman County, Tennessee, are desirous of approving it;

NOW, THEREFORE, BE IT RESOLVED, by the Board of County Commissioners of Hickman County, Tennessee, assembled in regular sessions this 28th day of May 2024, that:

SECTION 1: The property identified as on Tax Map 038, Parcels 095.01, and physically found at 7212 Methodist Church Rd., in Lyles, TN, is hereby zoned as a C-1 General Commercial District.

SECTION 2: The provisions of this Resolution shall become effective upon its passage, the public welfare requiring it.

SPONSORS:

Claude Callicott, 1st District Commissioner

Danny Clark, 2nd District Commissioner

BOARD ACTION: _____ Aye _____ Nay _____ Pass _____ Absent

ADOPTED:

ATTEST:

Keith Nash, Chairman

Casey Dorton, County Clerk

APPROVED/DISAPPROVED:

Jim Bates, County Mayor

DATE:

