



CLARKSVILLE CITY COUNCIL
REGULAR SESSION
March 3, 2022

MINUTES

CALL TO ORDER

Regular session of the Clarksville City Council was called to order by Mayor Joe Pitts on Thursday, March 3, at 6:00 p.m. in City Council Chambers, 106 Public Square, Clarksville, Tennessee.

A prayer was offered by Councilperson Trisha Butler; the Pledge of Allegiance was led by Councilperson Ambar Marquis.

ATTENDANCE

PRESENT: Brian Zacharias (Ward 1), Vondell Richmond (Ward 2), DaJuan Little (Ward 3) - arrived at 6:09 pm, Wallace Redd (Ward 4), Ambar Marquis (Ward 5), Wanda Smith (Ward 6), Travis Holleman (Ward 7) Wanda Allen (Ward 8), Karen Reynolds (Ward 9), Stacey Streetman (Ward 10), Trisha Butler (Ward 12)

*Ward 11 currently vacant

CITY COUNCIL VACANCIES

1. [Review of Procedure](#): The City Attorney, Mr. Baker, reviewed the procedure to fill City Council vacancies according to the City Code. Each applicant was offered five minutes for their presentation.

Ward 11 Applicants:

1. [James Adcock](#)
2. Ron Lanfear
3. [Joe Shakeenab](#)
4. [Lane Mang](#)
5. [Rick Reda](#)

PLANNING COMMISSION

1. [ORDINANCE 87-2021-22 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Mark Holleman for Zone Change on property located at the intersection of Ringgold Rd. & Ishee Dr. from R-1 Single Family Residential District to R-2 Single Family Residential District](#)
RPC: Staff Approval / RPC Approval.

No one spoke for or against this Ordinance.

2. [ORDINANCE 88-2021-22 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Van Wormer Construction, LLC for Zone Change on property located at the intersection of Forest St. & Church St. from R-3 Three Family Residential District to R-6 Single Family Residential District](#)
RPC: Staff Approval / RPC Approval.

Mr. Van Wormer spoke in favor of this Ordinance, no one spoke against.

3. [ORDINANCE 89-2021-22 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of City of Clarksville - Mayor Joe Pitts, Agent - for Zone Change on property located at the intersection of Crossland Ave., and Richardson St. from R-3 Three Family Residential District to R-6 Single Family Residential District](#)
RPC: Staff Approval / RPC Approval.

No one spoke for or against this Ordinance.

4. [ORDINANCE 90-2021-22 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Hunter Winn & Kolt Milam for Zone Change on property located at the intersection of Glennwood Dr. & Maplemere Dr. from R-1 Single Family Residential District to R-6 Single Family Residential District](#)
RPC: Staff Disapproval / RPC Disapproval.

Mr. Kolt Milam spoke for this Ordinance, Ms. Kate Smith and Judge Charles Smith spoke against.

ADOPTION OF ZONING

1. [ORDINANCE 87-2021-22 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Mark Holleman for Zone Change on property located at the intersection of Ringgold Rd. & Ishee Dr. from R-1 Single Family Residential District to R-2 Single Family Residential District](#)
RPC: Staff Approval / RPC Approval.

Councilperson Streetman made a motion to adopt **ORDINANCE 87-2021-22 (First Reading)** Councilperson Richmond seconded. The following vote was recorded:

AYE: Allen, Butler, Little, Marquis, Pitts, Redd, Reynolds, Richmond, Smith, Streetman, Zacharias

ABSTAIN: Holleman

The motion to adopt **ORDINANCE 87-2021-22 (First Reading)** passed.

2. [ORDINANCE 88-2021-22 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Van Wormer Construction, LLC for Zone Change on property located at the intersection of Forest St. & Church St. from R-3 Three Family Residential District to R-6 Single Family Residential District](#)

RPC: Staff Approval / RPC Approval.

Councilperson Streetman made a motion to adopt **ORDINANCE 88-2021-22 (First Reading)** Councilperson Holleman seconded. The following vote was recorded:

AYE: Allen, Butler, Holleman, Little, Marquis, Pitts, Redd, Reynolds, Smith, Streetman, Zacharias

NAY: Richmond

The motion to adopt **ORDINANCE 88-2021-22 (First Reading)** passed.

3. [ORDINANCE 89-2021-22 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of City of Clarksville - Mayor Joe Pitts, Agent - for Zone Change on property located at the intersection of Crossland Ave., and Richardson St. from R-3 Three Family Residential District to R-6 Single Family Residential District](#)

RPC: Staff Approval / RPC Approval.

Councilperson Streetman made a motion to adopt **ORDINANCE 89-2021-22 (First Reading)** Councilperson Holleman seconded. The following vote was recorded:

AYE: Allen, Butler, Holleman, Little, Marquis, Pitts, Red, Reynolds, Richmond, Smith, Streetman, Zacharias

The motion to adopt **ORDINANCE 89-2021-22 (First Reading)** passed.

4. [ORDINANCE 90-2021-22 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Hunter Winn & Kolt Milam for Zone Change on property located at the intersection of Glennwood Dr. & Maplemere Dr. from R-1 Single Family Residential District to R-6 Single Family Residential District](#)

RPC: Staff Disapproval / RPC Disapproval.

Councilperson Streetman made a motion to adopt **ORDINANCE 90-2021-22 (First Reading)** Councilperson Marquis seconded.

Councilperson Streetman called for the question to cease discussion. The motion was seconded by Councilperson Holleman.

The following vote was recorded:

AYE: Allen, Butler, Holleman, Little, Marquis, Pitts, Red, Reynolds, Richmond, Smith, Streetman, Zacharias

The following vote to adopt **ORDINANCE 90-2021-22 (First Reading)** was recorded:

AYE: Allen, Butler, Little, Marquis, Richmond
NAY: Holleman, Pitts, Redd, Reynolds, Smith, Streetman, Zacharias

The motion to adopt **ORDINANCE 90-2021-22 (First Reading)** failed

CONSENT AGENDA

All items in this portion of the agenda are considered to be routine and non-controversial by the Council and may be approved by one motion; however, a member of the Council may request that an item be removed for separate consideration under the appropriate committee report:

1. [ORDINANCE 71 -2021-22 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Ben Kimbrough, Ringgold Mills Properties, LLC - Bert Singletary, Agent, for Zone Change on property located at the intersection of Ft. Campbell Blvd. and Millsworth Dr. from C-5 Highway and Arterial Commercial District /R-2 Single Family Residential District to R-4 Multiple Family District](#)

Councilperson Smith registered a no vote on **ORDINANCE 71-2021-22**

2. [ORDINANCE 72-2021-22 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Hunter Winn and Cody Heggie for Zone Change on property located at the intersection of Via Dr. and Garden Ter. from R-2 Single Family Residential District to R-6 Single Family Residential District](#)

Councilperson Reynolds registered a no vote on **ORDINANCE 72-2021-22**

3. [ORDINANCE 73-2021-22 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Clarkland - Bert Singletary, Agent, for Zone Change on property located at the intersection of Professional Park Dr. and Stowe Ct. from O-1 Office District to R-4 Multiple Family Residential District](#)
4. [ORDINANCE 75-2021-22 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Johnathan Blick, for Zone Change on property located at the northern terminus of Sycamore Dr. from R-2 Single Family Residential District to R-2D Two Family Residential District](#)

5. [ORDINANCE 76-2021-22 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of BBMH Investments for Zone Change on property located at the intersection of Cedar Ct. and Herning Dr. from R-3 Three Family Residential District to R-4 Multiple Family Residential District](#)

Councilperson Reynolds registered a no vote on **ORDINANCE 76-2021-22**

6. [ORDINANCE 77-2021-22 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of JRS Development - Rex Hawkins, Agent, for Zone Change on property located at the intersection of Needmore Rd. and Union Hall Rd. from R-1 Single Family Residential District to R-4 Multiple Family Residential District](#)
7. [ORDINANCE 83-2021-22 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Bizhan Ebrahimi - Bradley Jackson, Agent, for Zone Change on property located at the intersection of Woodmont Blvd. and Greenwood Ave. from C-1 Neighborhood Commercial District to C-2 General Commercial District](#)

Councilperson Smith registered a no vote on **ORDINANCE 83-2021-22**

8. [ORDINANCE 84-2021-22 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Moore Construction Co., Inc, for Zone Change on property located at the intersection of Wilma Rudolph Blvd. and Old Trenton Rd. from M-2 General Industrial District to C-2 General Commercial District](#)
9. [ORDINANCE 79-2021-22 \(Second Reading\) Amending the official code of the City of Clarksville, Tennessee relative to adoption of an updated version of the International Fire Code](#)

The Mayor asked that this Ordinance be pulled from the Consent Agenda.

10. [ORDINANCE 80-2021-22 \(Second Reading\) Amending the operating and capital budgets for Fiscal Year 2022 for governmental funds \(ORDINANCE 130-2021-22\) to create and add additional funding for capital projects for a total of \\$27,512,500](#)

Councilperson Marquis asked that this ordinance be pulled from the Consent Agenda.

11. [ORDINANCE 86-2021-22 \(Second Reading\) Accepting the donation of certain real property from Exit 8 properties, a Tennessee general partnership, to the City of Clarksville, TN for the purpose of constructing a public access road to the Clarksville Athletic Complex](#)
12. [RESOLUTION 49-2021-22 A resolution approving a certificate of compliance for sale of wine at Fresh and Fresh International Market, 2728 Wilma Rudolph Blvd., Clarksville TN 37040](#)
13. [RESOLUTION 50-2021-22 A resolution approving a certificate of compliance for sale of wine at Riverbend Wine & Spirits, 1206 Highway 48., Clarksville TN 37040](#)

14. [RESOLUTION 51-2021-22](#) A resolution approving appointments for the beer board, Common Design Review Board, Common Design Review Board, Community Action Agency Board, Designations Committee, Land Regulation Advisory Committee, Museum Board, Regional Historic Zoning Commission, Regional Planning Commission and Tree Board

Councilperson Marquis registered an abstention on this Resolution, as she is listed as one of the appointments.

Councilperson Holleman made a motion to adopt the Consent Agenda with the exception of **ORDINANCE 79-2021-22** and **ORDINANCE 80-2021-22**. The motion was seconded by Councilperson Smith. The following vote was recorded:

AYE: Allen, Butler, Holleman, Little, Marquis, Pitts, Redd, Reynolds, Richmond, Smith, Streetman, Zacharias

The motion to adopt the Consent Agenda as amended passed.

FINANCE COMMITTEE

1. [ORDINANCE 85-2021-22 \(First Reading\)](#) Amending the Fiscal Year 2021-2022 Operating Budget for the Central Business Improvement District (CBID) Ordinance 120-2020-21 *Finance: Approval*

Councilperson Streetman made a motion to adopt **ORDINANCE 85-2021-22**. The motion was seconded by Councilperson Butler. The following vote was recorded:

AYE: Allen, Holleman, Little, Marquis, Pitts, Redd, Reynolds, Richmond, Smith, Streetman, Zacharias

NAY: Butler

The motion to adopt **ORDINANCE 85-2021-22 (First Reading)** passed.

2. [RESOLUTION 45-2021-22](#) Authorizing a Memorandum of Understanding (MOU) Between the City of Clarksville, Tennessee and the Clarksville Rotary Club
Finance: Approval

Councilperson Streetman made a motion to adopt **RESOLUTION 45-2021-22**. The motion was seconded by Councilperson Holleman. The following vote was recorded:

AYE: Allen, Butler, Holleman, Little, Marquis, Pitts, Redd, Reynolds, Richmond, Smith, Streetman, Zacharias

The motion to adopt **RESOLUTION 45-2021-22** passed.

3. [ORDINANCE 80-2021-22 \(Second Reading\) Amending the operating and capital budgets for Fiscal Year 2022 for governmental funds \(ORDINANCE 130-2021-22\) to create and add additional funding for capital projects for a total of \\$27,512,500](#)

Councilperson Streetman made a motion to adopt **ORDINANCE 80-2021-22 (Second Reading)**. The motion was seconded by Councilperson Marquis.

Councilperson Marquis made a motion to adopt her [amendment](#) to **ORDINANCE 80-2021-22**. The motion was seconded by Councilperson Allen.

Councilperson Little then made a motion to adopt his [amendment](#) to the Marquis amendment to **ORDINANCE 80-2021-22**. The motion was seconded by Councilperson Redd.

Councilperson Streetman called for the question to cease discussion on the Little amendment to the Marquis amendment. The motion was seconded by Councilperson Holleman.

The following vote was recorded:

AYE: Allen, Butler, Holleman, Little, Marquis, Pitts, Redd, Reynolds, Richmond, Smith, Streetman, Zacharias

The motion to cease discussion on the amendment to the amendment to **ORDINANCE 80-2021-22** passed.

The following vote was recorded on the Little amendment to the Marquis amendment to **ORDINANCE 80-2021-22**:

AYE: Allen, Little, Marquis, Pitts, Redd, Reynolds, Richmond, Smith, Streetman, Zacharias

NAY: Butler, Holleman

The Little Amendment to the Marquis Amendment to **ORDINANCE 80-2021-22** passed.

Councilperson Streetman called for the question to cease discussion on the Marquis amendment to **ORDINANCE 80-2021-22**. The motion was seconded by Councilperson Holleman.

The following vote was recorded to cease discussion on the Marquis amendment to **ORDINANCE 80-2021-22**:

AYE: Allen, Butler, Holleman, Little, Marquis, Pitts, Redd, Reynolds, Richmond, Smith, Streetman, Zacharias

The motion to cease discussion on the amendment to **ORDINANCE 80-2021-22** passed.

The following vote was recorded on the Marquis amendment to **ORDINANCE 80-2021-22**:

AYE: Allen, Butler, Little, Marquis, Redd, Richmond

NAY: Holleman, Pitts, Reynolds, Smith, Streetman, Zacharias

The Marquis Amendment to **ORDINANCE 80-2021-22** failed.

The following vote was recorded on the main motion for **ORDINANCE 80-2021-22 (Second Reading)**:

AYE: Holleman, Pitts, Reynolds, Smith, Streetman, Zacharias

NAY: Allen, Butler, Little, Marquis, Redd, Richmond

The motion to adopt **ORDINANCE 80-2021-22 (Second Reading)** failed.

GAS & WATER COMMITTEE

1. Department Report: Chairperson Redd reported that CGW bills can be paid at 111 Cunningham Lane.

RECESS

The City Council recessed at 10:20 p.m. and reconvened at 10:30 p.m.

NEIGHBORHOOD & COMMUNITY SERVICES COMMITTEE

1. [**RESOLUTION 44-2021-22** Authorizing a request from Neighborhood & Community Services to amend its 2020-2024 consolidated plan for the expenditure of \\$1,882,125 in Home Investments Partnership Program from the American Rescue Plan Act Of 2021 Funds](#)

Councilperson Streetman made a motion to adopt **RESOLUTION 44-2021-22**. The motion was seconded by Councilperson Smith.

Councilperson Allen made a motion to postpone **RESOLUTION 44-2021-22** to the March 8 Special Session. The motion was seconded by Councilperson Butler.

The following vote was recorded to postpone **RESOLUTION 44-2021-22** to the March 8 Special Session:

AYE: Allen, Butler, Little, Marquis, Red, Reynolds, Richmond, Smith

NAY: Holleman, Pitts, Streetman, Zacharias

The motion to postpone **RESOLUTION 44-2021-22** to the March 8 Special Session passed.

2. Department Report: Chairperson Streetman reported on the Neighborhood and Community Services Department Faith-Based Town Hall on Monday, March 7.

PARKS & RECREATION COMMITTEE

1. Department Report: Chairperson Richmond reported on upcoming events such as the April 9 Civil War artifact display and also that Parks and Rec has many positions available and encouraged people to apply.

PUBLIC SAFETY COMMITTEE

1. [ORDINANCE 79-2021-22 \(Second Reading\) Amending the official code of the City of Clarksville, Tennessee relative to adoption of an updated version of the International Fire Code](#) (This item was pulled from the Consent Agenda)

Councilperson Holleman made a motion to postpone **ORDINANCE 79-2021-22** to the April 7 Regular meeting. The motion was seconded by Councilperson Butler.

The following vote was recorded to postpone **ORDINANCE 79-2021-22** to the April 7 Regular Meeting:

AYE: Allen, Butler, Holleman, Little, Marquis, Pitts, Redd, Reynolds, Richmond, Smith, Streetman, Zacharias

The motion to postpone **ORDINANCE 79-2021-22** to the April 7 Regular Meeting passed.

2. Department Reports: Chairperson Holleman reported CFR responded to 11 structure fires the previous month. In January, there were 1,352 calls (52% were rescue). CPD swore in 6 new officers, and has 14 positions open for sworn officers. Building and Codes had a total of 2,693 inspections in January and Code enforcement had 171 new cases in January, and 161 in February.

TRANSPORTATION-STREETS-GARAGE COMMITTEE

1. Department Reports: Chairperson Smith reminded everyone bus fare can now be purchased via the Transit App. She shared the Street Dept. Spring limb pickup schedule which begins March 14 and ends May 2nd. To have your waste picked up, contact the Street Dept. at 931-645-7464. She also reported the Garage had a total of 427 work hours.

NEW BUSINESS

1. [ORDINANCE 81-2021-22 \(First Reading\) An Ordinance amending Title 5 of the Official City Code to delete sub-paragraphs \(F\) and \(J\) under section 5-311](#)
Councilperson Butler

Councilperson Butler made a motion to adopt **ORDINANCE 81-2021-22 (First Reading)**. The motion failed for a lack of a second.

2. [RESOLUTION 46-2021-22 A resolution repealing resolution 42-2021-22 \(Authorizing the issuance of not to exceed \\$56,500,000 in aggregate principal amount of general obligation refunding and improvement bonds of the City of Clarksville, Tennessee; making provision for the issuance, sale and payment of said bonds; establishing the terms thereof and the disposition of proceeds therefrom; and providing for the levy of taxes for the payment of debt service on the bond\)](#)

Councilperson Streetman made a motion to adopt **RESOLUTION 46-2021-22**. The motion was seconded by Councilperson Little. The following vote was recorded:

AYE: Allen, Holleman, Little, Marquis, Pitts, Reynolds, Richmond, Smith, Streetman, Zacharias

NAY: Butler, Redd

The motion to adopt **RESOLUTION 46-2021-22** passed.

3. [RESOLUTION 47-2021-22 initial resolution authorizing the issuance of not to exceed \\$52,000,000 in aggregate principal amount of general obligation bonds of the City of Clarksville, Tennessee](#)

Councilperson Streetman made a motion to adopt **RESOLUTION 47-2021-22**. The motion was seconded by Councilperson Holleman. The following vote was recorded:

AYE: Allen, Holleman, Little, Marquis, Pitts, Reynolds, Richmond, Smith, Streetman, Zacharias

NAY: Butler, Redd

The motion to adopt **RESOLUTION 47-2021-22** passed.

4. [RESOLUTION 48-2021-22 a resolution authorizing the issuance of not to exceed \\$56,500,000 in aggregate principal amount of general obligation refunding and improvement bonds of the City of Clarksville, Tennessee; making provision for the issuance, sale and payment of said bonds; establishing the terms thereof and the disposition of proceeds therefrom; and providing for the levy of taxes for the payment of debt service on the bonds.](#)

Councilperson Streetman made a motion to adopt **RESOLUTION 48-2021-22**. The motion was seconded by Councilperson Smith. The following vote was recorded:

AYE: Allen, Holleman, Little, Pitts, Reynolds, Richmond, Smith, Streetman, Zacharias

NAY: Butler, Marquis, Redd

The motion to adopt **RESOLUTION 48-2021-22** passed.

5. [ORDINANCE 91-2021-22 \(First Reading\) An ordinance accepting the donation of certain real property from Hazelwood Development, a Tennessee General Partnership, to the City Of Clarksville for the purpose of a sewer pump station.](#)

Councilperson Smith made a motion to adopt **ORDINANCE 91-2021-22 (First Reading)**. The motion was seconded by Councilperson Streetman. The following vote was recorded:

AYE: Allen, Butler, Holleman, Little, Marquis, Pitts, Redd, Reynolds, Richmond, Smith, Streetman, Zacharias

The motion to adopt **ORDINANCE 91-2021-22 (First Reading)** passed.

MAYOR AND COUNCIL MEMBER COMMENTS

1. Councilperson Butler asked about Premium Pay
2. [Councilperson Marquis shared a map showing areas that will be repaved.](#) She also mentioned the Little Literary Roundup sponsored by the Blue Star Families Outdoor Explorers Initiative.
3. Councilperson asked to whom questions surrounding premium pay should be sent. The Mayor asked they be sent to him.

ADJOURNMENT

The meeting was adjourned at 11:02 pm