

INFORMAL COMMISSION MEETING AGENDA

OCTOBER 3, 2022

CITIZENS TO ADDRESS THE COMMISSION

CALL TO ORDER – Mayor Golden

PRESENTATIONS

PUBLIC HEARING ZONING RESOLUTIONS

CZ-19-2022 Application of H & H Sheet Metal Fabrications, Inc. from AG to C-5

CZ-21-2022 Application of Benton Walker from AG to R-1

CLOSE PUBLIC HEARING

RESOLUTIONS

22-10-1* Resolution of the Montgomery County Board of Commissioners Approving Amendments to the 2022-23 CMCSS School Budget

22-10-2* Resolution to Adopt the 2023 Legislative Agenda as Presented by the Legislative Liaison Committee

22-10-3* Resolution to Charge Off Debts in the Montgomery County Clerk's Office

22-10-4* Resolution to Accept Wade Bourne Nature Center foundation Grant in the Amount of \$50,000 to Build a Native Aquarium in the Wade Bourne Nature Center in Rotary Park

22-10-5* Resolution to Authorize Execution of an Interlocal Agreement Between Montgomery County and the Montgomery County Highway Department for the Performance of Road Work

22-10-6* Resolution to Approve Proposal for Acceptance with the Tennessee Department of Transportation of State Project Number 63374-2216-14

22-10-7* Resolution Amending the Budget of the Montgomery County Chancery Court for the Addition of One Deputy Clerk I Position

22-10-8* Resolution Amending the Budget of the Montgomery County Highway Department for the Addition of Two New Team Leader Positions

*** CONSENT AGENDA CONSIDERATION**

Items in this portion of the agenda are considered to be routine and non-controversial by the County Commission and may be approved by one motion; however, a member of the County Commission may request that an item be removed for separate consideration.

RESOLUTIONS

- 22-10-9 Resolution of the County Commission of Montgomery County, Tennessee Approving an Economic Impact Plan for the Turnbridge/River District Development Area
- 22-10-10 Resolution to Amend Resolution 22-3-6 Adding an Additional Amount Not to Exceed Two Hundred Twenty Thousand Dollars (\$220,000) for a Salt Shed to be Built at the CMCSS Kirkwood School Complex
- 22-10-11 Resolution to Approve Settlement of Litigation

DISCUSSION

REPORTS FOR APPROVAL

- 1. *Commission Minutes dated September 12, 2022
- 2. *County Clerk's Report and Notary List
- 3. *Nominating Committee Nominations
- 4. *County Mayor Nominations and Appointments

VERBAL REPORTS

- 1. School Board Liaison – Commissioner John Gannon
- 2. Highway Commission Liaison – Commissioner Rickey Ray

REPORTS FILED

- 1. Building & Codes Monthly Reports

ANNOUNCEMENTS

- 1. The Legislative Agenda Reception will be on Tuesday, October 25 at 5:30 p.m. at the William O. Beach Civic Hall. Commissioners, please confirm your attendance by calling the Mayor's Office.
- 2. The Montgomery County Veteran Services will be hosting the Annual Veterans Day Parade on November 5, 2022. Opening ceremony will be at 9:00 a.m. on the historic courthouse steps with the Parade beginning at 10:00 a.m. This year's theme is a Salute to Veterans in Law Enforcement.

ADJOURN

**RESOLUTION OF THE MONTGOMERY COUNTY BOARD OF
COMMISSIONERS
AMENDING THE ZONE CLASSIFICATION OF THE PROPERTY OF
H & H SHEET METAL FABRICATORS, INC.**

WHEREAS, an application for a zone change from AG Agricultural District to C-5 Highway & Arterial Commercial District has been submitted by H & H Sheet Metal Fabricators, Inc. and

WHEREAS, said property is identified as County Tax Map 010, parcel 010.00, containing 21.75 +/- acres, situated in Civil District 13, located A portion of a tract located east of Guthrie Hwy. northeast of Shadybrook Ln. & south of the Kentucky State Line; and

WHEREAS, said property is described as follows:

“SEE EXHIBIT A”

WHEREAS, the Planning Commission staff recommends APPROVAL and the Regional Planning Commission recommends APPROVAL of said application.

NOW, THEREFORE, BE IT RESOLVED by the Montgomery County Board of County Commissioners assembled in regular session on this 10th day of October, 2022, that the zone classification of the property of H & H Sheet Metal Fabricators, Inc. from AG to C-5 is hereby approved.

Duly passed and approved this 10th day of October, 2022.

Sponsor _____
Commissioner _____
Approved _____



County Mayor

Attested: _____
County Clerk

"EXHIBIT A"

Beginning at a point, said point being the south right of way of Guthrie Hwy/Hwy 79, said point being N 47° 13' E for a distance of 3,280 feet from the centerline intersection of Guthrie Hwy and Arkadelphia Rd, said point also being the northwestern corner of the herein described parcel; Thence, along said Guthrie Hwy, N 47° 39' 23" E for a distance of 86.53 feet to a point on a line; Thence, leaving said Guthrie Hwy and along a zone line, S 45° 18' 43" E for a distance of 194.67 feet to a point on a line; Thence, N 48° 30' 27" E for a distance of 393.21 feet to a point on a line; Thence, N 46° 19' 03" W for a distance of 200.74 feet to a point on a line, said point being the south right of way of said Guthrie Hwy; Thence, along said Guthrie Hwy, N 47° 39' 23" E for a distance of 64.69 feet to a point on a line, said point being the southern state line of Kentucky, said point also being the northern property line of the herein described parcel; Thence, along said state of Kentucky, N 87° 53' 39" E a distance of 568.02 feet to a point on a line; Thence, leaving said state of Kentucky and along a new zone line for the next 15 calls, S 02° 33' 00" E for a distance of 72.88 feet to a point on a line; Thence, S 80° 25' 07" E for a distance of 212.21 feet to a point on a line; Thence, S 89° 27' 50" E for a distance of 214.60 feet to a point on a line; Thence, S 30° 34' 08" E for a distance of 151.09 feet to a point on a line; Thence, S 07° 31' 42" W for a distance of 329.69 feet to a point on a line; Thence, S 41° 03' 37" W for a distance of 293.53 feet to a point on a line; Thence, S 76° 24' 36" W for a distance of 48.94 feet to a point on a line; Thence, S 44° 22' 34" W for a distance of 150.69 feet to a point on a line; Thence, S 18° 20' 51" W for a distance of 72.25 feet to a point on a line; Thence, S 45° 26' 05" W for a distance of 117.05 feet to a point on a line, said point being the south east corner of the herein described parcel; Thence, N 45° 06' 00" W for a distance of 264.52 feet to a point on a line; Thence, N 61° 21' 43" W for a distance of 109.27 feet to a point on a line; Thence, N 79° 52' 30" W for a distance of 244.33 feet to a point on a line; Thence, S 82° 46' 51" W for a distance of 73.41 feet to a point on a line; Thence, S 37° 51' 45" W for a distance of 140.04 feet to a point on a line, said point being the eastern property line of the Security Seed and Chemical LLC Seed and Chemical as described in ORV 1896, page 2243; Thence, along said Security Seed and Chemical LLC Seed and Chemical, N 52° 08' 15" W for a distance of 328.17 feet to a point on a line, said point being the south west corner of the Robert Broome property as described in ORV 645, page 803, said point also being the south west corner of the herein described parcel; Thence, with said Broome property for the next 2 calls, N 51° 44' 14" E for a distance of 166.00 feet to a point on a line; Thence, N 38° 31' 27" W for a distance of 264.43 feet to a point on a line, said point being the point of beginning, said parcel containing 947,579 Square Feet or 21.75 Acres, more or less

**RESOLUTION OF THE MONTGOMERY COUNTY BOARD OF
COMMISSIONERS
AMENDING THE ZONE CLASSIFICATION OF THE PROPERTY OF
BENTON WALKER**

WHEREAS, an application for a zone change from AG Agricultural District to R-1 Single-Family Residential District has been submitted by Benton Walker and

WHEREAS, said property is identified as County Tax Map 087, parcel 030.03, containing 9.75 +/- acres, situated in Civil District 13, located Property fronting on the east frontage of Deerwood Rd., 735+/- feet south of the Highway 41-A South & Deerwood Rd. intersection; and

WHEREAS, said property is described as follows:

Beginning at a point lying in the east right of way of Deerwood Road, being the southwest corner of the Glen Emerson property as recorded in ORV 1218, Page 827 ROMCT, lying South 09 degrees 37 minutes 35 seconds West for 577.15 feet from the cl intersection of Deerwood Road and US HWY 41A South; Thence leaving Deerwood Road along Emerson south property line, on a new zone line, South 78 degrees 58 minutes 45 seconds East, for 583.87 feet to a point, being the south corner of the Travis Filmore property as recorded in ORV 1422 Page 851 ROMCT; Thence along Filmore south property line, North 07 degrees 59 minutes 48 seconds East for 211.90 feet to a point; Thence continuing along Filmore south property line, South 81 degrees 46 minutes 45 seconds East for 426.74 feet to a point, lying in the west boundary of Ivy Bend Section 1 as recorded in PB F, Page 903 ROMCT; Thence along Ivy Bend, South 13 degrees 31 minutes 09 seconds West for 549.16 feet to a point, being the northeast corner of the Jane Walker property as recorded in ORV 2236, Page 1791 ROMCT; Thence along Walker north property line, North 82 degrees 03 minutes 18 seconds West for 957.10 feet to a point, said point lying in the east margin of Deerwood Road; Thence along Deerwood, North 08 degrees 01 minutes, 15 seconds East for 368.05 feet to the point of beginning. Said tract-containing 9.75 acres (424,722 sf) more or less.

WHEREAS, the Planning Commission staff recommends APPROVAL and the Regional Planning Commission recommends APPROVAL of said application.

NOW, THEREFORE, BE IT RESOLVED by the Montgomery County Board of County Commissioners assembled in regular session on this 10th day of October, 2022, that the zone classification of the property of Benton Walker from AG to R-1 is hereby approved.

Duly passed and approved this 10th day of October, 2022.

Sponsor _____
Commissioner _____
Approved _____



Attested: _____
County Clerk

County Mayor

COUNTY ZONING ACTIONS

The following case(s) will be considered for final action at the formal session of the Board of County Commissioners meeting on: **Monday, October 10, 2022**. The public hearing will be held on: **Monday, October 3, 2022**.

CASE NUMBER: CZ-19-2022

Applicant: H & H Sheet Metal Fabricators, Inc.

Agent: Jimmy Kent Wilson PTL Logistics

Location: A portion of a tract located east of Guthrie Hwy. northeast of Shadybrook Ln. & south of the Kentucky State Line.

Request: AG Agricultural District to
C-5 Highway & Arterial Commercial District.

County Commission District: 19

STAFF RECOMMENDATION: APPROVAL

PLANNING COMMISSION RECOMMENDATION: APPROVAL

CASE NUMBER: CZ-21-2022

Applicant: Benton Walker

Location: Property fronting on the east frontage of Deerwood Rd., 735+/- feet south of the Highway 41-A South & Deerwood Rd. intersection.

Request: AG Agricultural District to
R-1 Single-Family Residential District

County Commission District: 3

STAFF RECOMMENDATION: APPROVAL

PLANNING COMMISSION RECOMMENDATION: APPROVAL

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING

STAFF REVIEW - ZONING

RPC MEETING DATE 09/27/2022

CASE NUMBER: CZ - 19 - 2022

NAME OF APPLICANT:H & H Sheet Metal

AGENT: Jimmy Kent Wilson

PTL Logistics

GENERAL INFORMATION

TAX PLAT: 010

PARCEL(S): 010.00

ACREAGE TO BE REZONED: 21.75 +/-

PRESENT ZONING: AG

PROPOSED ZONING: C-5

EXTENSION OF ZONING

CLASSIFICATION: YES

PROPERTY LOCATION: A portion of a tract located east of Guthrie Hwy. northeast of Shadybrook Ln. & south of the Kentucky State Line.

CITY COUNCIL WARD:

COUNTY COMMISSION DISTRICT: 19

CIVIL DISTRICT: 1

DESCRIPTION OF PROPERTY: A portion of a tract currently being row cropped

APPLICANT'S STATEMENT To extend C-5 zoning and for a proposed warehouse distribution center
FOR PROPOSED USE:

GROWTH PLAN AREA: RA

PLANNING AREA: Rossview

PREVIOUS ZONING HISTORY: CZ-44-1975, CZ-3-2006, CZ-25-2009

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING

STAFF REVIEW - ZONING

DEPARTMENT COMMENTS

CZ 19 2022

- | | | |
|--|--|---|
| <input type="checkbox"/> FIRE DEPARTMENT | <input type="checkbox"/> WOODLAWN U/D (DIGITAL ONLY) | <input type="checkbox"/> FT. CAMPBELL (DIGITAL ONLY) |
| <input checked="" type="checkbox"/> EMERGENCY MANAGEMENT | <input type="checkbox"/> CITY STREET DEPT. (DIGITAL ONLY) | <input type="checkbox"/> IND. DEV. BD. (DIGITAL ONLY) |
| <input checked="" type="checkbox"/> SHERIFFS DEPT. | <input checked="" type="checkbox"/> COUNTY HWY. DEPT. (DIGITAL ONLY) | <input type="checkbox"/> CHARTER (DIGITAL ONLY) |
| <input checked="" type="checkbox"/> DIV. OF GROUND WATER | <input checked="" type="checkbox"/> CEMC (DIGITAL ONLY) | |
| <input type="checkbox"/> HOUSING AUTHORITY | <input type="checkbox"/> CDE (DIGITAL ONLY) | <input type="checkbox"/> OTHER |
| <input type="checkbox"/> COMMON DESIGN REVIEW BOARD | <input type="checkbox"/> ATT (DIGITAL ONLY) | |
| <input checked="" type="checkbox"/> GAS & WATER DEPT. (DIGITAL ONLY) | <input type="checkbox"/> POLICE DEPT. (DIGITAL ONLY) | |
| <input type="checkbox"/> CUMBERLAND HTS U/D (DIGITAL ONLY) | <input type="checkbox"/> CITY BLDG DEPT. (DIGITAL ONLY) | |
| <input type="checkbox"/> CUNNINGHAM U/D (DIGITAL ONLY) | <input checked="" type="checkbox"/> COUNTY BLDG DEPT. (DIGITAL ONLY) | |
| <input type="checkbox"/> EAST MONT. U/D (DIGITAL ONLY) | <input type="checkbox"/> SCHOOL SYSTEM OPS. (DIGITAL ONLY) | |

1. CITY ENGINEER/UTILITY DISTRICT: No gravity sewer. Possible water upgrades. Not good pressure.

**2. STREET DEPARTMENT/
COUNTY HIGHWAY DEPARTMENT:** Comments received from department and they had no concerns.

3. DRAINAGE COMMENTS: Comments received from department and they had no concerns.

4. CDE/CEMC: No Comment(s) Received

5. FIRE DEPT/EMERGENCY MGT.: Comments received from department and they had no concerns.

6. POLICE DEPT/SHERIFF'S OFFICE: No Comment(s) Received

**7. CITY BUILDING DEPARTMENT/
COUNTY BUILDING DEPARTMENT:** Comments received from department and they had no concerns.

8. SCHOOL SYSTEM:

ELEMENTARY:

MIDDLE SCHOOL:

HIGH SCHOOL:

9. FT. CAMPBELL:

10. OTHER COMMENTS:

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING
STAFF REVIEW - ZONING

PLANNING STAFF'S STUDY AND RECOMMENDATION

CZ 19 2022

IMPACT OF PROPOSED USE ON SURROUNDING DEVELOPMENT: Increased traffic, light & noise.

INFRASTRUCTURE:

WATER SOURCE: CITY

SEWER SOURCE: CITY

STREET/ROAD ACCESSIBILITY: Guthrie Hwy. & Shady Brook Ln.

DRAINAGE COMMENTS:

RESIDENTIAL DEVELOPMENT

APPLICANT'S ESTIMATES HISTORICAL ESTIMATES

LOTS/UNITS:

POPULATION:

APPLICABLE LAND USE PLAN

Rossvie Road Planning Area - One of the most diversified areas of the county in terms of land use. It has the best remaining agricultural land. One of the fastest growing sectors of Montgomery County, Factors affecting growth all average to above average. The Industrial Park is also located in this planning area.

STAFF RECOMMENDATION: **APPROVAL**

1. The proposed zoning request is consistent with the adopted Land Use Plan.
2. The request is an extension of the existing C-5 Highway & Arterial Commercial District.
3. This South Guthrie area has been a hub of general commercial, industrial, agricultural uses as well as low density residential. This request does not appear to be out of character with recent and past trends.
4. No adverse environmental issues have been identified as part of this request.

5.



CZ-19-2022

APPLICANT:

H & H SHEET METAL
FABRICATORS

REQUEST:

AG
TO
C-5

MAP & PARCEL

010 01000 (P)


ACRES +/-
21.75


Scale: 1:10,000

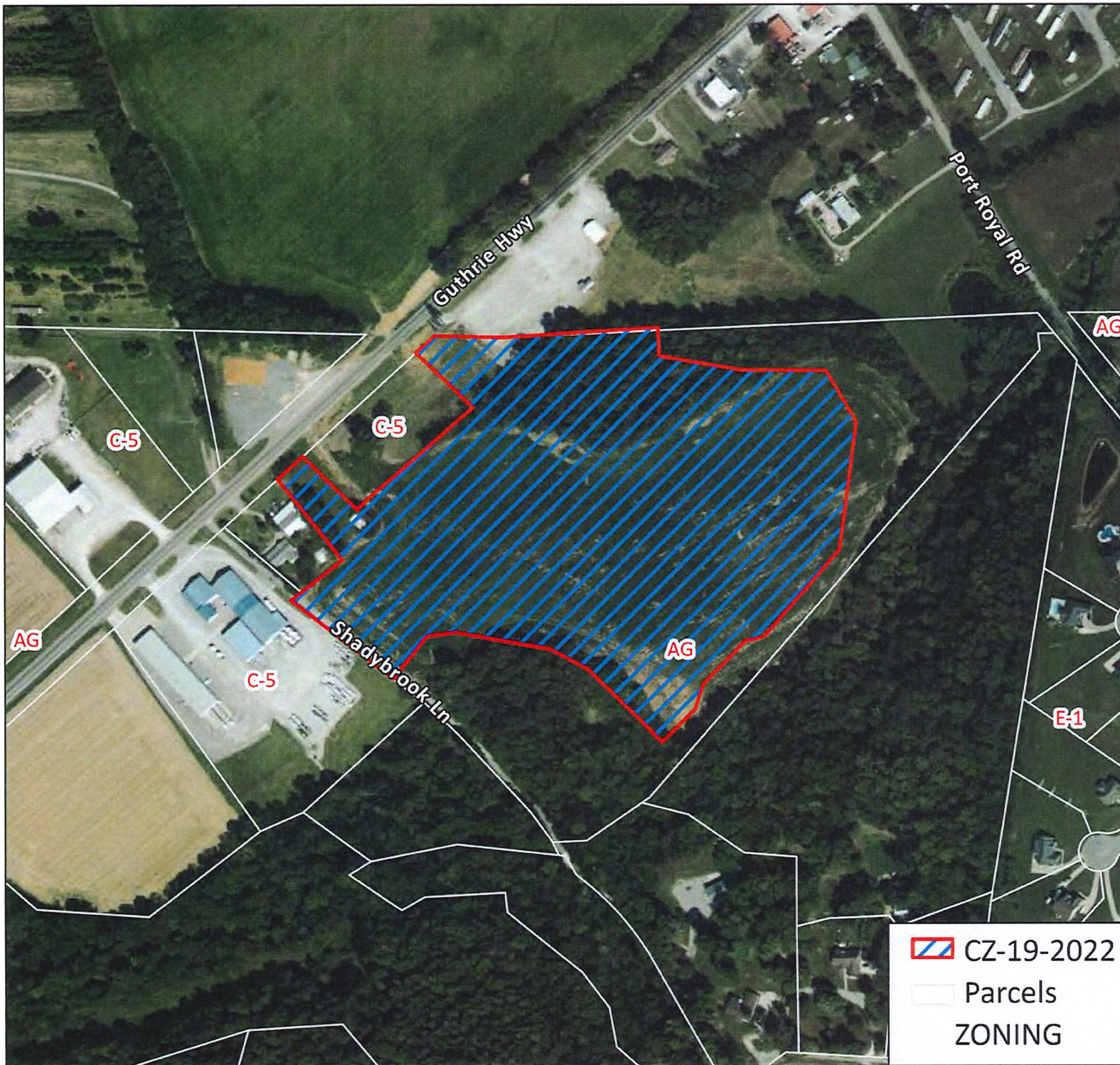


0 500 1,000
Feet

9/27/2022

 CZ-19-2022

 Parcels
ZONING



CZ-19-2022

APPLICANT:

H & H SHEET METAL
FABRICATORS

REQUEST:

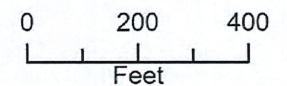
AG
TO
C-5

MAP & PARCEL


010 01000 (P)


ACRES +/-
21.75

Scale: 1:4,000



9/27/2022

 CZ-19-2022

 Parcels
ZONING



CZ-19-2022

APPLICANT:

H & H SHEET METAL
FABRICATORS

REQUEST:

**AG
TO
C-5**

MAP & PARCEL

010 01000 (P)

ACRES +/-
21.75

Scale: 1:10,000

0 500 1,000
Feet

9/27/2022

CASE NUMBER: CZ 19 2022 **MEETING DATE** 09/27/2022

APPLICANT: H & H Sheet Metal Fabricators, Inc.

PRESENT ZONING AG

PROPOSED ZONING C-5

TAX PLAT # 010

PARCEL 010.00

GEN. LOCATION A portion of a tract located east of Guthrie Hwy. northeast of Shadybrook Ln. &
south of the Kentucky State Line.

PUBLIC COMMENTS

None received as of 4:30 P.M. on 9/26/2022 (A.L.)

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING

STAFF REVIEW - ZONING

RPC MEETING DATE: 09/27/2022

CASE NUMBER: CZ - 21 - 2022

NAME OF APPLICANT:Benton Walker

AGENT:

GENERAL INFORMATION

TAX PLAT: 087

PARCEL(S): 030.03

ACREAGE TO BE REZONED: 9.75 +/-

PRESENT ZONING: AG

PROPOSED ZONING: R-1

EXTENSION OF ZONING

CLASSIFICATION: YES

PROPERTY LOCATION: Property fronting on the east frontage of Deerwood Rd., 735+/- feet south of the Highway 41-A South & Deerwood Rd. intersection.

CITY COUNCIL WARD:

COUNTY COMMISSION DISTRICT: 3

CIVIL DISTRICT: 10

DESCRIPTION OF PROPERTY: A grassland pasture with a pond outlined by tree lines.

APPLICANT'S STATEMENT To develop a single family subdivision
FOR PROPOSED USE:

GROWTH PLAN AREA: PGA

PLANNING AREA: Sango

PREVIOUS ZONING HISTORY: CZ-13-2021

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING

STAFF REVIEW - ZONING

DEPARTMENT COMMENTS

CZ 21 2022

- ☐ FIRE DEPARTMENT
- ☒ EMERGENCY MANAGEMENT
- ☒ SHERIFFS DEPT.
- ☒ DIV. OF GROUND WATER
- ☐ HOUSING AUTHORITY
- ☐ COMMON DESIGN REVIEW BOARD
- ☐ GAS & WATER DEPT. (DIGITAL ONLY)
- ☐ CUMBERLAND HTS U/D (DIGITAL ONLY)
- ☐ CUNNINGHAM U/D (DIGITAL ONLY)
- ☒ EAST MONT. U/D (DIGITAL ONLY)

- ☐ WOODLAWN U/D (DIGITAL ONLY)
- ☐ CITY STREET DEPT. (DIGITAL ONLY)
- ☒ COUNTY HWY. DEPT. (DIGITAL ONLY)
- ☒ CEMC (DIGITAL ONLY)
- ☐ CDE (DIGITAL ONLY)
- ☐ ATT (DIGITAL ONLY)
- ☐ POLICE DEPT. (DIGITAL ONLY)
- ☐ CITY BLDG DEPT. (DIGITAL ONLY)
- ☒ COUNTY BLDG DEPT. (DIGITAL ONLY)
- ☒ SCHOOL SYSTEM OPS. (DIGITAL ONLY)

- ☐ FT. CAMPBELL (DIGITAL ONLY)
- ☐ IND. DEV. BD. (DIGITAL ONLY)
- ☐ CHARTER (DIGITAL ONLY)
- ☐ OTHER

1. CITY ENGINEER/UTILITY DISTRICT: No Comment(s) Received

**2. STREET DEPARTMENT/
COUNTY HIGHWAY DEPARTMENT:** Comments received from department and they had no concerns.

3. DRAINAGE COMMENTS: Comments received from department and they had no concerns.

4. CDE/CEMC: No Comment(s) Received

5. FIRE DEPT/EMERGENCY MGT.: Comments received from department and they had no concerns.

6. POLICE DEPT/SHERIFF'S OFFICE: No Comment(s) Received

**7. CITY BUILDING DEPARTMENT/
COUNTY BUILDING DEPARTMENT:** Comments received from department and they had no concerns.

8. SCHOOL SYSTEM: Richview Middle is at 94% capacity & currently has 2 portable classrooms.
Clarksville High is at 101% capacity & currently has 3 portable classrooms.
This continued student growth necessitates additional action to address building
capacity growth and school bus transportation needs in Mont. County. This
development could add additional students & require additional infrastructure,
funding & rezoning in order to achieve optimal capacity utilization throughout
the District.

ELEMENTARY: EAST MONTGOMERY

MIDDLE SCHOOL: RICHVIEW

HIGH SCHOOL: CLARKSVILLE

9. FT. CAMPBELL:

10. OTHER COMMENTS:

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING
STAFF REVIEW - ZONING

PLANNING STAFF'S STUDY AND RECOMMENDATION

CZ 21 2022

IMPACT OF PROPOSED USE ON SURROUNDING DEVELOPMENT: Increased single family residential density.

INFRASTRUCTURE:

WATER SOURCE: EAST MONT.

SEWER SOURCE:

STREET/ROAD ACCESSIBILITY: Deerwood Rd.

DRAINAGE COMMENTS:

RESIDENTIAL DEVELOPMENT

APPLICANT'S ESTIMATES HISTORICAL ESTIMATES

LOTS/UNITS:

19

POPULATION:

51

APPLICABLE LAND USE PLAN

Sango Planning Area: Growth rate for this area is above the overall county average. US 41-A South is the major east-west corridor spanning this area & provides an alternative to I-24 as a route to Nashville. SR 12 is also a corridor that provides a good linkage to employment, shopping and schools and should continue to support future growth in this portion of the planning area.

STAFF RECOMMENDATION: **APPROVAL**

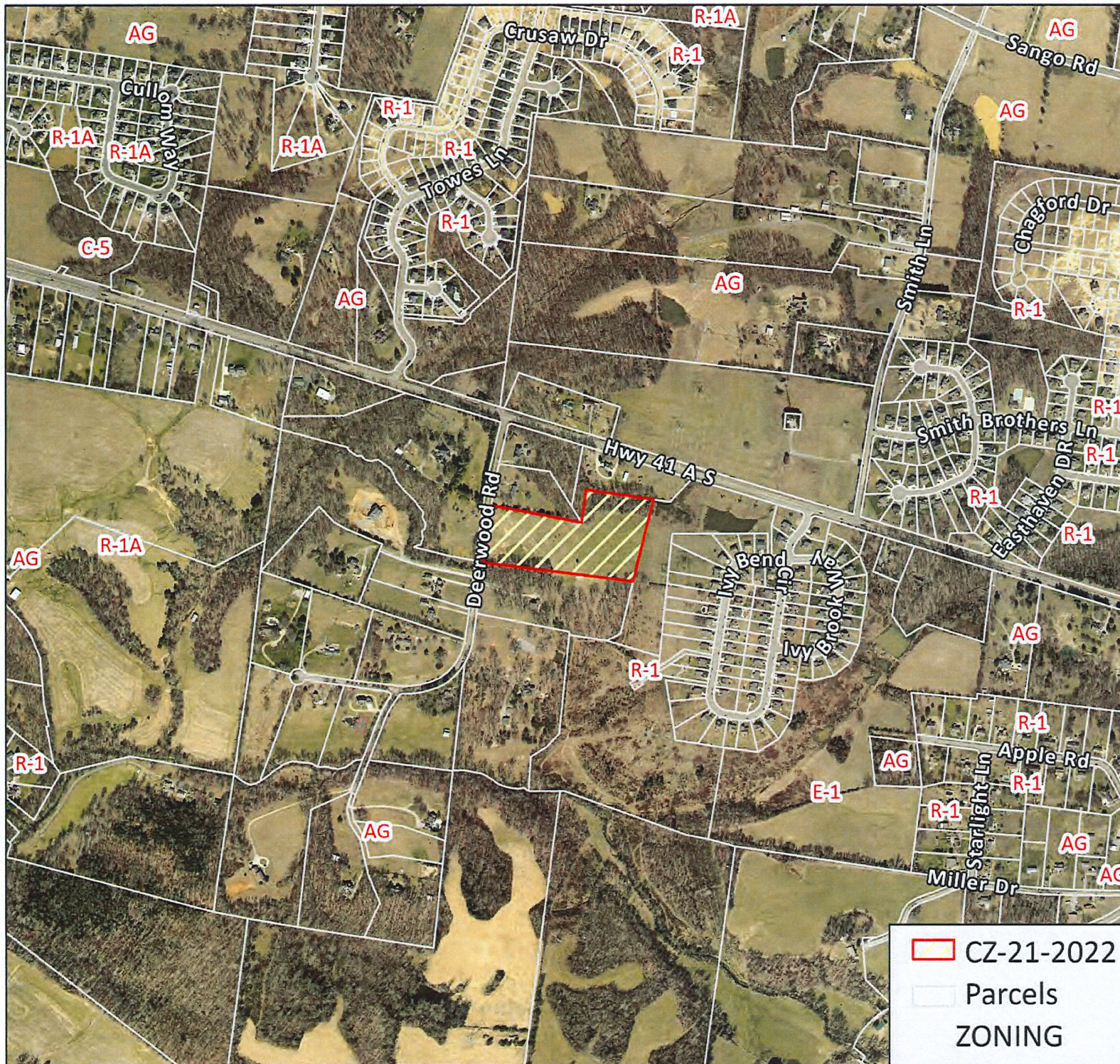
1. The proposed zoning request is consistent with the adopted Land Use Plan.

2. The property lies within the Planned Growth Area "PGA" of the adopted 2040 Growth Plan and the proposed R-1 Single Family Residential District is not out of character with the development pattern in the Sango Planning Area.

3. The adopted Future Land Use Opinion Map indicates that this area be Single Family Residential.

4. Adequate will infrastructure serve the site and no adverse environmental issues have been identified as part of this request.

- 5.



CZ-21-2022

APPLICANT:

BENTON WALKER

REQUEST:

AG

TO

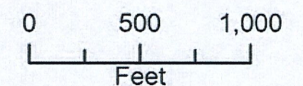
R-1

MAP & PARCEL

087 03003

ACRES +/-
9.75

Scale: 1:10,000

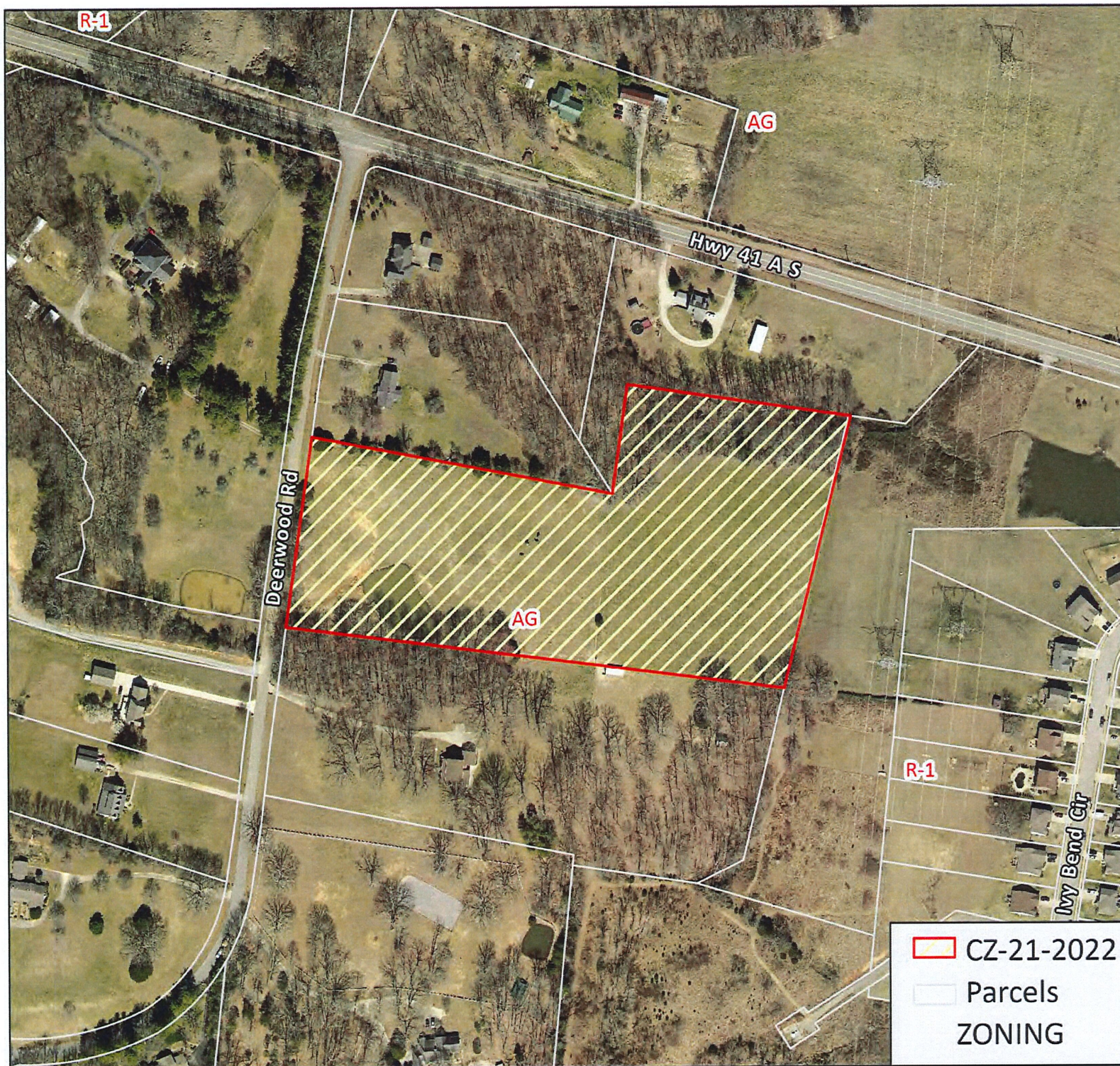


9/27/2022

CZ-21-2022

Parcels

ZONING



CZ-21-2022

APPLICANT:

BENTON WALKER

REQUEST:

AG

TO

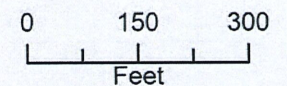
R-1

MAP & PARCEL

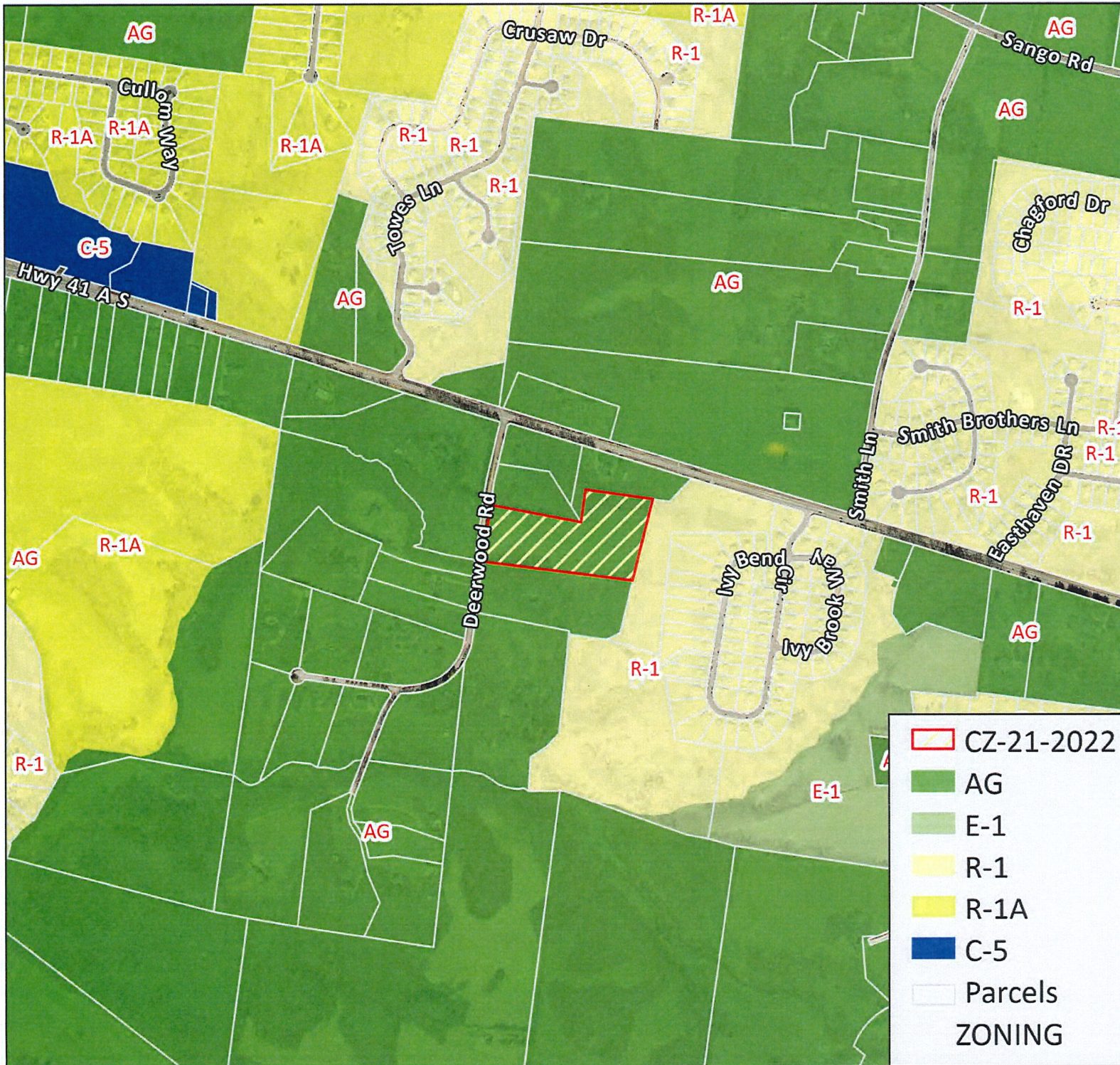
087 03003

ACRES +/-
9.75

Scale: 1:3,000



9/27/2022



CZ-21-2022

APPLICANT:

BENTON WALKER

REQUEST:

AG

TO

R-1

MAP & PARCEL

087 03003

ACRES +/-
9.75

Scale: 1:10,000

0 500 1,000
Feet

9/27/2022

CASE NUMBER: CZ 21 2022 **MEETING DATE** 09/27/2022

APPLICANT: Benton Walker

PRESENT ZONING AG

PROPOSED ZONING R-1

TAX PLAT # 087

PARCEL 030.03

GEN. LOCATION Property fronting on the east frontage of Deerwood Rd., 735+/- feet south of the Highway 41-A South & Deerwood Rd. intersection.

PUBLIC COMMENTS

Copies of an emails in the file.



**City
of
Clarksville**

John Spainhoward <john.spainhoward@cityofclarksville.com>

Information for Staff meeting regarding CZ-21-2022 Deerwood Rd.

1 message

Rosalind Kurita <rkurita@gmail.com>

Fri, Sep 16, 2022 at 12:05 PM

To: Jeffrey Tyndall <jeffrey.tyndall@cityofclarksville.com>, Spainhoward John <john.spainhoward@cityofclarksville.com>

CZ-21-2022

The application to rezone 9.75 acres from AG to R-1 for a subdivision should be denied based on the following issues:

Traffic Accessibility and Visibility on Deerwood Rd into/from the proposed subdivision.

1. **The size of the new subdivision if rezoned to R-1 could potentially be 29 units.** This information was calculated by Jeff Tyndall, the Director of Clarksville Montgomery County Regional Planning Commission.¹ (see copy of detailed communication in footnote below).
2. **The new subdivision would only be accessible through Deerwood Rd.** There is no direct exit or entrance from the property to any roadway other than Deerwood Rd, given surrounding homes and a TVA easement on all other sides.
3. **Deerwood Road does not meet current standards for new or improved rural road in Montgomery County.**
 - a. Jeff Bryant, county highway superintendent, defined Deerwood Road as a "small county road." Its current width is 21 feet. New or improved roads in Montgomery County require a width of 24 feet. Deerwood has several steep hills and is lined with a ditch or deep grades on at least one side of the road for its full length, precluding widening.
 - b. The proposed subdivision would overburden this substandard road with more than double the number of homes/families currently served by it, and could add 48 – 80+ vehicles to its daily use.

Accessibility to Deerwood Rd from 41-A

1. **Access to Deerwood from 41A is very hazardous.** The only access to Deerwood Rd is from 41-A. The speed limit on 41-A is 45 MPH. It is extremely hilly and there are no shoulders on 41-A to use to avoid hazards. It has no ingress turning lane or egress turning lane to enter or exit Deerwood.
2. **The intersection of 41-A and Deerwood Road has extremely poor visibility and is a current safety hazard.**
3. **Daily traffic volume on 41A is very high.**
 - a. Daily volume = 13,886 (TDOT data, 2021).
 - b. Traffic volume on the highway is increasing. Most recent TDOT figures document a 20% increase in volume from 2020 – 2021.
 - c. Peak traffic volumes reach 1093 vehicles passing the Deerwood intersection in one hour (Sept 6, 2022 data).
4. **Motor vehicle accidents on the relevant section of 41A are very high already.**
5. **The addition of 48-80+ vehicles entering/exiting Deerwood at 41A will substantially increase the risk to life and safety for current and future residents.**

Additional Infrastructure issues: Sewage impact of the proposed development

1. Water is supplied to the neighborhood by EMUD
2. No sewer currently services the Deerwood neighborhood.
3. The only area sewer service is provided by CGW
 - a. No direct access from proposed development to current sewer lines.
 - b. Surrounding property owners oppose sewage access through their properties
 - c. CGW unlikely to provide sewer service to non-customers of its water service

FOOTNOTE

¹ Email communication from Jeff Tyndale (date).... "These are difficult to nail down and there are several factors such as the size of homes being built and for septic, the soils, but I will try to give you a range. Septic in R-1 would still require a minimum lot size of 20,000 SF or just under 1/2 acre if ground water says the soil is good and this is a lot-by-lot evaluation but let's assume all 1/2 lots.

9.75 acres X 43,560 SF per acre = 424,710 Square Feet, remove appx 10% for roads and drainage = appx. 382,239 SF for building. Divide that by 20,000 SF per lot and that's your max. 19 lots in an ideal situation on septic. For sewer those max numbers are divided by 15,000 SF per lot so 25 lots.

Our historic yield numbers are 1.9 units per acre (on average) so $9.75 \times 1.9 = 18.5$ homes so I would be comfortable saying a range of 18-25 homes unless for some reason the owner was doing "estate lots of around an acre each" which they can still do in R-1.

Hope that helps, but as we have discussed **this is a fluid situation that we will only know until they develop, but your maximum lots around 19-25 is pretty concrete. If for some reason they cluster their lots that 25 max could go up to 29 max units total.**"

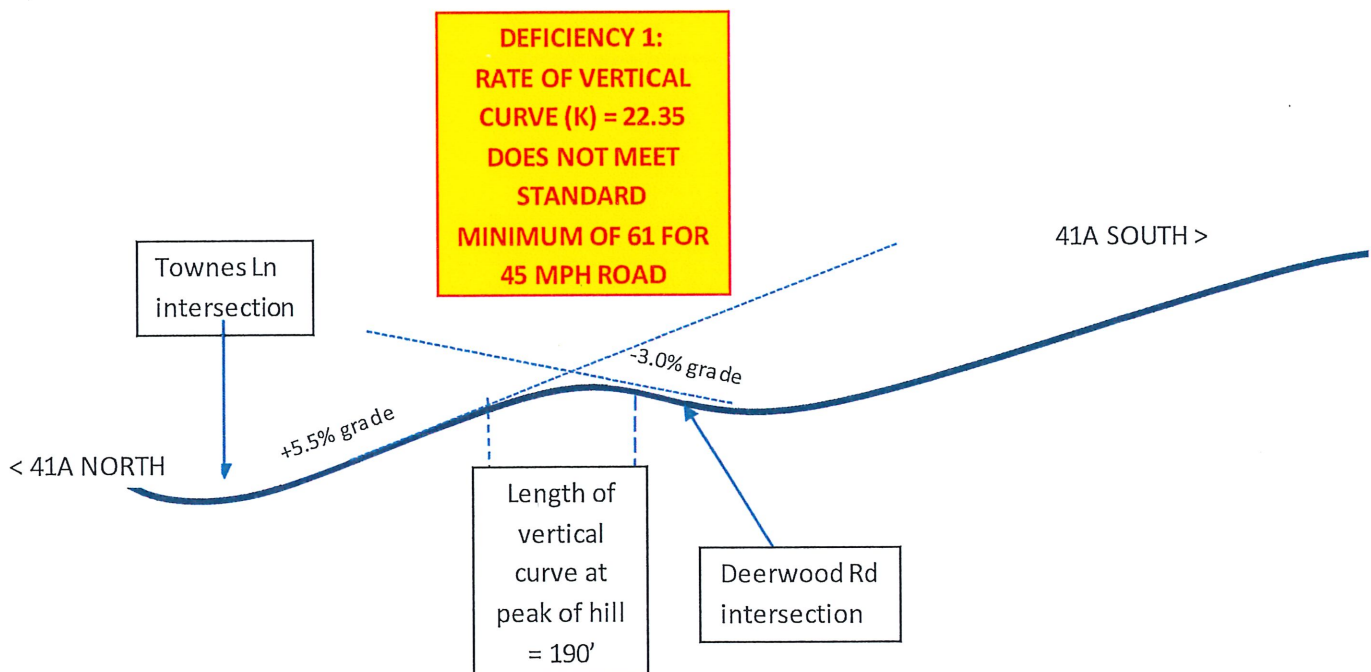
The residents of the Deerwood Road neighborhood urge this commission to recommend disapproval of rezoning application CZ-21-2022 from Ag to R-1. According to expert calculations by Jeff Tyndall, R-1 zoning on 9.75 acres could allow for a maximum of 29 homes. R-1 zoning would allow this regardless of any expressed intention at this time.

The intersection of Deerwood Road and Highway 41A does not currently meet state safety standards for traffic visibility.

National guidelines recognized by the state of TN have been set to assess such safety. Three of these standard measurements illustrate the danger at this intersection. (These are illustrated on Figures 1-3).

- TDOT uses measurements of the rate of vertical curve to assess whether the crest of a hill limits visibility for drivers in a manner that is unsafe.

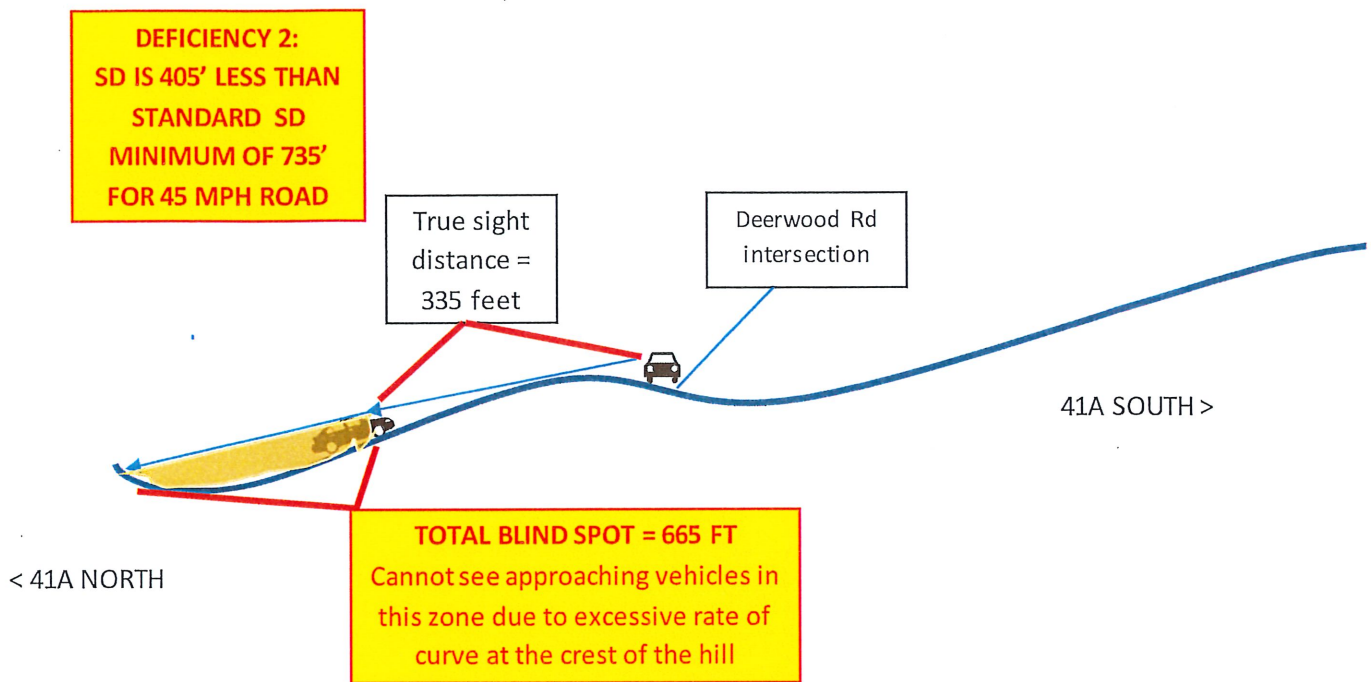
FIGURE 1: VERTICAL CURVES, HIGHWAY 41A AT DEERWOOD ROAD



- Intersection of Deerwood/41A occurs between two hills, the crests of which obscure visibility.
- **Rate of vertical curve for the hill immediately north (left) of Deerwood Rd does not meet the minimum standard (22.35 vs 61)**
- This means the crest of the hill limits visibility of oncoming traffic in a manner that is unsafe; cars on 41A cannot see over the hilltop in time to avoid a car pulling out of Deerwood.

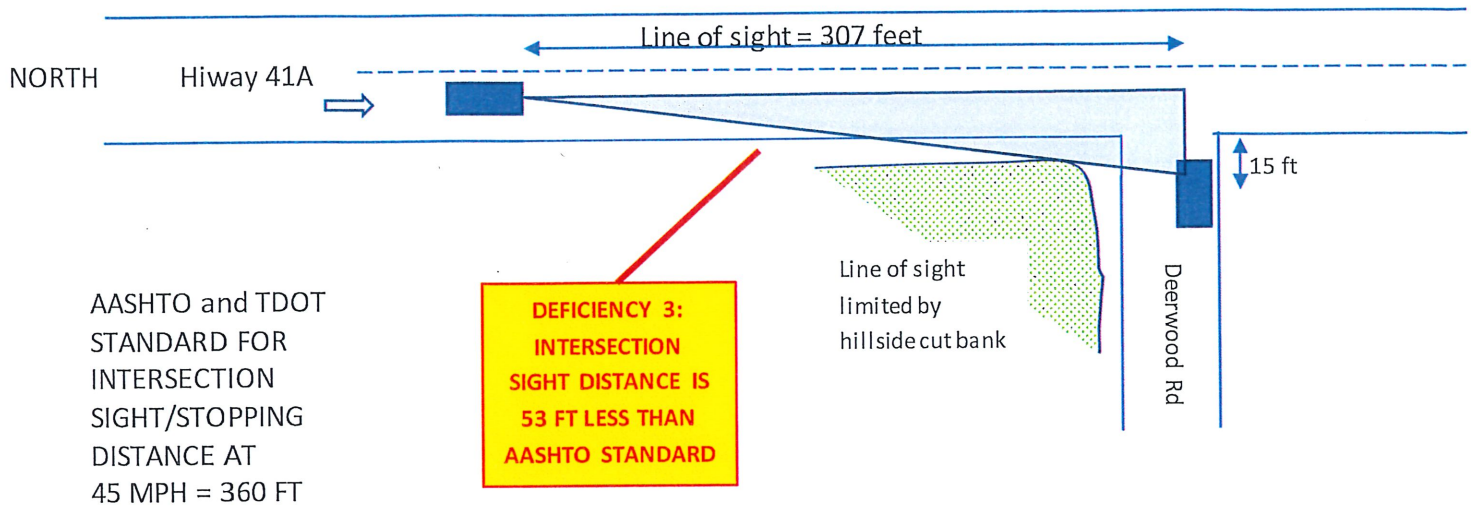
- TDOT uses stopping distance to assess whether or not an oncoming vehicle can avoid a hazard when it comes into sight based on the speed limit.

FIGURE 2: STOPPING DISTANCE (SD), HIGHWAY 41A AT DEERWOOD ROAD



- The stopping distance for vehicles approaching Deerwood on 41A from the north is less than half the standard.
- This means that if a vehicle is pulling out of Deerwood Road, an approaching car will not have time to avoid hitting it when it comes into sight.
- An additional implication of this is that traffic approaching through the valley just north of Deerwood Road enters a **665-foot blind spot where vehicles cannot be seen at all** until they emerge too close to Deerwood to avoid collision.
- TDOT uses intersection sight distance triangle measurements to assess whether a vehicle pulling out onto a road at an intersection has enough time to do so safely to avoid a crash.

FIGURE 3: INTERSECTION SIGHT DISTANCE, DEERWOOD ROAD EXITING ONTO 41A



- The visibility to the left from Deerwood Road onto 41A is 53 feet less than TDOT safety standards.

Increased traffic on Deerwood Road will increase the hazards of known traffic safety deficiencies that already exist at the intersection of Deerwood Road and 41A

- Crash data from TN Dept of Safety
 - Average of 5 MVA's a year within 500' of the Deerwood/41A intersection
- There is no turning lane on 41A and there are no shoulders on either side of 41A
- Deerwood is a dead end road, has no shoulders, is very hilly and is lined with steep banks or ditches along its entire length.
 - Current width is 21 feet
 - County now requires 24 ft width for new or improved roads.
- TDOT data show daily traffic count on 41A is rapidly increasing.
 - Increased 20% in the last year alone.
- No way to enter or exit Deerwood Road other than 41A
 - The planned subdivision has no ingress or egress lane proposed.
 - Applicant's own study (submitted 2021) recognized traffic safety hazards and made its rezoning approval recommendation contingent upon construction of an ingress lane and an egress lane.

In conclusion, I am asking you to look at the objective analysis and scientific data we have presented, recognize the serious safety issues, and vote to recommend disapproval for a zone change to R1.

Thank you

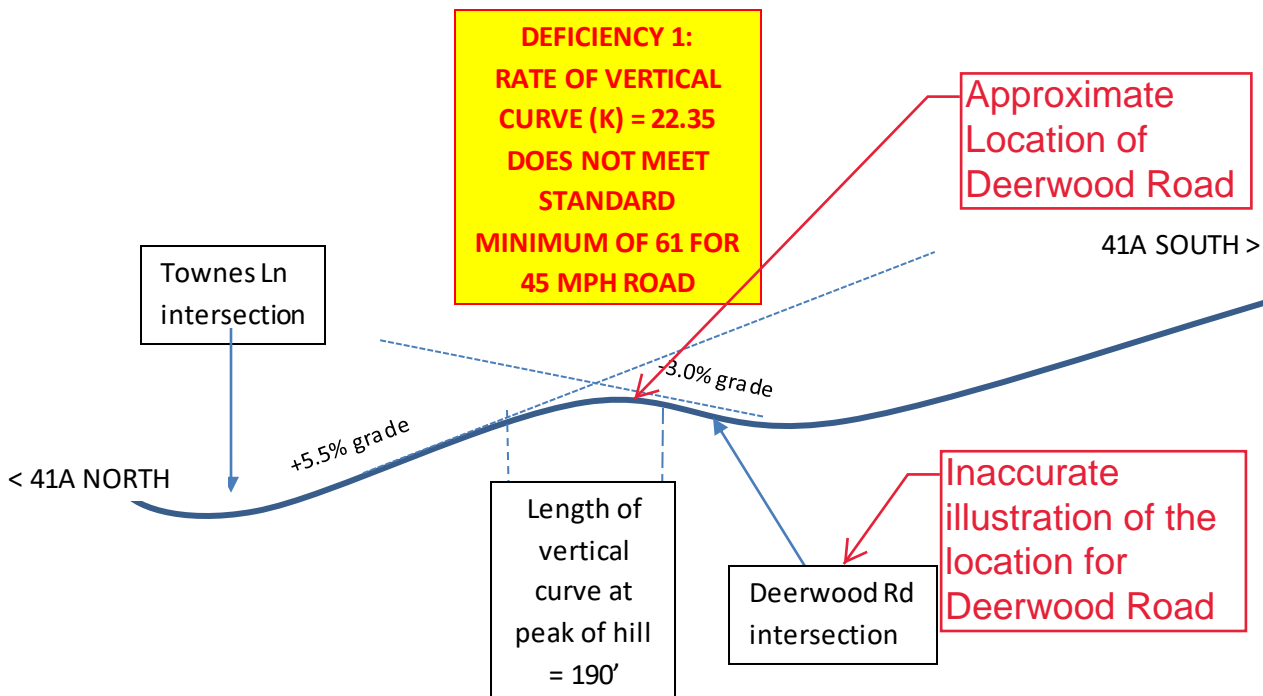
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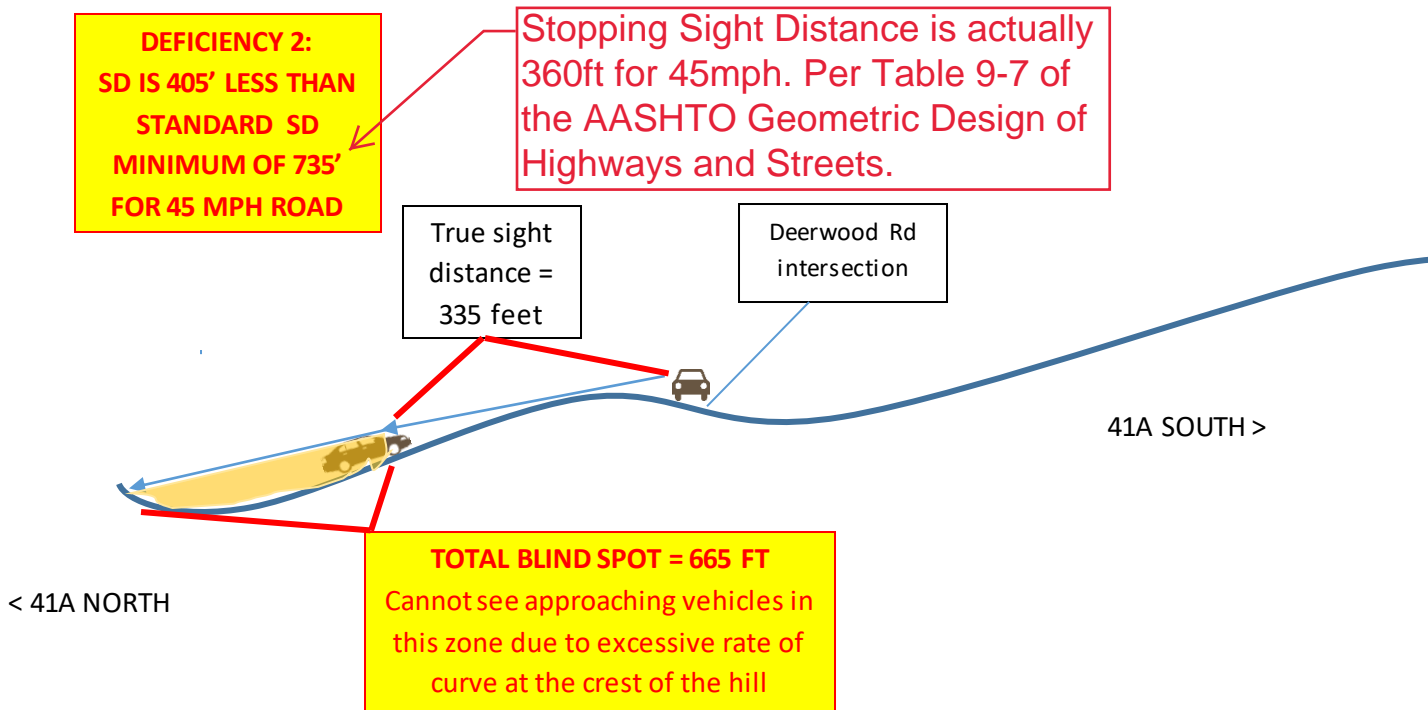
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- Intersection of Deerwood/41A occurs between two hills, the crests of which obscure visibility. **Deerwood is at the crest of the hill, not between two hills**
- Rate of vertical curve for the hill immediately north (left) of Deerwood Rd does not meet the minimum standard (22.35 vs 61) **I cannot confirm**
- This means the crest of the hill limits visibility of oncoming traffic in a manner that is unsafe; cars on 41A cannot see over the hilltop in time to avoid a car pulling out of Deerwood. **Refer to the first response**

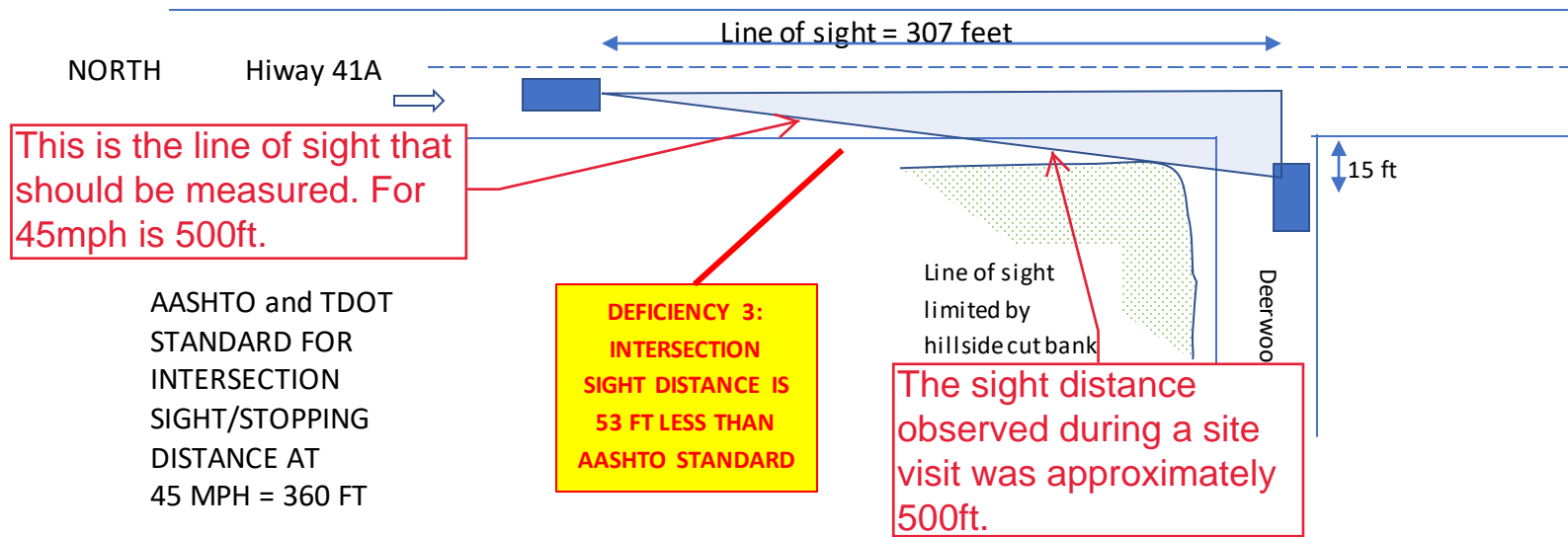
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Thank you

RESOLUTION OF THE MONTGOMERY COUNTY
BOARD OF COMMISSIONERS APPROVING
AMENDMENTS TO THE 2022-23
SCHOOL BUDGET

WHEREAS, the proposed amendments to the General Purpose, Transportation, Child Nutrition, Extended Schools, and Capital Projects funds reflect the most recent estimates of revenues and expenditures, and,

WHEREAS, the Clarksville-Montgomery County Board of Education have studied the attached amendments and approved them on September 20, 2022, for recommendation to the Montgomery County Board of Commissioners,

NOW, THEREFORE, BE IT RESOLVED by the Montgomery County Board of County Commissioners assembled in Regular Business Session on this 10th day of October, 2022, that the 2022-23 School Budget be amended as per the attached schedules

Sponsor

Jean Luna-Vedder

Commissioner

RA Givens

Approved

County Mayor

Attested

County Clerk

Clarksville-Montgomery County School System

General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget
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Estimated Revenues

Local Revenues

Current Property Tax	28,002,813	28,002,813	-	28,002,813
Trustees Collection - Prior Years	500,000	500,000	-	500,000
Trustees Collection - Bankruptcy	10,000	10,000	-	10,000
Cir. Clk/Clk Mastr Coll	316,245	316,245	-	316,245
Interest & Penalties	200,000	200,000	-	200,000
Payments In Lieu of Taxes (Utility)	577,493	577,493	-	577,493
Local Option Sales Tax	78,408,456	78,408,456	-	78,408,456
Wheel Tax	5,200,000	5,200,000	-	5,200,000
Business Tax	800,000	800,000	-	800,000
Mixed Drink Tax	400,000	400,000	-	400,000
Bank Excise Tax	161,000	161,000	-	161,000
Archives & Records Management Fee	7,800	7,800	-	7,800
Tuition - Other	28,000	28,000	-	28,000
School Based Health Program	62,900	62,900	-	62,900
Criminal Background Fee	36,300	36,300	-	36,300
Other charges for services	435,854	435,854	-	435,854
Interest Earned	1,565	1,565	-	1,565
Lease/Rentals	35,000	35,000	-	35,000
E-Rate Funding	295,947	295,947	-	295,947
Stupski Foundation Grant	52,000	52,000	-	52,000
Sale of Equipment	500,000	500,000	-	500,000
Damages from Individuals	3,435	3,435	-	3,435
Contributions & Gifts	26,200	26,200	-	26,200
Other Local Revenue	15,000	15,000	-	15,000
Total Local Revenues	116,076,008	116,076,008	-	116,076,008

Clarksville-Montgomery County School System

General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
State Revenues					
Basic Education Program	204,569,567	204,569,567	-	204,569,567	
Early Childhood Education	1,840,910	1,840,910	-	1,840,910	
Other State Education Funds	931,000	931,000	336,433	1,267,433	Safe Schools Act Grant-carryover and new allocation adj
Career Ladder Program	250,000	250,000	-	250,000	
Income Tax	175,000	175,000	-	175,000	
State Grants	420,000	420,000	(249,750)	170,250	Reduction of SRO Grant allocation
Total State Revenues	208,186,477	208,186,477	86,683	208,273,160	
Federal Revenues					
Special Education-Grants to States	400,000	400,000	-	400,000	
Public Law 874 (Impact Aid)	1,790,633	1,790,633	-	1,790,633	
JROTC	700,107	700,107	-	700,107	
Contributions	425,412	425,412	161,135	586,547	AIR Grant-adjustments for payroll
Adult Literacy	31,494	31,494	-	31,494	
Other Government and Citizens Groups	17,700	17,700	-	17,700	
Total Federal Revenues	3,365,346	3,365,346	161,135	3,526,481	
Non-Revenue Sources					
Capital Lease Proceeds	4,918,400	4,918,400	-	4,918,400	
Insurance Recovery	1,000	1,000	-	1,000	
Operating Transfers	1,000,000	1,000,000	-	1,000,000	
Total Non-Revenue Sources	5,919,400	5,919,400	-	5,919,400	
Total Revenues	333,547,231	333,547,231	247,818	333,795,049	

Clarksville-Montgomery County School System

General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget
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Beginning Reserves and Fund Balance

Reserve for On-The-Job Injury	702,218	702,218	-	702,218	
Reserve for Property & Liability Insurance	781,000	781,000	-	781,000	
Reserve for BEP	-	-	-	-	
Reserve for Career Ladder	24,508	24,508	(26,154)	(1,646)	Actual Reserve as of 6/30/22
Assign for Education - ESSER	2,000,000	2,000,000	-	2,000,000	
Assign for Education - School Bus Replacements	1,609,500	1,609,500	-	1,609,500	
Assign for Technology Equipment, Purchases and Leases	6,419,971	6,419,971	-	6,419,971	

Total Reserves	11,537,197	11,537,197	(26,154)	11,511,043
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Beginning Fund Balance	30,561,137	30,561,137	21,018,369	51,579,506	Actual Fund Balance as of 6/30/22
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Total Reserves and Fund Balance	42,098,334	42,098,334	20,992,215	63,090,549
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Total Available Funds	375,645,565	375,645,565	21,240,033	396,885,598
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Clarksville-Montgomery County School System General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
<u>Expenditures (Appropriations)</u>					
71100 - Regular Instruction					
Salaries	112,858,144	112,858,144	-	112,858,144	
Employee Benefits	37,740,146	37,740,146	-	37,740,146	
Contracted Services	2,535,479	2,535,479	-	2,535,479	
Supplies and Materials	6,442,636	6,442,636	1,700,000	8,142,636	Textbooks for Math Curriculum
Equipment	6,633,100	6,633,100	-	6,633,100	
Student Fee Waivers	313,210	313,210	-	313,210	
Total 71100 - Regular Instruction	166,522,715	166,522,715	1,700,000	168,222,715	
71150 - Alternative School					
Salaries	1,053,338	1,053,338	-	1,053,338	
Employee Benefits	366,804	366,804	-	366,804	
Contracted Services	4,600	4,600	-	4,600	
Supplies and Materials	3,000	3,000	-	3,000	
Total 71150 - Alternative School	1,427,742	1,427,742	-	1,427,742	
71200 - Special Education					
Salaries	30,678,933	30,678,933	(409,342)	30,269,591	1:1 EA's \$245.6k; Move SLP/SLT to Contract Serv -\$654.9k
Employee Benefits	10,763,853	10,763,853	(101,000)	10,662,853	Associated benefits
Contracted Services	612,447	612,447	796,882	1,409,329	Moved from SLP/SLT to Contracted Services
Supplies and Materials	247,196	247,196	-	247,196	
Equipment	35,000	35,000	-	35,000	
Staff Development	10,000	10,000	-	10,000	
Total 71200 - Special Education	42,347,429	42,347,429	286,540	42,633,969	

Clarksville-Montgomery County School System

General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
71300 - Vocational Education					
Salaries	4,708,723	4,708,723	-	4,708,723	
Employee Benefits	1,506,718	1,506,718	-	1,506,718	
Contracted Services	9,431	9,431	-	9,431	
Supplies and Materials	667,950	667,950	750	668,700	Increase Fuel cost for CTE equipment at MCHS/NWHS
Other Charges	603	603	-	603	
Equipment	110,000	110,000	(41,762)	68,238	Move to Vocational Support
Total 71300 - Vocational Education	7,003,425	7,003,425	(41,012)	6,962,413	
72110 - Student Services					
Salaries	728,752	728,752	62,679	791,431	Attendance Teacher Stud Serv;Temp position Truancy Secre
Employee Benefits	208,565	208,565	10,184	218,749	Associated Benefits
Contracted Services	10,317	10,317	-	10,317	
Supplies and Materials	13,000	13,000	-	13,000	
Staff Development	8,200	8,200	-	8,200	
Total 72110 - Student Services	968,834	968,834	72,863	1,041,697	
72120 - Health Services					
Salaries	1,836,881	1,836,881	(21,655)	1,815,226	Coord School Health-move to equipment & supplies
Employee Benefits	677,773	677,773	(5,846)	671,927	Coord School Health-move to equipment & supplies
Contracted Services	1,500	1,500	-	1,500	
Supplies and Materials	33,795	33,795	5,000	38,795	Coord School Health-from payroll and other cost
Equipment	36,943	36,943	26,244	63,187	Coord School Health-from payroll and other cost
Other	4,743	4,743	(3,743)	1,000	Coord School Health-move to equipment & supplies
Total 72120 - Health Services	2,591,635	2,591,635	-	2,591,635	

Clarksville-Montgomery County School System

General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
72130 - Other Student Support					
Salaries	10,150,709	10,150,709	5,400	10,156,109	Momentum Grant carryover
Employee Benefits	3,191,697	3,191,697	1,038	3,192,735	Associated Benefits
Contracted Services	620,916	620,916	(6,598)	614,318	Safe Schools Act-move to equipment
Supplies and Materials	6,700	6,700	2,665	9,365	Momentum Grant & FAFSA Grant carryover
Equipment	182,440	182,440	10,000	192,440	Safe Schools Act-from contract service and new allocation
Staff Development	10,000	10,000	-	10,000	
Other	1,350	1,350	-	1,350	
Total 72130 - Other Student Support	14,163,812	14,163,812	12,505	14,176,317	
72210 - Regular Instruction Support					
Salaries	12,682,017	12,682,017	252,230	12,934,247	AIR Grant;MTTSS Reading Lias; Safe Schools allocation
Employee Benefits	3,961,628	3,961,628	57,701	4,019,329	Associated Benefits
Contracted Services	1,150,765	1,150,765	(151,600)	999,165	Reduced SRO Grant allocation -\$249.7k;Safe Schl allocation
Supplies and Materials	1,179,449	1,179,449	424,781	1,604,230	CCEIS ARP IDEA\$319.7k;KIMS Library\$75k;Safe Schl \$30K
Equipment	238,191	238,191	168,688	406,879	Safe Schl \$157.8k;AIR Grnt Equip \$10.9k
Staff Development	1,577,172	1,577,172	30,000	1,607,172	Safe Schools Act staff development
Other	35,500	35,500	10,000	45,500	Safe Schools Act
Total 72210 - Regular Instruction Support	20,824,722	20,824,722	791,800	21,616,522	
72215 - Alternative School Support					
Salaries	25,281	25,281	-	25,281	
Employee Benefits	5,379	5,379	-	5,379	
Total 72215 - Alternative School Support	30,660	30,660	-	30,660	

Clarksville-Montgomery County School System General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
72220 - Special Education Support					
Salaries	2,922,123	2,922,123	-	2,922,123	
Employee Benefits	935,838	935,838	-	935,838	
Contracted Services	204,705	204,705	-	204,705	
Supplies and Materials	295,301	295,301	-	295,301	
Staff Development	18,000	18,000	-	18,000	
Total 72220 - Special Education Support	4,375,967	4,375,967	-	4,375,967	
72230 - Vocational Education Support					
Salaries	139,017	139,017	21,624	160,641	From CTE Equipment
Employee Benefits	23,809	23,809	20,138	43,947	Associated Benefits
Supplies and Materials	600	600	-	600	
Staff Development	12,000	12,000	-	12,000	
Total 72230 - Vocational Education Support	175,426	175,426	41,762	217,188	
72250 - Technology					
Salaries	1,621,588	1,621,588	-	1,621,588	
Employee Benefits	504,051	504,051	-	504,051	
Contracted Services	2,007,666	2,007,666	-	2,007,666	
Supplies and Materials	2,828,377	2,828,377	-	2,828,377	
Equipment	525,000	525,000	-	525,000	
Staff Development	31,460	31,460	-	31,460	
Total 72250 - Technology	7,518,142	7,518,142	-	7,518,142	
72260 - Adult Education Support					
Salaries	186,167	186,167	-	186,167	
Employee Benefits	39,045	39,045	-	39,045	
Total 72260 - Adult Education Support	225,212	225,212	-	225,212	

Clarksville-Montgomery County School System

General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
72310 - Board of Education					
Salaries	73,331	73,331	-	73,331	
Employee Benefits	1,509,657	1,509,657	-	1,509,657	
Contracted Services	383,150	383,150	-	383,150	
Insurance Premiums	1,134,929	1,134,929	6,833	1,141,762	Insurance Premiums adjustment
Trustee's Commission	1,807,000	1,807,000	-	1,807,000	
Staff Development	19,500	19,500	-	19,500	
Background Investigations/Prof. Dev.	132,575	132,575	-	132,575	
Other	500	500	-	500	
Total 72310 - Board of Education	5,060,642	5,060,642	6,833	5,067,475	
72320 - Director of Schools					
Salaries	880,741	880,741	-	880,741	
Employee Benefits	267,726	267,726	-	267,726	
Contracted Services	78,623	78,623	2,585	81,208	ISO certification \$1k; correction to original budget \$1.6k
Supplies and Materials	4,375	4,375	-	4,375	
Equipment	1,500	1,500	-	1,500	
Staff Development	21,250	21,250	5,450	26,700	correction to original budget request
Total 72320 - Director of Schools	1,254,215	1,254,215	8,035	1,262,250	
72320 - Printing and Communications					
Salaries	606,714	606,714	-	606,714	
Employee Benefits	235,609	235,609	-	235,609	
Contracted Services	75,139	75,139	500	75,639	Charter Application Review Committee payment
Supplies and Materials	60,776	60,776	-	60,776	
Equipment	26,000	26,000	7,000	33,000	Print Shop large format printer
Staff Development	27,982	27,982	-	27,982	
Total 72320 - Printing and Communications	1,032,220	1,032,220	7,500	1,039,720	

Clarksville-Montgomery County School System General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
72410 - Office of the Principal					
Salaries	17,524,849	17,524,849	38,409	17,563,258	Assistant Principal at MWES (50% GP)
Employee Benefits	6,352,490	6,352,490	14,941	6,367,431	Associated benefits
Contracted Services	43,956	43,956	-	43,956	
Equipment	36,000	36,000	-	36,000	
Staff Development	42,000	42,000	-	42,000	
Total 72410 - Office of the Principal	23,999,295	23,999,295	53,350	24,052,645	
72510 - Business Affairs					
Salaries	2,239,418	2,239,418	2,810	2,242,228	Temporary help for training
Employee Benefits	771,813	771,813	216	772,029	Associated Benefits
Contracted Services	140,707	140,707	4,050	144,757	Bid Management Training;Check signature changes;Mileage
Supplies and Materials	23,685	23,685	-	23,685	
Equipment	12,260	12,260	-	12,260	
Staff Development	49,969	49,969	-	49,969	
Total 72510 - Business Affairs	3,237,852	3,237,852	7,076	3,244,928	
72520 - Human Resources					
Salaries	2,164,105	2,164,105	16,000	2,180,105	Lipscomb Teacher Residency Mentor Stipend; Overtime
Employee Benefits	681,052	681,052	2,664	683,716	Associated benefits
Contracted Services	298,350	298,350	26,640	324,990	UPBEAT Contract;Consulting Ser;correct org budget request
Supplies and Materials	40,500	40,500	-	40,500	
Equipment	181,200	181,200	1,700	182,900	correction to original budget request
Staff Development	29,650	29,650	-	29,650	
Total 72520 - Human Resources	3,394,857	3,394,857	47,004	3,441,861	

Clarksville-Montgomery County School System General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
72610 - Operation of Plant					
Salaries	7,466,703	7,466,703	(52,125)	7,414,578	Remove Textbook Distribution Manager position
Employee Benefits	3,213,659	3,213,659	(11,025)	3,202,634	Associated Benefits
Contracted Services	750,400	750,400	-	750,400	
Supplies and Materials	957,081	957,081	-	957,081	
Equipment	822,000	822,000	-	822,000	
Utilities	7,120,000	7,120,000	300,000	7,420,000	Kirkwood Middle School utilities and increase electricity cost
Insurance Premiums	880,281	880,281	(87,911)	792,370	Insurance Premiums adjustment
Staff Development	5,000	5,000	-	5,000	
Total 72610 - Operation of Plant	21,215,124	21,215,124	148,939	21,364,063	
72620 - Maintenance of Plant					
Salaries	3,356,453	3,356,453	-	3,356,453	
Employee Benefits	1,487,421	1,487,421	-	1,487,421	
Contracted Services	3,126,897	3,126,897	-	3,126,897	
Supplies and Materials	1,645,587	1,645,587	-	1,645,587	
Equipment	155,000	155,000	-	155,000	
Insurance Premiums	79,822	79,822	2,666	82,488	Insurance Premiums adjustments
Staff Development	10,000	10,000	-	10,000	
Total 72620 - Maintenance of Plant	9,861,180	9,861,180	2,666	9,863,846	
73400 - Early Childhood Education					
Salaries	1,916,082	1,916,082	-	1,916,082	Payroll projection adjustment
Employee Benefits	776,841	776,841	-	776,841	Associated benefits; actual retirement & medical costs
Contracted Services	2,745	2,745	-	2,745	
Supplies and Materials	22,500	22,500	-	22,500	
Equipment	12,500	12,500	-	12,500	
Staff Development	6,000	6,000	-	6,000	
Total 73400 - Early Childhood Education	2,736,668	2,736,668	-	2,736,668	

Clarksville-Montgomery County School System

General Purpose School Fund Budget

	2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget
82130 - Debt Service				
Principal Payments	6,175,498	6,175,498	-	6,175,498
Total 82130 - Debt Service	6,175,498	6,175,498	-	6,175,498
82230 - Debt Service				
Lease Interest Payments	104,103	104,103	-	104,103
Total 82230 - Debt Service	104,103	104,103	-	104,103
99100 - Interfund Transfers				
	196,324	196,324	-	196,324
Total 99100 - Interfund Transfers	196,324	196,324	-	196,324
Total Expenditures	346,443,699	346,443,699	3,145,861	349,589,560

Ending Reserves and Fund Balance

Fund Balance	17,664,669	17,664,669	18,120,326	35,784,995
On-The-Job Injury Reserve	702,218	702,218	-	702,218
Property & Liability Insurance Reserve	781,000	781,000	-	781,000
BEP Reserve	-	-	-	-
Career Ladder Reserve	24,508	24,508	(26,154)	(1,646)
Assign for Education - ESSER	2,000,000	2,000,000	-	2,000,000
Assign for Education - School Bus Replacements	1,609,500	1,609,500	-	1,609,500
Assign for Technology Equipment, Purchases and Leases	6,419,971	6,419,971	-	6,419,971

Projected fund balance at 6/30/23

Total Reserves and Fund Balance	29,201,866	29,201,866	18,094,172	47,296,038
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Total Expenditures, Reserves and Fund Balance	375,645,565	375,645,565	21,240,033	396,885,598
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09/03/2022

Clarksville-Montgomery County School System General Purpose School Fund Budget

CMCSS

2022-23 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget
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Clarksville-Montgomery County School System Child Nutrition Fund Budget

	2022-2023 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Amended Budget
<i>Estimated Revenues</i>				
Local Revenues				
43521 Lunch Payments - Children	3,527,338	3,527,338	-	3,527,338
43522 Lunch Payments - Adults	170,960	170,960	-	170,960
43523 Income from Breakfast	178,637	178,637	-	178,637
43525 Ala Carte Sales	1,257,355	1,257,355	-	1,257,355
43990 Contract Services	30,000	30,000	-	30,000
44110 Interest Earned	23,767	23,767	-	23,767
44130 Sale of Materials & Supplies	38,933	38,933	-	38,933
44170 Miscellaneous Refund	509	509	-	509
44530 Sale of Equipment	10,000	10,000	-	10,000
Total Local Revenues	5,237,499	5,237,499	-	5,237,499
State Revenues - BEP				
46520 School Food Service	157,834	157,834	-	157,834
Total State Revenues	157,834	157,834	-	157,834
Federal Revenues				
47111 Section 4 - Lunch Funds	8,869,147	8,869,147	-	8,869,147
47112 USDA - Commodities	1,300,000	1,300,000	-	1,300,000
47113 Breakfast Reimbursement	3,434,890	3,434,890	-	3,434,890
47114 USDA	-	-	1,000	1,000
Total Federal Revenues	13,604,037	13,604,037	1,000	13,605,037
Total Revenues	18,999,370	18,999,370	1,000	19,000,370
Beginning Fund Balance	9,761,865	9,761,865	3,610,836	13,372,701
Total Available Funds	28,761,235	28,761,235	3,611,836	32,373,071

Based on year-to-date collections

Actual Fund Balance at 6/30/22

Clarksville-Montgomery County School System

Child Nutrition Fund Budget

	2022-2023 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Amended Budget	
<u>Expenditures (Appropriations)</u>					
73100 - Food Service					
Salaries	7,154,948	7,154,948	-	7,154,948	
Employee Benefits	3,003,443	3,003,443	-	3,003,443	
Contracted Services	874,353	874,353	3,321	877,674	State License KIMS & Cell phone cost
Supplies and Materials	9,423,408	9,423,408	9,000	9,432,408	Fuel Cost for KIMS & additional deliveries
Utilities	797,671	797,671	22,000	819,671	Estimated cost for KIMS utilities
Insurance Premiums	8,000	8,000	-	8,000	
Other Charges	18,082	18,082	-	18,082	
Equipment	612,000	612,000	700,000	1,312,000	Equipment for Barksdale Kitchen
Total 73100 - Food Service	21,891,905	21,891,905	734,321	22,626,226	
Total Expenditures	21,891,905	21,891,905	734,321	22,626,226	
Ending Fund Balance	6,869,330	6,869,330	2,877,515	9,746,845	Projected fund balance at 6/30/23
Total Expenditures and Fund Balance	28,761,235	28,761,235	3,611,836	32,373,071	

Clarksville-Montgomery County School System

Transportation Fund Budget

	2022-2023 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
<u>Estimated Revenues</u>					
<u>Local Revenues</u>					
Current Property Tax	1,966,800	1,966,800	-	1,966,800	
Trustees Collection - Prior Years	45,000	45,000	-	45,000	
Trustees Collection - Bankruptcy	1,000	1,000	-	1,000	
Circuit Clerk	23,000	23,000	-	23,000	
Interest & Penalties	15,000	15,000	-	15,000	
Payments In Lieu of Taxes (Utility)	46,480	46,480	-	46,480	
Bank Excise Tax	9,000	9,000	-	9,000	
Sale of Materials & Supplies	2,000	2,000	-	2,000	
Sale of Recycled Materials	1,000	1,000	-	1,000	
Misc. Refund - Other	22,000	22,000	-	22,000	
Sale of Equipment	40,000	40,000	-	40,000	
Damages from Individuals	1,000	1,000	-	1,000	
Total Local Revenues	2,172,280	2,172,280	-	2,172,280	
<u>State Revenues - BEP</u>					
Basic Education Program	15,810,247	15,810,247	-	15,810,247	
Total State Revenues - BEP	15,810,247	15,810,247	-	15,810,247	
<u>Federal Revenues</u>					
Educ. of the Handicapped Act	1,291,137	1,291,137	-	1,291,137	
Total Federal Revenues	1,291,137	1,291,137	-	1,291,137	
Total Revenues	19,273,664	19,273,664	-	19,273,664	
Beginning Fund Balance	1,993,532	1,993,532	3,222,105	5,215,637	Actual fund balance at 6/30/22
Total Available Funds	21,267,196	21,267,196	3,222,105	24,489,301	

Clarksville-Montgomery County School System Transportation Fund Budget

	2022-2023 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
<u>Expenditures (Appropriations)</u>					
72310 - Board of Education					
Trustee's Commission	52,067	52,067	-	52,067	
Total 72310 - Board of Education	52,067	52,067	-	52,067	
72710 - Transportation					
Salaries	11,258,449	11,258,449	49,588	11,308,037	Position added-Safety & Disciplinary Coord
Employee Benefits	4,461,792	4,461,792	10,490	4,472,282	Associated benefits
Contracted Services	627,600	627,600	-	627,600	
Supplies and Materials	2,051,502	2,051,502	-	2,051,502	
Equipment	1,683,000	1,683,000	63,000	1,746,000	Radio equipment-correction to org budget request
Insurance Premiums	148,243	148,243	(1,159)	147,084	Adjust to actual Insurance Premium cost
Staff Development	34,000	34,000	-	34,000	
Total 72710 - Transportation	20,264,586	20,264,586	121,919	20,386,505	
Total Expenditures	20,316,653	20,316,653	121,919	20,438,572	
Ending Fund Balance	950,543	950,543	3,100,186	4,050,729	Projected fund balance as of 6/30/23
Total Expenditures and Fund Balance	21,267,196	21,267,196	3,222,105	24,489,301	

<p align="center">Clarksville-Montgomery County School System Extended School Program Fund</p>

	2022-2023 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget
<u>Estimated Revenues</u>				
<u>Local Revenues</u>				
<u>State Revenues</u>				
Other State Education Funds	1,260,416	1,260,416	-	1,260,416
Total State Revenues	1,260,416	1,260,416	-	1,260,416
<u>Federal Revenues</u>				
Other Federal Funds	398,029	398,029	-	398,029
Total Federal Revenues	398,029	398,029	-	398,029
<u>Non-Revenue Sources</u>				
Total Revenues	1,658,445	1,658,445	-	1,658,445
Beginning Fund Balance	2,189,591	2,189,591	749,999	2,939,590 Actual fund balance as of 6/30/2022
Total Available Funds	3,848,036	3,848,036	749,999	4,598,035
<u>Expenditures (Appropriations)</u>				
71100 - Regular Instruction				
Salaries	1,055,600	1,055,600	-	1,055,600
Employee Benefits	178,137	178,137	-	178,137
Supplies and Materials	3,966	3,966	-	3,966
Total 71100 - Regular Instruction	1,237,703	1,237,703	-	1,237,703
72120 - Health Services				
Salaries	20,160	20,160	-	20,160
Employee Benefits	4,266	4,266	-	4,266
Total 72120 - Health Services	24,426	24,426	-	24,426

Clarksville-Montgomery County School System Extended School Program Fund

	2022-2023 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget
72130 - Other Student Support				
Contracted Services	33,922	33,922	-	33,922
Total 72130 - Other Student Support	33,922	33,922	-	33,922
72410 - Office of the Principal				
Salaries	18,000	18,000	-	18,000
Employee Benefits	3,809	3,809	-	3,809
Total 72410 - Office of the Principal	21,809	21,809	-	21,809
72610 - Operation of Plant				
Salaries	23,800	23,800	-	23,800
Employee Benefits	5,035	5,035	-	5,035
Total 72610 - Operation of Plant	28,835	28,835	-	28,835
72710 - Transportation				
Salaries	82,800	82,800	-	82,800
Employee Benefits	17,513	17,513	-	17,513
Contracted Services	41,722	41,722	-	41,722
Supplies and Materials	100,000	100,000	-	100,000
Total 72710 - Transportation	242,035	242,035	-	242,035
73100 - Food Service				
Salaries	20,400	20,400	-	20,400
Employee Benefits	4,315	4,315	-	4,315
Supplies and Materials	45,000	45,000	-	45,000
Total 73100 - Food Service	69,715	69,715	-	69,715

08/27/2022

<p align="center">Clarksville-Montgomery County School System Extended School Program Fund</p>

CMCSS

	2022-2023 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
Total Expenditures	1,658,445	1,658,445	-	1,658,445	
Ending Fund Balance	2,189,591	2,189,591	749,999	2,939,590	Projected fund balance as of 6/30/23
Total Expenditures and Fund Balance	3,848,036	3,848,036	749,999	4,598,035	

Clarksville-Montgomery County School System Capital Projects Fund Budget

	2022-2023 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget
<u>Estimated Revenues</u>				
<i>Federal Revenues</i>				
Contributions	-	177,500	-	177,500
Total Federal Revenues	-	177,500	-	177,500
<i>Non-Revenue Sources</i>				
Bond Proceeds	-	77,502,338	3,500,000	81,002,338
Total Non-Revenue Sources	-	77,502,338	3,500,000	81,002,338
Total Revenues	-	77,679,838	3,500,000	81,179,838
Beginning Fund Balance	60	3,519,876	-	3,519,876
Total Available Funds	60	81,199,714	3,500,000	84,699,714

New Site/Bldg Improvements FY23

Actual fund balance at 6/30/22

Clarksville-Montgomery County School System Capital Projects Fund Budget

	2022-2023 Original Budget	Current Amended Budget	Proposed Increase (Decrease)	Proposed Amended Budget	
<u>Expenditures (Appropriations)</u>					
72710 - Transportation Equipment					
Total 72710 - Transportation Equipment	-	-	-	-	
91300 - Education Capital Projects					
Contracted Services	-	817,563	-	817,563	
Building Construction	-	79,319,758	-	79,319,758	
Building Improvements	-	708,806	2,600,000	3,308,806	NEMS & Greenwood
Site Development	-	353,527	900,000	1,253,527	GES, KES, CHS, NEHS, NWHS, & misc site upgrade
Total 91300 - Education Capital Projects	-	81,199,654	3,500,000	84,699,654	
Total Expenditures	-	81,199,654	3,500,000	84,699,654	
Ending Fund Balance	60	60	-	60	Projected fund balance as of 6/30/23
Total Expenditures and Fund Balance	60	81,199,714	3,500,000	84,699,714	

**RESOLUTION TO ADOPT THE 2023 LEGISLATIVE AGENDA
AS PRESENTED BY THE LEGISLATIVE LIAISON COMMITTEE**

WHEREAS, the Legislative Liaison Committee acts as a liaison between the Montgomery County Board of Commissioners and the Tennessee State Legislature; and

WHEREAS, the Legislative Liaison Committee reviews bills that may affect budget plans and/or bills that would have an adverse effect on counties, and makes recommendations to the county commission prior to presenting to the state legislature; and

WHEREAS, the Legislative Liaison Committee has prepared a Legislative Agenda to the 113th General Assembly for consideration by our state delegation.

NOW, THEREFORE, BE IT RESOLVED by the Montgomery County Board of Commissioners meeting in regular business session on this 10th day of October 2022, that the attached 2023 Legislative Agenda prepared by the Legislative Liaison Committee is hereby approved.

Duly passed and approved this 10th day of October 2022.

Sponsor



Commissioner



Approved

County Mayor

Attested

County Clerk

THE
MONTGOMERY COUNTY COMMISSION
CLARKSVILLE CITY COUNCIL

PRESENT THE

2023 LEGISLATIVE AGENDA

TO THE

Soon to Convene
113TH GENERAL ASSEMBLY
STATE DELEGATION

Senator Bill Powers
Representative Curtis Johnson
Representative Jay Reedy
Representative Jason Hodges

Forwarded by
Montgomery County Mayor Wes Golden
City of Clarksville Mayor Joe Pitts

OCTOBER 2022

***LEGISLATIVE LIAISON COMMITTEE MEMBERS
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LEGISLATIVE SUCCESSES

- * \$14 Million state funding for parking garage.
- * \$20 Million in state grants for construction and establishment of the Wings of Liberty Museum.
- * \$34 Million state funding for Nashville State College Clarksville Campus.
- * E-911 User Fee changed back to previous rate of \$1.50 to help fund 911.
- * Opioid task force created to address limiting the number of pills and dosage prescribed.
- * Legislation passed granting beer permitting power to Montgomery County for Downtown Commons property.
- * Dedicated funding for TDOT backlog of projects – IMPROVE ACT.
- * Rural broadband and internet service – partial but need more.
- * State Parks – Dunbar Cave repairs, Port Royal interstate signage.
- * Joint procurement ability between local government and federal agencies.
- * Self-driving vehicles on Tennessee roads.
- * Defibrillator – use state funds for school purchases, annual training required.
- * Halt military sequestration cuts - minimum local affect.
- * Increase of state reimbursement per inmate, some but need more.
- * Disclosure of real property depressions or sinkholes of continuous contour lines.

- * Referendum required of the residents before annexation.
- * Ephedrine and pseudoephedrine by prescription – moved behind pharmacy counter.
- * Civil refund – amended TCA 8-21-901 to authorize sheriffs to collect the same fee for unsuccessful service as successful service.
- * TMTF renamed and falls under TBI, DEA, and US Attorney’s offices, which provides better funding and in-kind resources to confront dangerous drugs.
- * Broadband and Internet expansion – provide broadband and internet service to County areas by local/municipal providers.
- * Revenue Sales Tax – Local Sales Tax Distribution for Internet Sales.
- * Montgomery County Teen Learning Center – Encourage the continued funding and support of Tennessee’s Genesis Programs, which includes Montgomery County’s Teen Learning Center.
- * Hotel/Motel Tax Modification.
- * Capturing Sales Tax Within MPEC.
- * Correctional Officers added to Early Retirement.
- * Correctional Officers eligibility for local government option for mandatory retirement age with benefit enhancement.

COMBINED COUNTY & CITY ROAD PROJECTS

LEGISLATIVE ITEM: Encourage the Tennessee Department of Transportation to obligate funding for the following road project phases in the FY23-26 Transportation Improvement Program to include:

PURPOSE: Support the Region and State economic vitality by enabling competitiveness, productivity, and efficiency. Increase the safety and security of the transportation system. Protect and enhance the environment, promote energy conservation, improve air quality and overall quality of life.

1. SR48 / Trenton Rd. widen from 2 to 5 lanes PIN: 123071.00
(from near SR374 / 101st Pkwy. to I-24) complete the PE-Design and ROW acquisition in a timely manner.
2. I-24 widen from 4 to 6 lanes PIN: 124656.00
(from KY state line to SR76 / MLK Pkwy. Exit 11) complete the PE-NEPA and PE-Design in a timely manner.

For more detailed information please contact the following individual:

Wes Golden, Montgomery County Mayor at mayorgolden@mcgtn.net, 931-648-5787

Joe Pitts, City of Clarksville Mayor at joe.pitts@cityofclarksville.com, 931-645-7444

Letter from Transportation Planning Director included in Supporting Documents

Thank you to everyone who took the time and effort to submit a legislative agenda item. The list presented to our legislators are items that are most feasible and best align with the challenges facing Montgomery County.



1. Regional Juvenile Resource and Justice Center

LEGISLATIVE ITEM: To create a regional Juvenile Resource and Justice Center

PURPOSE: In May 2021, Montgomery County received a finalized feasibility study based on recommendations from the 2019 Legislative Agenda. Justice Planners Consultancy Firm was hired by Montgomery County to determine whether Montgomery County needed a Juvenile Justice center. The data from the study indicated that Montgomery County needs a facility based on population growth, travel cost associated with juvenile detainees and the severity of crimes committed by juveniles. For many years, Montgomery County has contracted with Middle Tennessee Juvenile detention center that is located in Columbia, TN in Maury County. However, due to the increase and severity of juvenile crimes, Montgomery County has had to increase its contracts with Rutherford County and as far away as Putnam County. While the contract has met our temporary needs, operations of this magnitude are not sustainable and place an ever-increasing burden on Montgomery County's citizens. A regional facility would be a solution to solve this issue.

Having a regional center would make it easier for the juvenile's family and attorney to have access to visitations and maintain a continuity in county services. Additionally, a regional facility in or near Montgomery County would decrease the number of law enforcement officers taken off the road locally to transport juveniles to and from various juvenile facility locations outside the regional area for detention or evaluations. The regional facility would allow for more streamlined procedures if the facility housed rooms for the juveniles to speak to their attorneys, continue to attend school, obtain rehabilitative treatments, resources for parents and overwhelmed care takers, access the Department of Children Services (DCS) and to decrease the communication and decision-making lag time between the juvenile court employees and the judge on call.

The findings of the feasibility study indicated that juvenile crime would escalate by 2040. By serving regional counties, this will ensure that Montgomery County taxpayers are not shouldering the total financial burden.

Therefore, the Montgomery County Commission requests that the Montgomery County Delegation of the Tennessee General Assembly to appropriate state agencies to fund a Regional Juvenile Resource and Justice Center to serve Montgomery, Houston, Stewart, Cheatham, and Robertson Counties. This funding should include property acquisition, architectural design, and construction costs.

For more detailed information please contact the following:

County Commissioner Dr. Rashidah Leverett, district5@mcgtn.net, 931-266-1083

County Commissioner Lisa Prichard, district16@mcgtn.net, 931-494-0260

Chief of Staff Lee Harrell, harrell@mcgtn.net, 931-561-0994

Feasibility Study included in Supporting Documents.

2. Private Act to Allow Wine to be Sold by Grocery Stores in the Unincorporated Areas of Montgomery County

LEGISLATIVE ITEM: Requesting a private act to authorize the sale of wine in grocery stores in the unincorporated areas of Montgomery County

PURPOSE: To have the Tennessee General Assembly pass legislation that will allow Montgomery County to provide for the legal sale of wine in grocery stores that are located in the unincorporated areas of Montgomery County outside the city limits of Clarksville, Tennessee.

Montgomery County has received several requests from business owners to allow for the legal sale of wine in grocery stores in the unincorporated areas of Montgomery County. The unincorporated area of Montgomery County has seen significant commercial growth over the past 10 years; however, this has been limited by the impediment of not being allowed to sell wine in grocery stores in the unincorporated portions of the county.

Based upon demand, commercial and retail growth is limited by the lack of legislation that would allow for wine sales in grocery or package stores in the unincorporated portion of Montgomery County. This limitation is costing the County tax revenues that would be quite substantial.

Therefore, the Montgomery County Commission requests the legislature pass legislation that by Population distinction relevant to Montgomery County and its single incorporated body that would allow the sale of wine in grocery stores within the unincorporated areas of Montgomery County.

For more detailed information please contact the following:
Commissioner David L. Harper, district15@mcgtn.net or 931- 624-1971
Chief of Staff Lee Harrell, lharell@mcgtn.net, 931-561-0994

3. Low-Income Housing Tax Credit Program in Tennessee

LEGISLATIVE ITEM: To exclude the value of federal affordable housing tax credits from local property assessments.

PURPOSE: Tennessee is currently in the minority of states that allow local property assessors to include the value of the Federal low-income housing tax credit (LIHTC) in a property's assessed/appraised value. The effect of this allowance to the appraised value inflates the value of the property with the very funds intended to make the project affordable to build and operate at the Federally mandated decreased rents. The continued utilization of this punitive valuation method is detrimental to public policy that threatens current and future affordable housing development in Tennessee.

The solution to this public policy problem is to enact legislation whereby affordable housing properties that receive Federal low-income housing tax credits are valued on the actual income derived from the property.

On July 1, 2015, the State of Tennessee approved an amendment to Tennessee Code Annotated, Title 7, Chapter 53; Title 13, Chapter 20 and Title 48, Chapter 101, Part 3, relative to projects that have received an allocation of low income housing tax credits, which allowed municipalities through their Industrial Development corporations to negotiate a Payment In-Lieu of Taxes (PILOT) with developers that have been awarded Federal LIHTC tax credits. While this is an important step forward, the developer still must find a municipality that will work with them to support the project from not losing money and it requires the municipality to negotiate and approve the PILOT. If the affordable housing properties that receive Federal low-income housing tax credits were not required to include the tax credits in their appraisal, the requirement to provide a PILOT would be unnecessary and attract more developers to Tennessee to pursue Federal low-income housing tax credits and create projects for low-income families with attainable rents in Tennessee.

The County Commission of Montgomery County, Tennessee (the "County Commission"), approves an effort to pursue an amendment to Tennessee Code Annotated, Title 7, Chapter 53; Title 13, Chapter 20 and Title 48, Chapter 101, Part 3, relative to projects that have received an allocation of low income housing tax credits that would not require local property assessors to include the value of the Federal low-income housing tax credit (LIHTC) in a property's assessed/appraised value.

For more detailed information please contact the following:
Commissioner John Gannon, district1@mcgtn.net or 931-801-6571
Chief of Staff Lee Harrell, lharrell@mcgtn.net, 931-561-0994

4. Emergency Medical Services Training Stipend

LEGISLATIVE ITEM: Annual Training Stipend for EMS personnel.

PURPOSE: Montgomery County is one of the fastest growing communities in Tennessee, and Montgomery County Emergency Medical Services (EMS) must continue to meet the needs of the citizens of Montgomery County efficiently and effectively.

Montgomery County EMS must continually provide training to its employees in order to maintain the high standard of care it strives to provide to the citizens of Montgomery County.

TCA 38-8-111 provides that a pay supplement of eight hundred dollars (\$800) be paid to a law enforcement officer, in addition to the officer's regular salary, upon successful completion of forty (40) hours of in-service training; and

TCA 4-24-202(a)(1) provides that a pay supplement of eight hundred dollars (\$800) be paid to an employed firefighter, in addition to the firefighter's regular salary, upon successful completion of forty (40) hours of in-service training; and

The Montgomery County Board of Commissioners requests the General Assembly pass legislation to provide this \$800 stipend to EMS personnel who complete at least forty (40) hours of in-service training annually.

For more detailed information please contact the following:

Commissioner John Gannon, district1@mcgtn.net, 931- 801-6571

Chief of Staff Lee Harrell, lharrell@mcgtn.net, 931-561-0994

5. Expansion of Pre-Kindergarten Program - Age 4

LEGISLATIVE ITEM: Increase state funding to provide additional Pre-K classrooms to school districts across the state.

PURPOSE: According to the TN Department of Education, 22 percent of Tennessee’s four-year-olds attend Pre-K programs amounting to only 18,680 children enrolled statewide. Many students who meet the qualifications to attend state funded Pre-k programs are currently on a waitlist. In December 2021, Montgomery County schools (CMCSS) reported 211 income eligible four-year-olds on a waitlist. Private schools who accept families receiving TN childcare assistance have also reported a great number of children on their waitlists. Tennessee parents strongly desire having their four-year-olds attend Pre-k.

Expanding access to state funded Pre-k programs would complement the “Tennessee Learning Loss Remediation and Student Acceleration Act” (SB7002/HB7004) by ensuring children are given access to the building blocks and foundation of literacy, numeracy, fine motor, and cognitive development. Mastering these basic skills are necessary to achieve higher learning and grade level proficiency such as reading by third grade.

According to the National Education Association, children in early childhood education programs are less likely to repeat a grade, are more prepared academically for later grades, more likely to graduate high school, and are higher earners in the workforce. Ensuring children from families who are less advantaged are able to access early childhood education would drastically change the scope in academic and workforce readiness amongst low-income families.

For more detailed information please contact the following:
Commissioner Autumn Simmons, district20@mcgtn.net or 931-551-2532
Chief of Staff Lee Harrell, lharrell@mcgtn.net, 931-561-0994

6. Creation of a Super Speeder Fine

LEGISLATIVE ITEM: To amend TCA, Title 39; Title 55 and Title 68 by creating an additional fine as a penalty for driving offenses to be disbursed to the EMS board.

PURPOSE: Our Emergency Medical Service districts provide trauma transport regardless of reimbursement. Many of the factors in costly EMS responses to trauma are driving under the influence, driving 20 miles or more over the speed limit, and reckless driving. A bill was filed this past session called “The Transport Trauma Act” that aimed to offset these costs by providing funds to each EMS district, and Georgia’s “Super Speeder Bill” is very similar to that proposal and has proven successful.

[HB2338/SB2336](#) would have added an additional \$200 fine for the offenses of driving under the influence; reckless driving; and speeding, where a person is driving or operating a motor vehicle at a speed 20 miles or more over the set speed limit. The emergency medical services board would disburse the funds to develop, implement, and maintain a system to compensate members of the emergency medical services as follows:

- (1) 5% of the funds would be dispersed to the board;
- (2) 22.5% of the funds would be dispersed to the trauma system fund; and
- (3) 72.5% of the funds would be equally dispersed to each licensed ground and air medical ambulance service on a quarterly basis based upon the department's current service listing.

The Montgomery County Board of Commissioners requests passage of similar legislation to offset the costs of providing trauma services and to enable the expansion of access to state-of-the-art EMS equipment, technology, continued education, outreach, and transportation throughout the state.

For more detailed information please contact the following:
Commissioner Autumn Simmons, district20@mcgtn.net, 931-551-2532
Chief of Staff Lee Harrell, harrell@mcgtn.net, 931-561-0994

7. Fire Station Staffing

LEGISLATIVE ITEM: Montgomery County seeks assistance from the state with staffing fulltime firefighters.

PURPOSE: Montgomery County seeks assistance from the state with staffing fulltime firefighters for areas outside the city limits of Clarksville. The most critical need for developing counties is the need for public safety. The Montgomery County Volunteer Fire Department has approximately 125 volunteer firefighters that are not available for twenty-four-hour service, and the number of missed calls keep growing.

State grants for equipment and start-up operational costs would provide critical assistance to counties looking to address a chronic need outside of municipalities.

For more detailed information please contact the following:

Commissioner Walker Woodruff, district13@mcgtn.net or 931-237-3471

Chief of Staff Lee Harrell, harrell@mcgtn.net, 931-561-0994

8. Veteran Dental Assistance

LEGISLATIVE ITEM: Provide veteran treatment facilities with necessary resources to provide dental care to veterans.

PURPOSE: Provide current veteran treatment facilities with the necessary resources to provide basic dental care to veterans with a disability rating of 70 percent and higher. Basic dental care for qualifying veterans should include cleaning, extractions, and fillings. The basic care should be available for the 5,700 veterans in Montgomery County that are rated at 70 percent and greater and do not qualify for dental treatment under the current VA disability rating.

For more detailed information please contact the following:

Commissioner Walker Woodruff, district13@mcgtn.net or 931-237-3471

Chief of Staff Lee Harrell, lharrell@mcgtn.net, 931-561-0994

9. Emergency Medical Services TCRS Addition to Years of Service for COVID

LEGISLATIVE ITEM: TCRS addition to years of service for COVID.

PURPOSE: Support legislation to provide COVID-19 essential employee retirement service credit for members of the Tennessee consolidated retirement system.

BILL SUMMARY

This past session, a bill was filed to provide this benefit to some of our most essential workers. [HB1658/SB1805](#) would have extended to any member of the Tennessee consolidated retirement system (TCRS) who reaches 25 years or more of consecutive service to obtain a COVID-19 essential employee service credit on the basis of one bonus hour of creditable service for each hour of creditable service rendered if the member was required to work during the COVID-19 state of emergency.

The bill would require employers to work with the TCRS board to identify employees eligible for the COVID-19 essential employee service credit and provide a list of those employees and their home mailing addresses to the board documenting the employees' eligibility.

The requirement of 25 years of consecutive service would have been waived for an employee who:

- (1) became disabled as the natural and proximate result of an accident or as the direct result of physical violence against the member's own person occurring while the member was in the actual performance of duty at some definite time and place, without negligence on the member's part; or
- (2) died while in service and whose retirement allowance is required to be paid to a beneficiary pursuant to present law.

The bill would have applied to eligible employees who retire on or after April 27, 2021.

The Montgomery County Board of Commissioners requests passage of similar legislation to show our appreciation with this benefit to our brave men and women who were truly essential during an unprecedented time.

For more detailed information please contact the following:
Commissioner Joe Smith, district3@mcgtn.net or 931-320-4289
Chief of Staff Lee Harrell, harrell@mcgtn.net, 931-561-0994

10. Private Act Limitation of County Commissioners to Hold Incompatible Offices

LEGISLATIVE ITEM: Request for legislation to limit County Commissioners from holding the office of County Commissioner and City Council coterminous for counties with a population greater than 200,000.

PURPOSE: Request for legislation to limit County Commissioners from holding the office of County Commissioner and City Council coterminous for counties with a population greater than 200,000. We consider the office of City Council and the office of County Commissioner to be incompatible with each other and sometimes in direct conflict of interest. New legislation that limits this could help us prevent any conflict of interest.

-The needs of the county can often differ from the needs of the city, how does the elected official who holds both offices differentiate between those needs and which body should benefit.

-Committee meeting times often overlap and that causes missed attendance.

-Another issue for committees would be if a nominating committee nominates the same person to represent the county on a committee where that person may already represent the city on the same committee.

-The city and county often work in unison where both provide money to support one or the other projects. This could cause a person who holds both offices to be voting on resolutions that allow giving money from one government to the other on to a project that may directly benefit their district/ward for the other office.

Several state statutes prohibit a person from holding more than one county office. Pursuant to T.C.A. § 5-5-102(c)(2), no person elected or appointed to fill the office of county mayor, sheriff, trustee, register, county clerk, assessor of property, or any other county-wide office filled by vote of the people or the county legislative body, shall also be nominated for or elected to membership in the county legislative body.

No member of the county legislative body nor any other county official shall be eligible for election as a member of the county board of education. T.C.A. § 49-2-202(a)(2). This statute prevents one person from holding an elected county office and being a member of the school board. Op. Tenn. Atty. Gen. 01-144 (September 4, 2001). Note also that pursuant to T.C.A. § 5-5-102(c)(2) a director of schools cannot serve as a member of the county legislative body.

In addition to statutory provisions regarding dual office-holding, there is a well-recognized common law prohibition against a public officer holding two incompatible offices at the same time. *State ex rel. Little v. Slagle*, 89 S.W. 316, 327 (Tenn. 1905).

For more detailed information please contact the following:
Commissioner Joe Smith, district3@mcgtn.net or 931-320-4289
Chief of Staff Lee Harrell, lhharrell@mcgtn.net, 931-561-0994





**CITY OF CLARKSVILLE
2023 Legislative Agenda**

Presented to the

Clarksville/Montgomery County Delegation

Senator Bill Powers, SD-22
Deputy Speaker & Representative Curtis Johnson, HD-68
Representative Jason Hodges HD-67
Representative Jay Reedy, HD-74

For the

113th Tennessee General Assembly

Legislative Liaison Ad-hoc Committee Members

Councilperson Stacey Streetman, Chair
Councilperson Travis Holleman
Councilperson Karen Reynolds
Councilperson Joe Shakeenab
Councilperson Wanda Smith
& Clarksville City Council
Mayor Joe Pitts

1. ROAD PROJECTS/INFRASTRUCTURE: Encourage the Tennessee Department of Transportation to obligate funding for the following projects:

- SR48/Trenton Rd. (from near SR374/101st Pkwy. to near I-24) the PE-NEPA and Design are underway. Next to start is the Right-of-Way;
- SR237/Rossvie Rd. (from W of Keysburg Rd. to SR374/Warfield Blvd.) the MPO will produce the Technical Report. Next to start is the PE-NEPA;
- SR374 Richview (from Memorial Dr. to SR 112/Madison St.) the Technical Report is completed. Next to start is the PE-NEPA;
- SR12/US41A Bypass (from SR76/MLK Blvd to SR 13/Riverside Dr.) the MPO will have technical report produced. Next to start is the PE-NPEPA.
- Widening of I-24 from Kentucky State Line to I-65. Next to start is the Technical Report from SR76/Montgomery County to SR45/Davidson County
- Hwy 374 extension from Hwy 149 to Dover Road and Purple Heart Parkway: New construction of four/five-lane highway with a new bridge over the western bend of the Cumberland River.

2. GRANT FOR INFRASTRUCTURE FOR FIRE DEPARTMENTS TO BE BROUGHT UP TO CURRENT STANDARDS:

Replacing or renovating existing fire stations or building new fire stations are among the most expensive projects a community can undertake. In 2019, NFPA took a deeper look into data from the 2015 survey in the report **Renovation Needs of the US Fire Service**. The report identified funding needs of \$70 to \$100 billion for fire station renovation and/or replacements. The report identifies 21,230 of U.S. fire stations (43 percent) are more than 40 years old, representing an 11 percent increase in aging infrastructure over the past 15 years the number of stations that are over 40-years old; are not equipped with exhaust emission control; are without backup power; do not have separate facilities for female firefighters; do not meet NFPA cancer prevention standards and need mold remediation.

When fire stations were built 40-plus years ago, departments were exclusively male. Today, the most recent Needs Assessment estimates that 10 percent of career firefighters are female. In 2009, FEMA awarded Assistance to Firefighters Fire Station Construction Grants to 120 fire departments to build new fire stations or modify existing stations, but these grants have not been awarded in recent years. The regular Assistance to Firefighters Grants program includes awards for modifying

facilities but not for new construction. These modification funds are not substantial in comparison to the amount of total funding awarded; thus, any facility improvements reflected in this report were likely funded by other sources. Renovation and replacement needs can also be linked to cancer initiatives and new NFPA standards for fire stations. The state of Tennessee currently has a cancer initiative.

3. RAISE THE LIMIT TO HIRE A STATE CONTRACTOR TO MANAGE CITY PROJECTS FROM \$25,000 TO \$50,000

Any construction project over \$25,000 is required by state law to have a licensed contractor. TCA 62-6-102 4(A)(i)

- Additionally, it conflicts with the ability to raise the bid thresholds to \$50,000.
- With inflation since the enactment of this law, this has required nearly every construction project to have a licensed contractor. This requirement has significantly increased costs to the City.

4. ONGOING ACCESS TO STATE INFORMATION SYSTEM

Allow the City electronic access to the County information through the State Information System by amending TCA 67-1-1704.

Clarksville is unique in that we are the only City within the County. With both Mayor's written consent allow access to the City and County tax reporting system. The state is not able to perform due diligence on every tax payer and this has caused hundreds and thousands of dollars of corrections in several years. The current process makes it near impossible to verify the City and County are receiving all the funds we are due. Access would allow us to check reporting information monthly and not cause monetary harm to either the City or the County. The letter has been sent to the Commissioner of Revenue and the response was while legal, access was denied.

67-1-1704. Disclosure for administrative purposes - Tax collection.

(d) Upon request in writing, returns and tax information may be disclosed to duly authorized officials of a unit of local government of this state for the purpose of ascertaining whether proper local taxes or the tax imposed by § 67-4-704 is being paid. Upon written request, tax information may also be disclosed to duly authorized officials of a unit of local government of this state to the extent necessary to ascertain whether allocations from state levied taxes are being distributed to the correct unit of local government; provided, that such information shall not include the taxpayer's returns, receipts, income, tax liability, tax payments, or other financial information. For purposes of ascertaining whether proper local severance taxes are being paid pursuant to chapter 7, part

2 of this title, "authorized officials of a unit of local government" means the county mayor or a member of the county governing body. No unit of local government nor any official or employee of a unit of local government who receives returns or tax information under this subsection (d) shall disclose such information to any person other than the person to whom it relates, except as otherwise may be authorized by law. Any official or employee of a unit of local government who has or has had, at any time, access to any return or tax information under this subsection (d) shall be subject to all of the penalties and restrictions applicable to an officer or employee of the state under § 67-1-1709.

5. **PRIVATE UTILITIES** Request a time limit be imposed on private utility companies to address the need for them to respond to local government projects where utilities need to be moved. The utilities would have no more than 30 days from the issuing of the "notice to proceed" to begin to move their equipment or infrastructure from the site. Failure to begin construction would result in liquidated damages payable to the City.
6. **REQUEST STATE LEGISLATORS TO CREATE AN EMANCIPATION DAY HOLIDAY:** August 8 has been a significant date to commemorate the Emancipation Proclamation signed into law by President Lincoln on January 1, 1863. Sam Johnson, a former slave of Andrew Johnson, was influential in creating the First August 8th festival in 1871 in Greenville, TN. In 2007, Tennessee Governor Phil Bredeson signed legislation acknowledging August 8 as "Emancipation Day," in Tennessee, to recognize the celebration and action of Andrew Johnson, the 17th President of the United States who was then the Military Governor of Tennessee.

ITEMS OF INTEREST

1. **LEGALIZE MEDICAL CANNABIS:** Requesting legislation allowing medical prescribing and usage. Over 36 states allow medical cannabis use and almost all states surrounding Tennessee have already approved or are in the process of approving such use. There is also federal legislation in the works to allow states to press ahead without any federal interference.
2. **REPEAL SB 1257 CITED AS THE HUMAN LIFE PROTECTION ACT AND HOUSE BILL 2263 KNOWN AS THE HEARTBEAT BILL:** The City of Clarksville supports the American College of Obstetricians and Gynecologists known as ACOG abortion policy

The Policy States: All people should have access to the full spectrum of comprehensive, evidence-based health care. Abortion is an essential component of comprehensive, evidence-based health care. As the leading medical organization dedicated to the health of individuals in need of gynecologic and obstetric care, the ACOG supports the availability of high-quality reproductive health services for all people and is committed to protecting and increasing access to abortion.

ACOG strongly opposes any effort that impedes access to abortion care and interferes in the relationship between a person and their healthcare professional. Because the patient-clinician relationship is a critical component of the provision of the highest quality healthcare, any efforts interfering in this relationship harm the people seeking essential healthcare and those providing it. As such, clinicians should not be subject to criminal penalties, lawsuits, fines or other punishments for providing the full spectrum of evidence-based care. ACOG condemns stigma, violence, intimidation and threats against doctors, clinicians, and members of their professional teams and families.

ACOG supports every person's right to decide whether to have children, the number and spacing of children, and to have the information, education, and access to health services to make these decisions. Individuals seeking abortion must be afforded privacy, dignity, respect, and support, and should be able to make their medical decisions without undue interference by outside parties. ACOG advocates to improve access to full-spectrum reproductive services, to integrate abortion as a component of mainstream medical care, and to oppose and overturn efforts restricting access to abortion.

Reference:

<https://www.acog.org/clinical-information/policy-and-position-statements/statements-of-policy/2022/abortion-policy>

Link to SB 1257 – Human Life Protection Act - [pc0351.pdf \(tnsosfiles.com\)](#)

Link to HB 2263 –Heartbeat Bill - [pc0764.pdf \(tnsosfiles.com\)](#)

**Continue
to
Support**

CONTINUE TO SUPPORT THE FOLLOWING ITEMS:

REIMBURSEMENT FOR CUSTODY OF TDOC INMATES

LEGISLATIVE ITEM: We are requesting the Tennessee State Legislature to consider increasing the daily reimbursement rate of Tennessee Department of Corrections inmates being held in the Montgomery County Jail.

MONTGOMERY COUNTY STATE PARKS AND NATURAL AREAS

LEGISLATIVE ITEM: A request to our state delegation for continued assistance and support for local state parks and natural areas located within Montgomery County.

PUBLIC SAFETY: REQUEST TO ALLOW EMS TO BE A PART OF BRIDGE PROGRAM

LEGISLATIVE ITEM: Urge legislators to include Emergency Medical Personnel in the 25/55 Bridge Program for retirement.

SEX OFFENDER LAWS REGARDING CUSTODY

LEGISLATIVE ITEM: To verify parentage of registered sex offenders. Montgomery County Sheriff's Office discovered cases where sex offenders are residing with children under the age of 13 who are claiming to have parented said minor. However, there is currently no system to verify the parentage of a sex offender living with a minor who claims that the minor is their biological child.

Secondly, there are cases where the sex offender's name is listed on the minor child's birth certificate, however, there parentage has not been verified through DNA testing.

BAN OF BOOKING PHOTO REMOVAL FEES

LEGISLATIVE ITEM: Prohibition of Fee Requirements for the Removal of Public Booking Photos. It shall be an unlawful practice for any person engaged in publishing or otherwise disseminating a booking photograph through a print or electronic medium to solicit, require, or accept the payment of a fee or other consideration from a subject individual to remove, correct, modify, or to refrain from publishing or otherwise disseminating that booking photograph.

A person operating a private business shall not utilize a booking photograph or a photograph of an inmate taken originally obtained from a public agency for commercial purposes.

CONTINUE TO SUPPORT THE FOLLOWING ITEMS:

UNEMPLOYMENT COMPENSATION

LEGISLATIVE ITEM: To revise all legislation so that County as previous employer will be notified and allowed to contest unemployment claims. We would like to encourage the State of Tennessee to allow reimbursable employers that are Government entities the ability to contest claims that are brought before the State. Currently, the unemployment tax law allows government organizations and non-profits to opt out of the premium base tax system and into what they called a “reimbursing employer” which means the entity would be self-insured. One of the major disadvantages of this is the reimbursing employers do not get “relief of charges”. This means that if your employee resigns or terminates and goes to work elsewhere and then is terminated there then files for unemployment, the government entity could be charged a portion of that employee’s unemployment benefits even though the employee voluntarily left or was terminated. Because of the status of being a “reimbursing employer” we lose our ability to contest the claim.

SMOKING BAN

LEGISLATIVE ITEM: To ban smoking and vaping in all public parks. We know that the youth of our community are likely more affected in their health by the presence of smoking and vaping in our communities. We would like to prohibit the use of tobacco products to include vaping on any public park, public greenway or public property that is able to be used by the youth of our community. This prohibition would not apply to any buildings, sidewalks or roads contained in that publicly owned property. We believe that this would support the need to have a greater emphasis on the health and wellbeing of citizens in our communities.

SCHOOL CONSTRUCTION

LEGISLATIVE ITEM: Financial assistance from the State of Tennessee to help fund school construction and repairs for schools that are in the top five percent growth in Tennessee. Public education serves an integral role in the success of local communities and the State of Tennessee. Across the State of Tennessee many communities have an immediate need to build new school buildings as well as to repair existing older school buildings. Due to this immediate need, school districts are forced to utilize portable classrooms for their students which are not the optimal environment for our students. Many Tennessee counties have this need due to considerable industrial and business growth over the past several years. With such growth, there has been a marked increase in people moving to Tennessee counties to live and raise their families. Tennessee counties which have not shared in the population growth still have a need to either repair older school buildings, or where possible, construct new ones to better serve their communities. While local governments across the State of Tennessee have tried to meet the financial demand for such needs, local communities need the financial assistance from the State of Tennessee to help fund school building construction and repairs. Local communities need the State's investment in school construction and repair to continue to move Tennessee and its citizens forward.

SUPPORTING DOCUMENTS

In addition to the items outlined in this Legislative Agenda, Montgomery County and the City of Clarksville support the legislative priorities identified on the 2023 Legislative Agenda of the Clarksville Area Chamber of Commerce.

Road Projects



**CLARKSVILLE URBANIZED AREA
METROPOLITAN PLANNING ORGANIZATION**

Stan Williams
MPO Director
stan.williams@cityofclarksville.com

329 MAIN STREET
CLARKSVILLE, TN 37040
PHONE: (931)645-7448

Jill Hall
Transportation Planner
jill.hall@cityofclarksville.com

September 7, 2022

Re: 2023 Legislative Agenda

Dear Mayor Golden:

The Legislative Liaison Committee should consider encouraging the Tennessee Department of Transportation to obligate sufficient funding for the following road project phases in the FY23-26 Transportation Improvement Program include:

1. SR48/Trenton Rd. widen from 2 to 5 lanes PIN: 123071.00
(from SR374/101stPkwy. to I-24 exit 1) complete the PE-Design and ROW acquisition in a timely manner;
2. I-24 widen from 4 to 6 lanes PIN: 124656.00
(from KY State line to SR76/MLK Pkwy. exit 11) complete the PE-NEPA and PE-Design in a timely manner.

Should you have any questions, contact me at your convenience.

Sincerely,

J. Stan Williams
Transportation Planning Director

Cc: Mayor Pitts
Jeff Tyndall
Melisa F. Smith

**Juvenile Resource
Center
Feasibility Study**



Montgomery County Juvenile Justice Center Preliminary Analysis



May 17, 2021

Feasibility Study

Must answer the question:

“Does Montgomery County Tennessee need a juvenile justice center that would be utilized for teaching, resources and detention?”

Process

- Stakeholder Interviews
- Data Analysis
- Forecasts
- Conclusions and Recommendations

Outline

- **Stakeholder Interviews**
- Data Analysis
 - Introduction
 - Montgomery County Juvenile Court Trends
 - Youth Services Trends
 - Detention Trends
- Forecasts
- Conclusions & Recommendations

Stakeholders Interviewed

- Administrator of Montgomery County Driver Safety
- Assistant District Attorney for Montgomery County
- Chairperson of Montgomery County Disproportionate Minority
- Clarksville Police Department
- County Commissioner of Montgomery County
- Director of Child Advocacy Center
- Director of Student Services - Board of Education
- Executive Director of the United Way for Montgomery County
- Former Detained Youth and his Mother
- General Sessions and Juvenile Court Judge for Montgomery County
- Mayor of Montgomery County
- Mayor of City of Clarksville
- Montgomery County Sheriffs Office
- President of NAACP- Clarksville Branch
- Regional Director of Juvenile Justice for Department of Children's Services
- Supervisor of Juvenile Justice for Department of Children's Services
- Youth Psychologist
- Youth Services and County Probation (Detention Team) of Montgomery County Juvenile Court
- Youth Villages-Mobile Crisis

Stakeholder Feedback

What challenges do you face with the current process of transporting youth out of the jurisdiction when they must be detained?

- There is a shortage of available beds for the youth.
- The travel distances to transport the children can be up to two hours away.
- If there are no available beds, which is becoming more and more frequent, the kids must sleep at the police station. Often on the floor.
- It takes a lot of resources away from local law enforcement to transport youth out of county.
- Scheduling is an issue for the courts when youth are housed out of the county.
- There is a human cost in a lack of educational resources for the youth. This has a compounding financial impact on the community.
- Too many of the children detained are minorities, and there should be better procedures used in determining whether kids are remanded.

Stakeholder Feedback

In your opinion, how would a juvenile services center impact your ability to effectively carry out your responsibilities in relation to the juvenile justice system?

- A center would help provide mental health and educational services that are not readily available out of County.
- It would be centrally located and tied to community services. It could also provide parenting services to the families as well.
- It would help to ease the burden on local law enforcement.
- It would save time and equipment costs. Female youth require two male officers if a female officer is not available to transport.
- A center would offer the ability to train and rehabilitate the youth.
- A facility would help parents stay connected and would aide those that have thrown their hands up in frustration.

Stakeholder Feedback

What would be some benefits of having a Youth Services Center in Montgomery County?

- It would be easier for families to visit their children and provide a greater chance of bringing the youth back into the home.
- A court integrated into a facility would be helpful too.
- Would like to see some sort of respite care as a part of a facility.
- Wants a facility to be much more than detention. It should also provide access to training and rehabilitation, as well as assistance with mental health and substance abuse issues.
- An expanded selection of classes could be provided to children in custody as well as those not being detained.
- In favor of a center to provide needed services to children but would not support a juvenile detention center without the services components.

“There are 34,000 kids in Montgomery County, and I consider all of them to be mine”.

Outline

- Stakeholder Interviews
- **Data Analysis**
 - Introduction
 - Montgomery County Juvenile Court Trends
 - Youth Services Trends
 - Detention Trends
- Forecasts
- Conclusions & Recommendations

Analysis Introduction

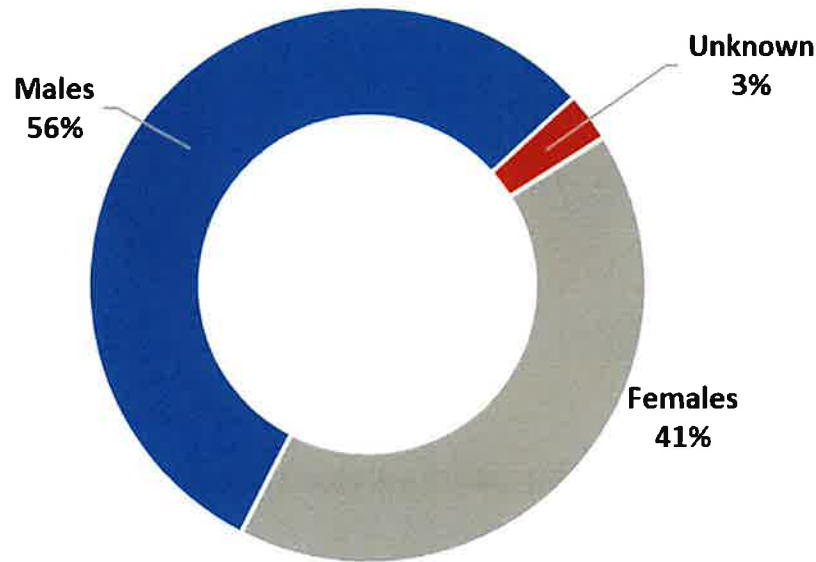
- This presentation details the Montgomery County Juvenile Court's workload and activities
- Reconstructed historical trends by mining the data tables that operate behind the Quest Case Management System
- Overall approach is to build multiple statistical models to identify and predict future Montgomery County Juvenile Court caseloads and populations

Outline

- Stakeholder Interviews
- **Data Analysis**
 - Introduction
 - **Montgomery County Juvenile Court Trends**
 - Youth Services Trends
 - Detention Trends
- Forecasts
- Conclusions & Recommendations

Montgomery County Juvenile Court Profile

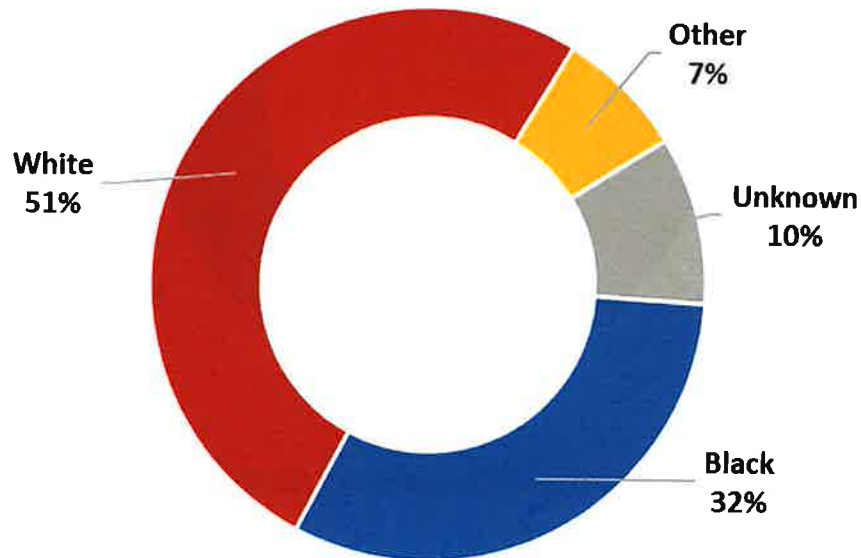
Montgomery County Juvenile Court Referrals By Gender



- Data reflect all referrals between 2016 and early March 2021
- The male percentage has grown slightly but consistently since 2016 (54%) to over (56%) in 2020

Montgomery County Juvenile Court Profile

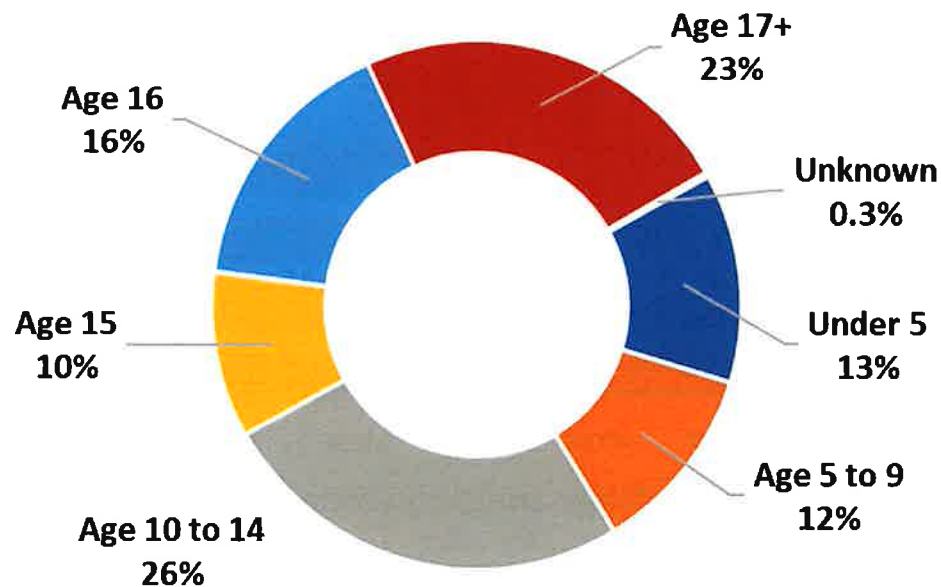
Montgomery County Juvenile Court Referrals By Race



- Data reflect all referrals between 2016 and early March 2021
- No trend was evident across time

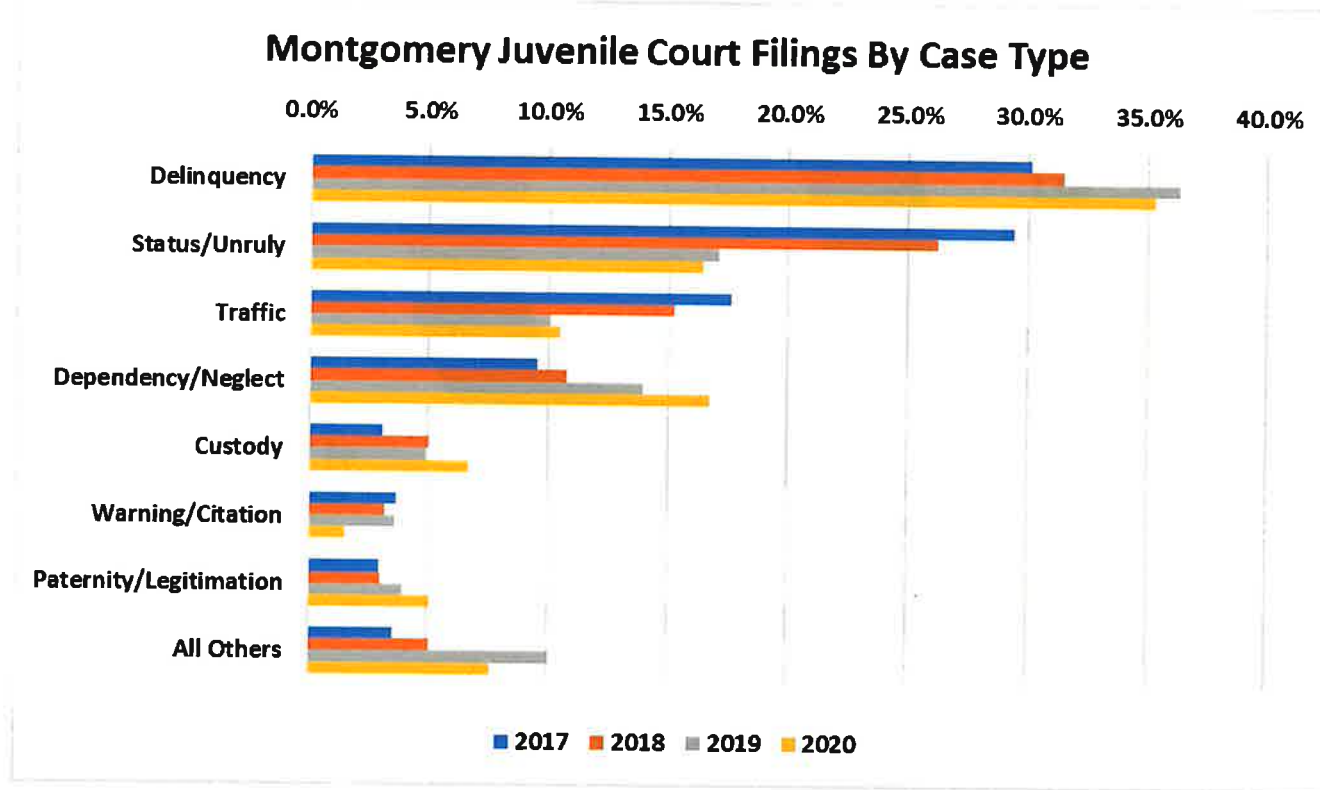
Montgomery County Juvenile Court Profile

Montgomery County Juvenile Referrals By Age Group



- Data reflect all referrals between 2016 and early March 2021
- Referrals are trending younger
 - The 'Under 5' group went from 10.5% in 2016 to over 18% by 2019
 - Age 17+ went from 25.5% in 2016 to 20.6% by 2019, and 18% in 2020

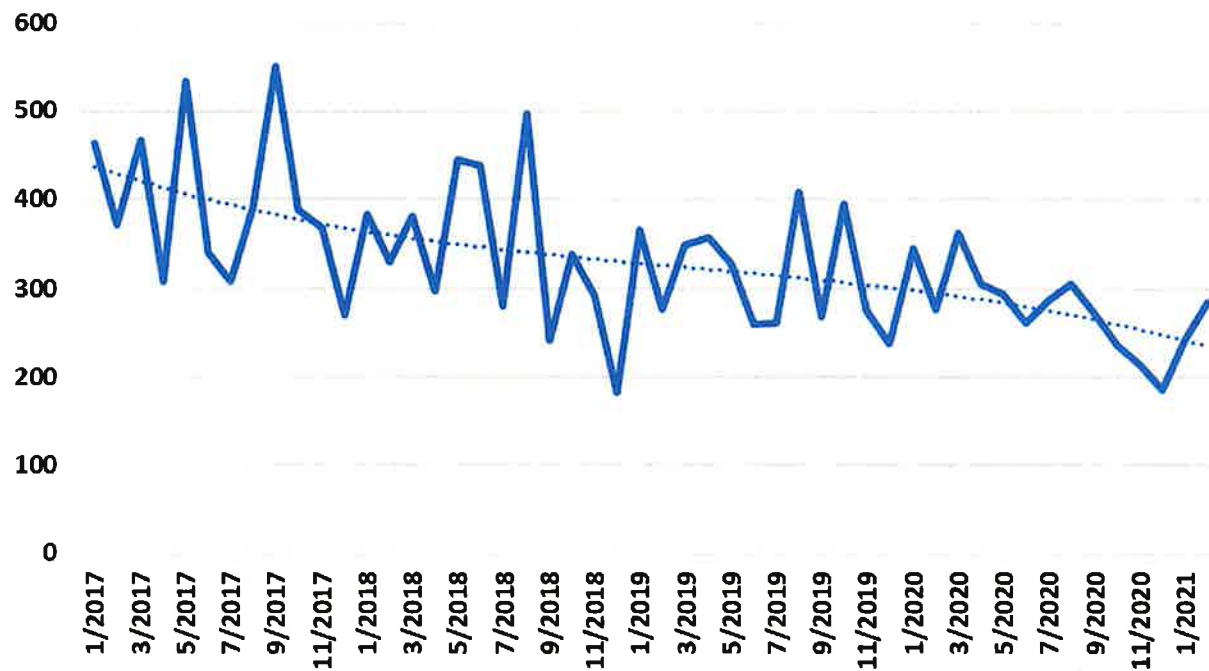
Montgomery County Juvenile Court Trends



- Delinquency, Paternity, and Dependency/Neglect cases consistently rising
- The bump in the 2019 'All Others' is due to Tobacco cases
- Juvenile Status/Unruly cases in 2019 were less than half of what they had been in 2017

Montgomery County Juvenile Court Trends

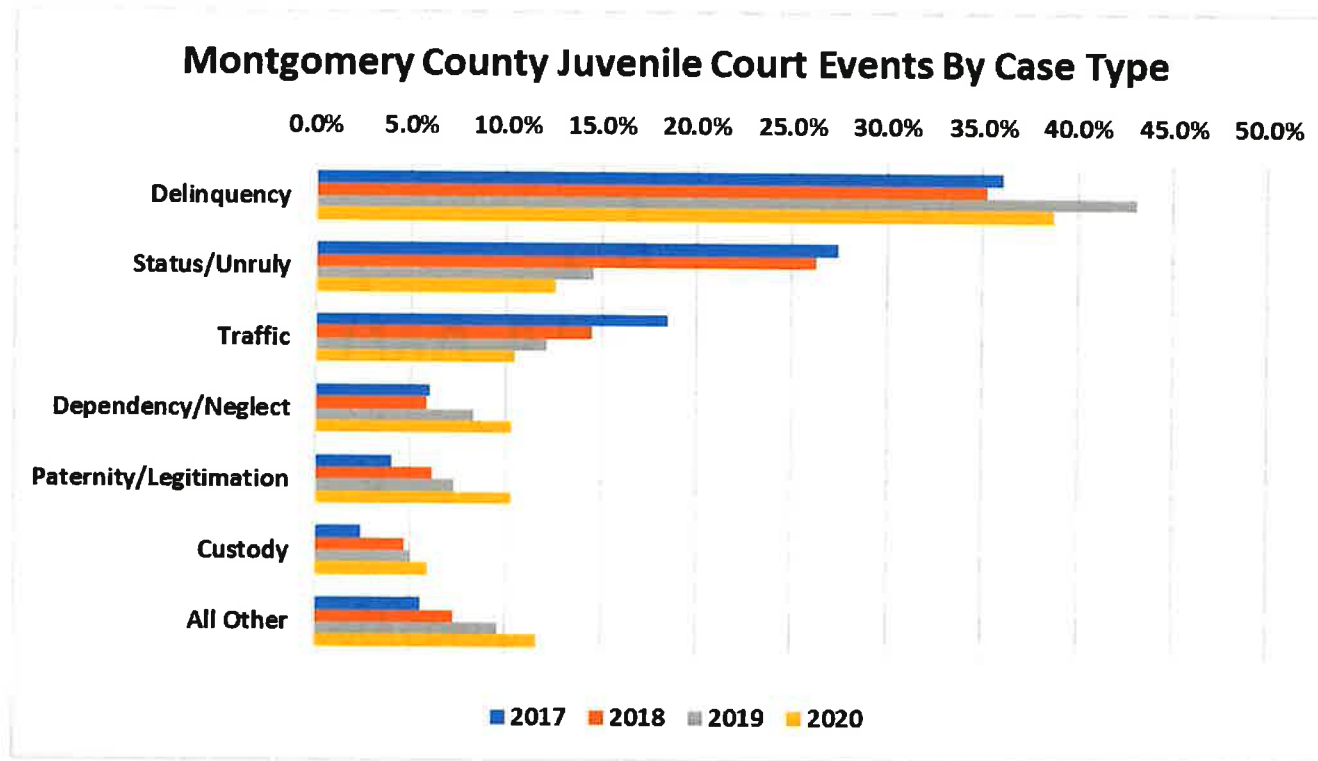
Montgomery County Juvenile Court Events Per Month



- Court events per month

Year	ADE	Change
2014	63.5	
2015	65.8	3.56%
2016	47.3	-28.1%
2017	46.1	-2.6%
2018	37.9	-17.8%
2019	34.4	-9.2%
2020	18.3	-46.9%

Montgomery County Juvenile Court Trends



- Note the decrease in events connected with Status/Unruly cases
- Consistent decrease in Traffic events
- Consistent increase in Dependency/Neglect, Custody, & Paternity/Legitimation events

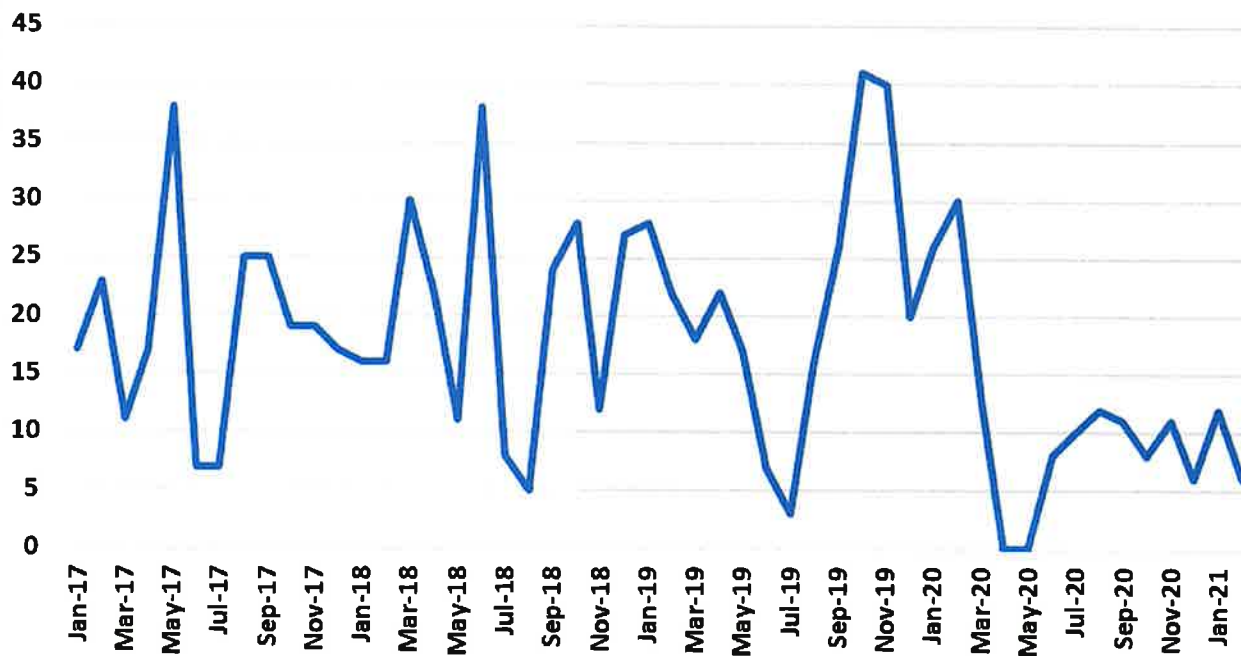
Montgomery County Juvenile Court Trends

Day	Average Events Per Day
Sunday	<.01
Monday	15.8
Tuesday	6.3
Wednesday	10.8
Thursday	21.2
Friday	22.2
Saturday	.02

Based on data between January 2017 and March 1, 2021

Montgomery County Juvenile Court Trends

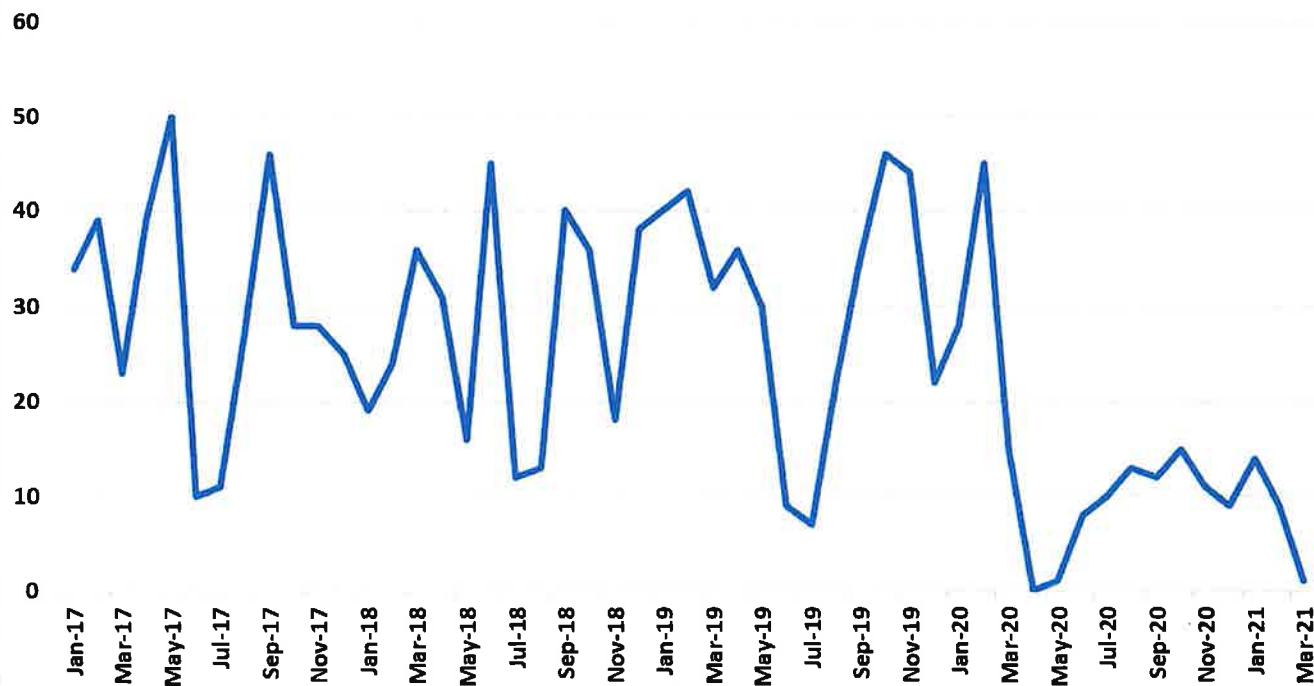
Montgomery County Monthly Informal Adjustments



- The pattern of informal adjustments was no different when calculated as a percentage of active cases
- Note the significant increase in 2019, consistent with what we would expect after the implementation of the Juvenile Justice Reform Act

Montgomery County Juvenile Court Trends

Montgomery County Monthly Informal Adjustments + JWC Cases



- The pattern of informal adjustments was no different when calculated as a percentage of active cases
- Note the significant increase in 2019, consistent with what we would expect after the implementation of the Juvenile Justice Reform Act
- In addition to Informal Adjustments, the Judicial Warning Court provides a unique and effective method of disposing appropriate cases
- Pre-pandemic, a monthly average of 29 matters were disposed via IA or JWC

Outline

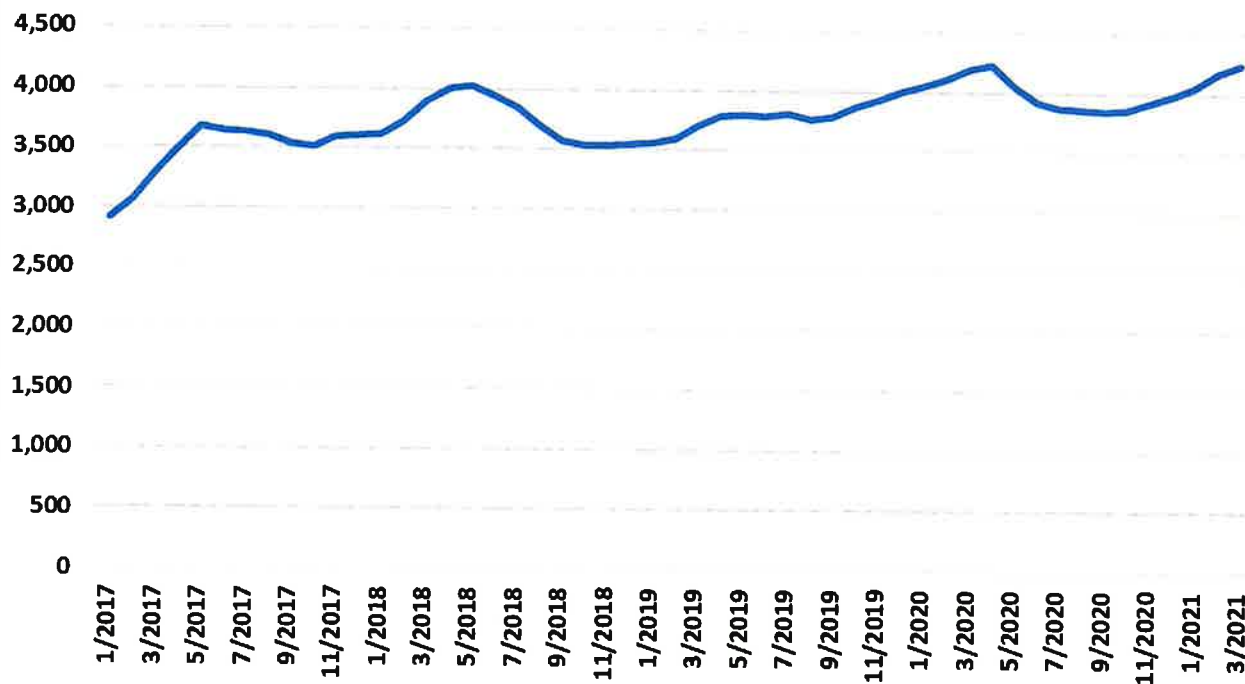
- Stakeholder Interviews
- **Data Analysis**
 - Introduction
 - Montgomery County Juvenile Court Trends
 - **Youth Services Trends**
 - Detention Trends
- Forecasts
- Conclusions & Recommendations

Montgomery County Youth Services Trends

- Extremely challenging to model youth services/probation data in terms of average daily caseloads
- Many cases need to remain open in the system
 - Ongoing case obligations and requirements
- To model the daily caseload
 - Series of statistical estimates
 - Utilized multiple date fields throughout the data system
 - Built linear algebraic models to generate an estimated caseload time series trend

Montgomery County Youth Services Trends

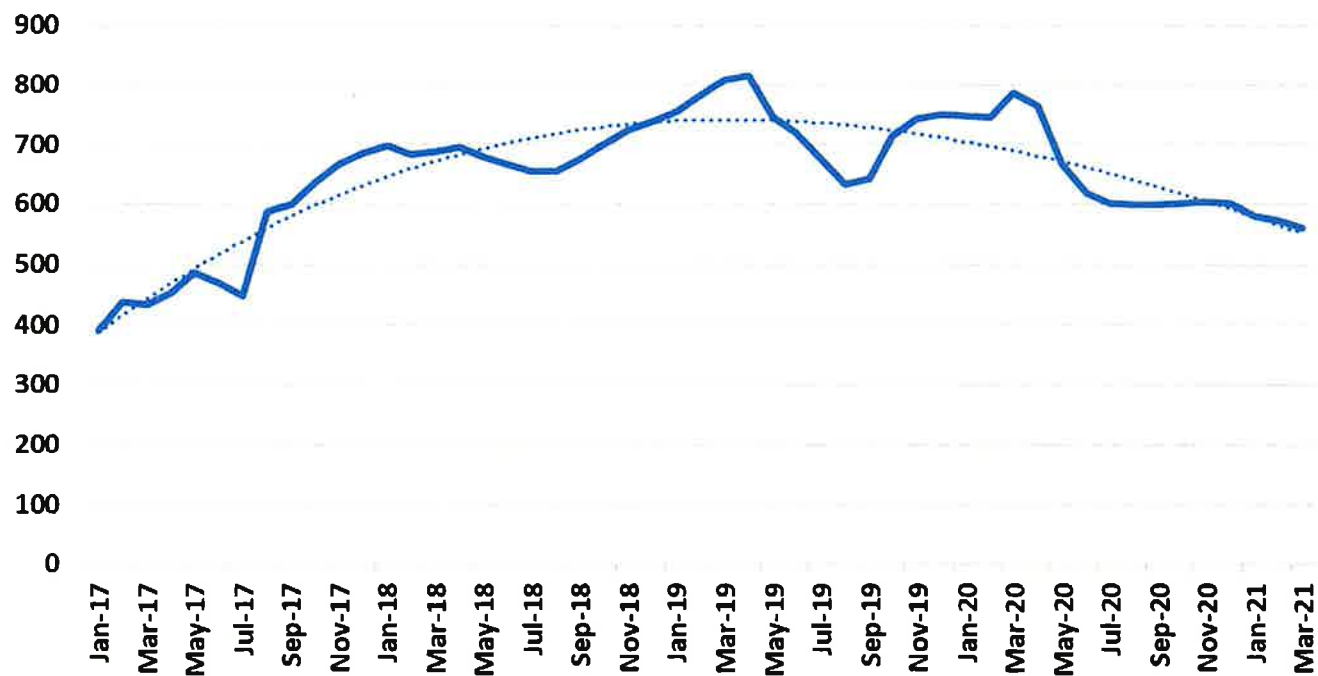
Montgomery Juvenile Court Daily Average Of Open Cases



- Chart shows a reconstruction of the open cases using each case's 'Start Date' and 'End Date' fields
- It appears that cases are not being closed out in the Quest system

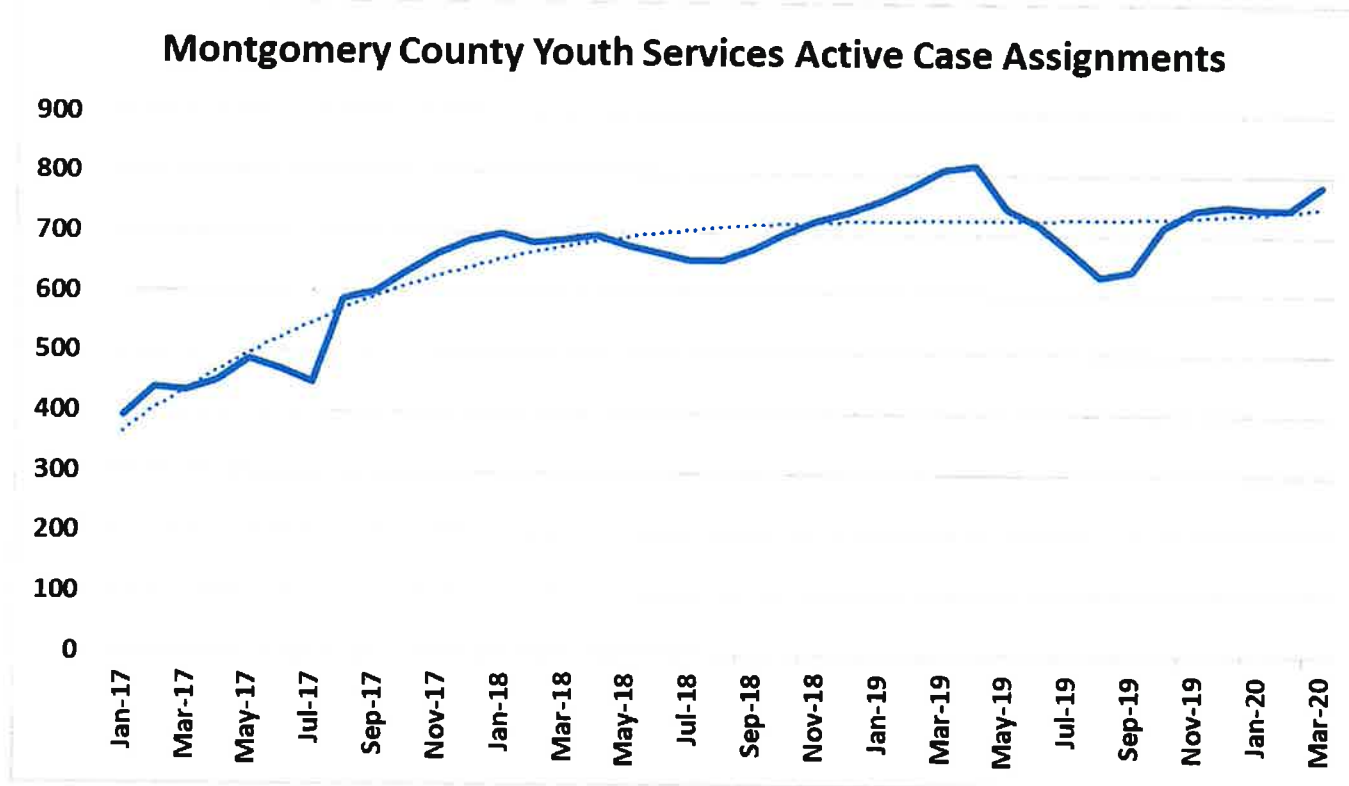
Montgomery County Youth Services Trends

Montgomery County Youth Services Active Case Assignments



- Chart contains all case types
- Reflects an average of each day's open case counts based on *case assignment* Start and End dates, rather than the actual case Start and End dates

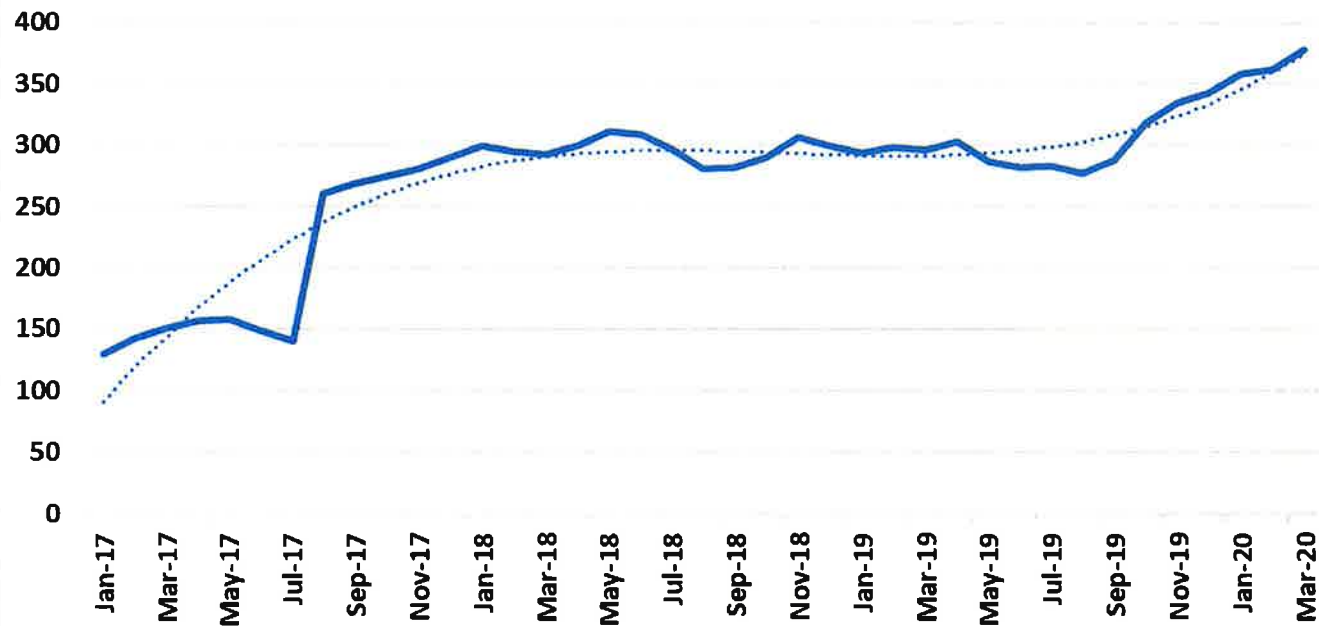
Montgomery County Youth Services Trends



- This is the same data as the previous slide, but stops before the pandemic
- Between 2017 and the start of 2020:
81% ↑ in caseload

Montgomery County Youth Services Trends

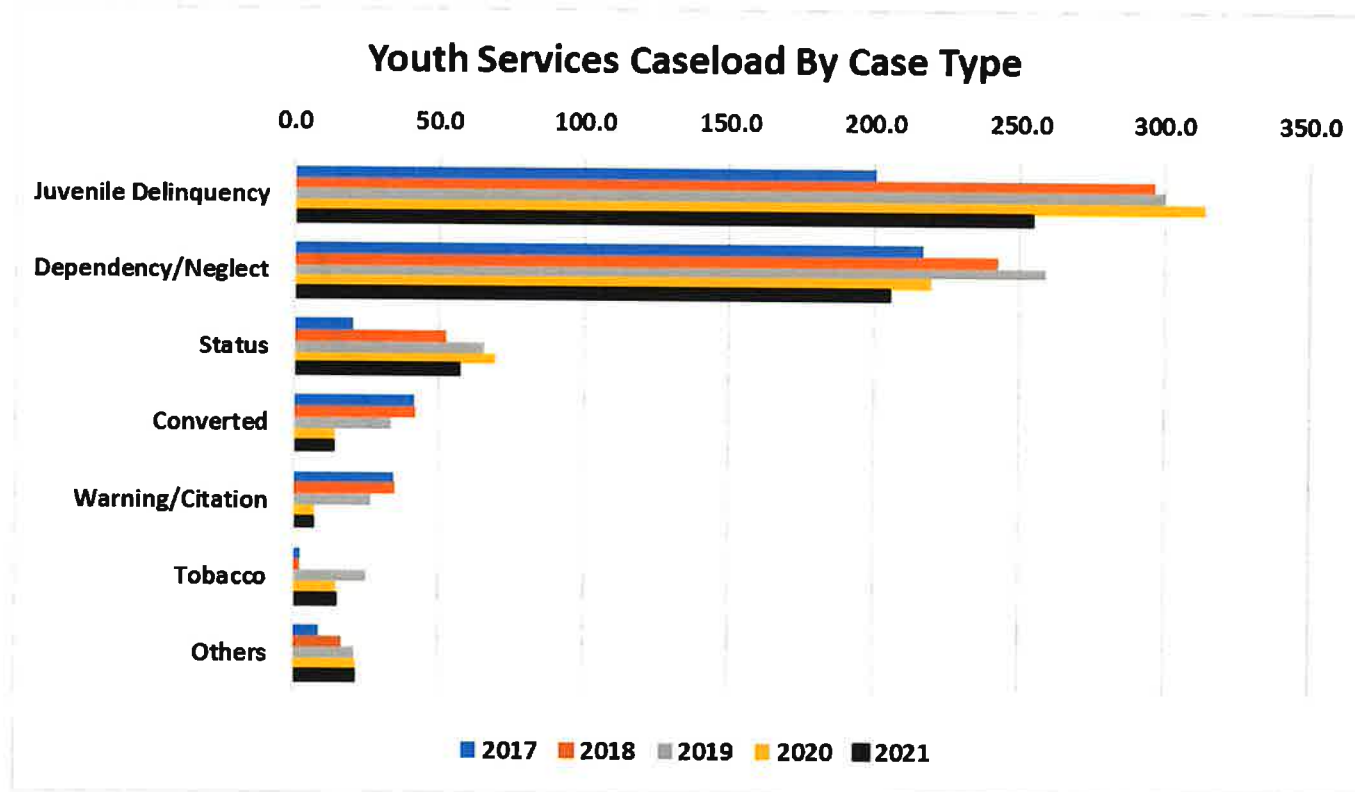
Montgomery County Youth Services Active Juvenile Delinquency Case Assignments



Between 2017 and the start of 2020:

151% ↑ in Juvenile Delinquency cases

Montgomery County Youth Services Trends



Comparing 2017 and 2020:

57% ↑ in Juvenile Delinquency cases

240% ↑ in Juvenile Status cases

448% ↑ in Tobacco cases

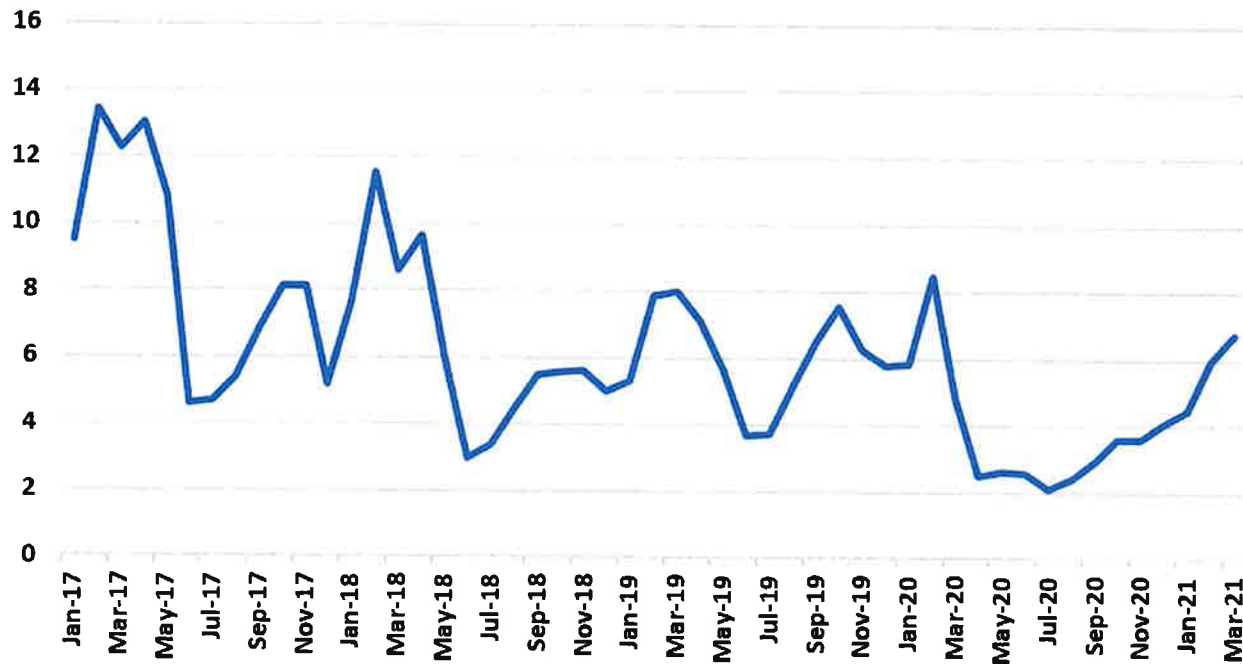
Montgomery County Youth Services Trends

Active Delinquency/Status Cases By Most Serious Offense

	Truancy	Violent Misd	Public Order Misd	Conditional Release Violation	Other	Drugs Misd	Violent Felony	Unruly	Theft/Fraud Misd	Runaway	Traffic Misd	12 Other Categories
2016	37.2%	11.0%	7.2%	4.3%	5.7%	4.6%	4.4%	4.1%	5.5%	3.9%	3.7%	8.3%
2017	43.8%	9.8%	5.6%	4.6%	4.7%	4.5%	4.1%	4.5%	4.3%	3.6%	3.5%	7.0%
2018	39.1%	11.5%	6.3%	5.7%	4.8%	4.3%	4.6%	4.6%	4.0%	3.5%	3.5%	8.1%
2019	28.4%	13.3%	7.1%	6.4%	5.8%	5.4%	5.9%	5.8%	4.8%	4.5%	4.4%	8.2%
2020	27.6%	13.6%	5.7%	7.1%	5.7%	6.3%	5.7%	4.9%	5.4%	5.7%	4.5%	7.8%
2021	33.8%	11.6%	4.7%	6.2%	5.2%	5.9%	5.6%	5.1%	4.2%	5.5%	4.3%	7.9%
Total	35.7%	11.7%	6.3%	5.6%	5.3%	5.0%	4.9%	4.7%	4.7%	4.2%	3.9%	7.9%

Montgomery County Youth Services Trends

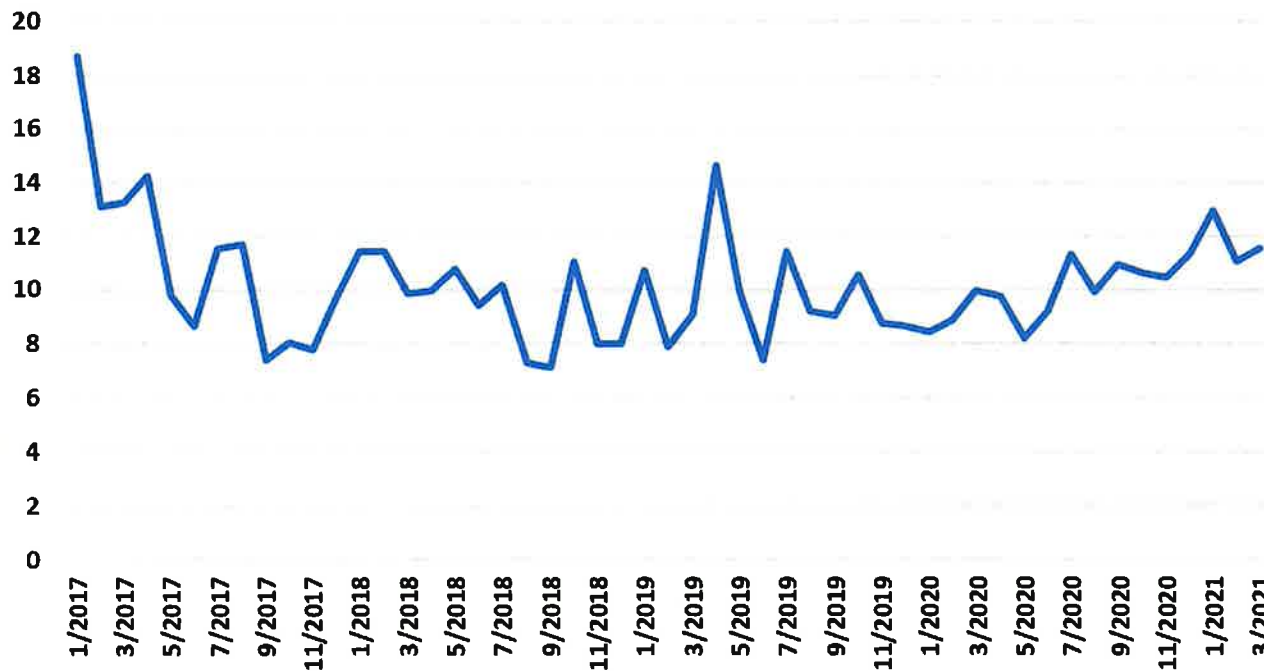
Montgomery County Juvenile Monthly Incidents Per Day



- Incidents decreased from 2017 and were relatively stable in 2018 and 2019
- The impact of the pandemic can clearly be seen, along with indications of a return to 'normal'
- Note also the seasonality of the data, correlating roughly to the school year

Montgomery County Youth Services Trends

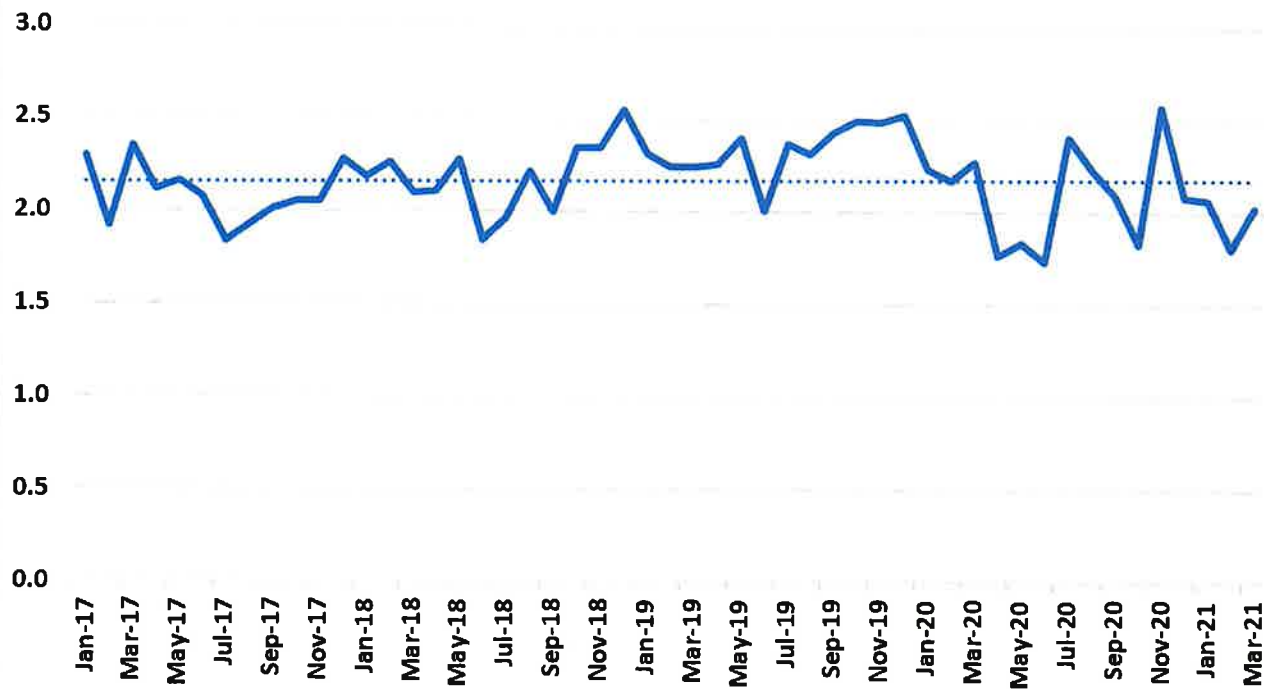
Montgomery County Juvenile Documents Per Case



- The number of documents per case is a potential indicator of case complexity
- The average per case was stable between mid-2017 until mid-2020
- There has been a 17% increase between July 2020 and March 2021

Montgomery County Youth Services Trends

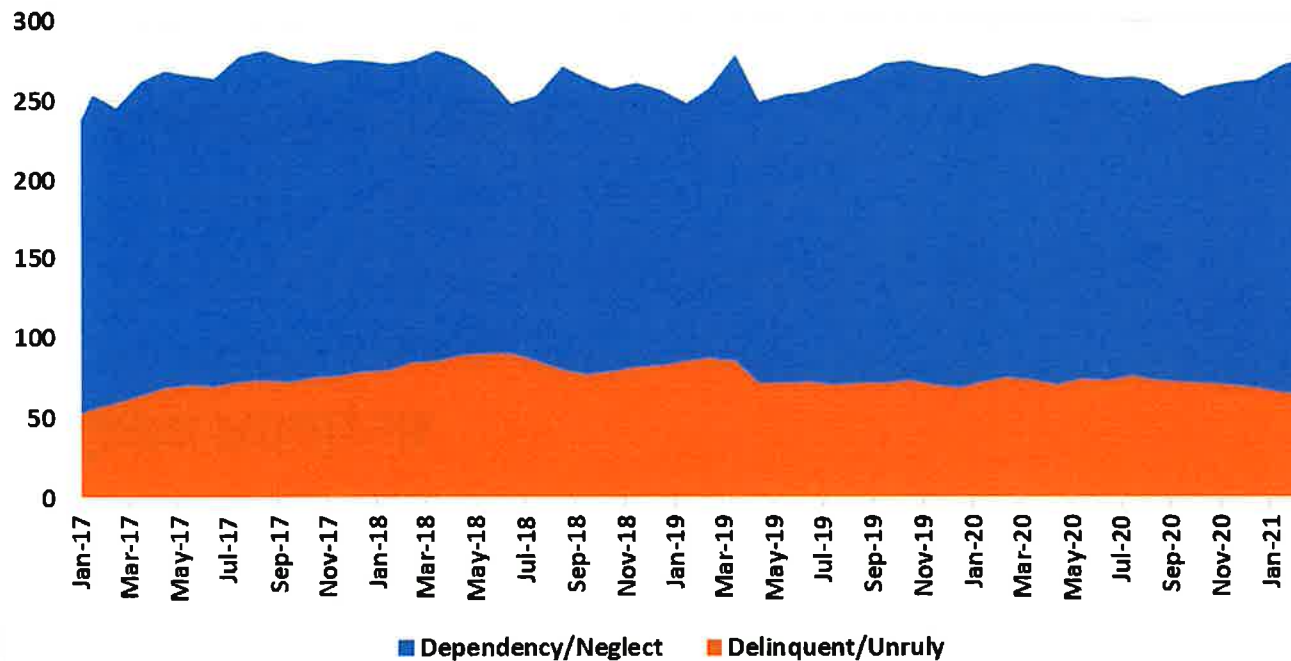
Montgomery Juvenile Monthly Requirements Per Case



- The number of requirements per case is a potential indicator of case complexity
- The average per case has been largely stable over time with only a very slight increase during 2019

Montgomery County Youth Services Trends

Montgomery ADP of Children Held in Custody of the State

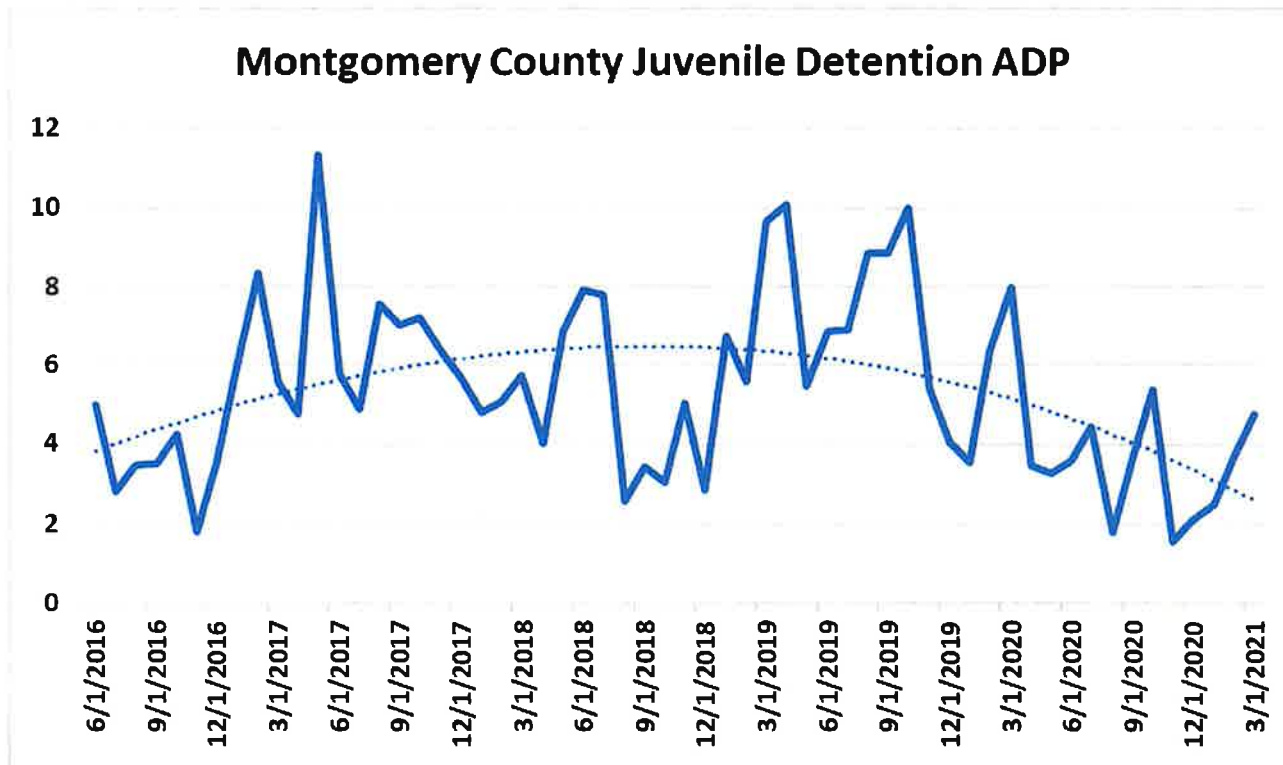


- The average daily population of children held in DCS custody has increased 12% since 2017
- Typically, 78% of the children in DCS custody are there because of a Dependency/Neglect matter

Outline

- Stakeholder Interviews
- **Data Analysis**
 - Introduction
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 - **Detention Trends**
- Forecasts
- Conclusions & Recommendations

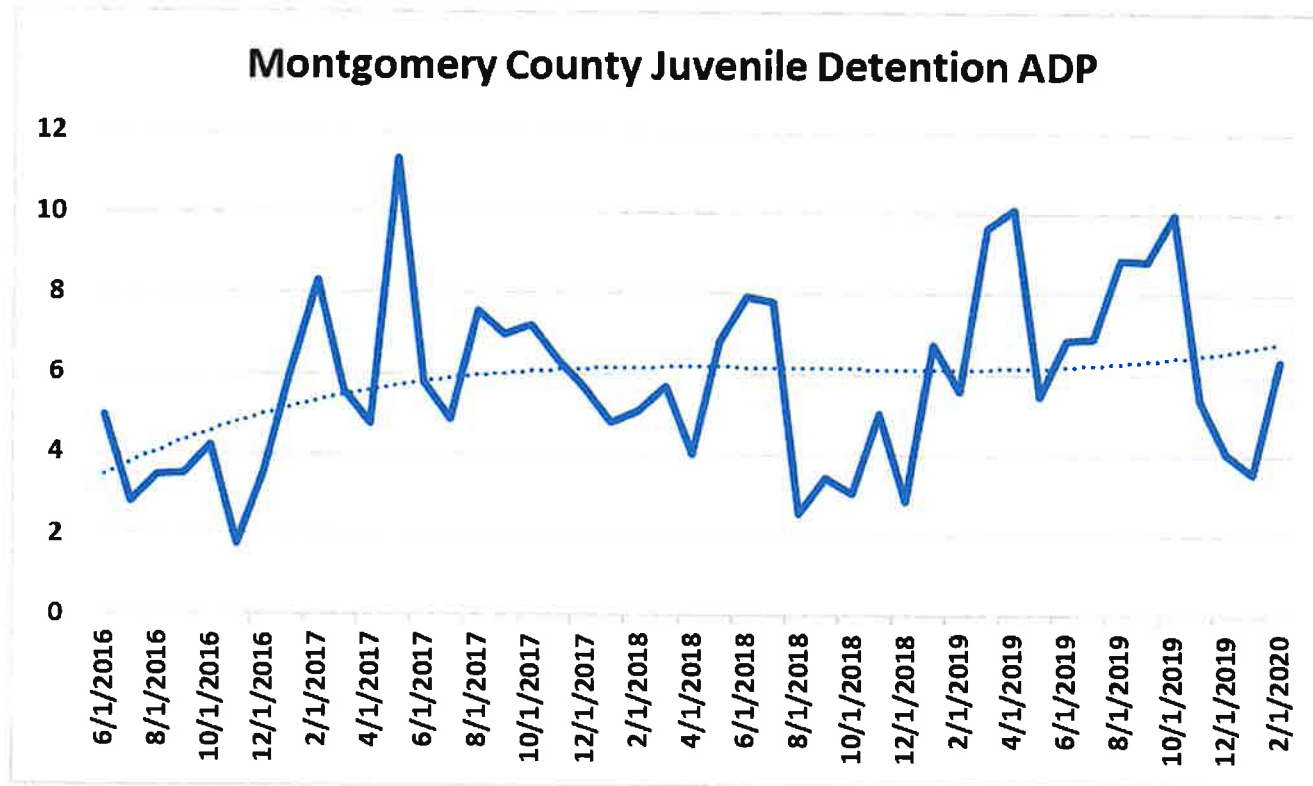
Montgomery Juvenile Court Detention Population



- Chart trend line heavily affected by the pandemic and possibly the impact of the Juvenile Justice Reform Act's implementation

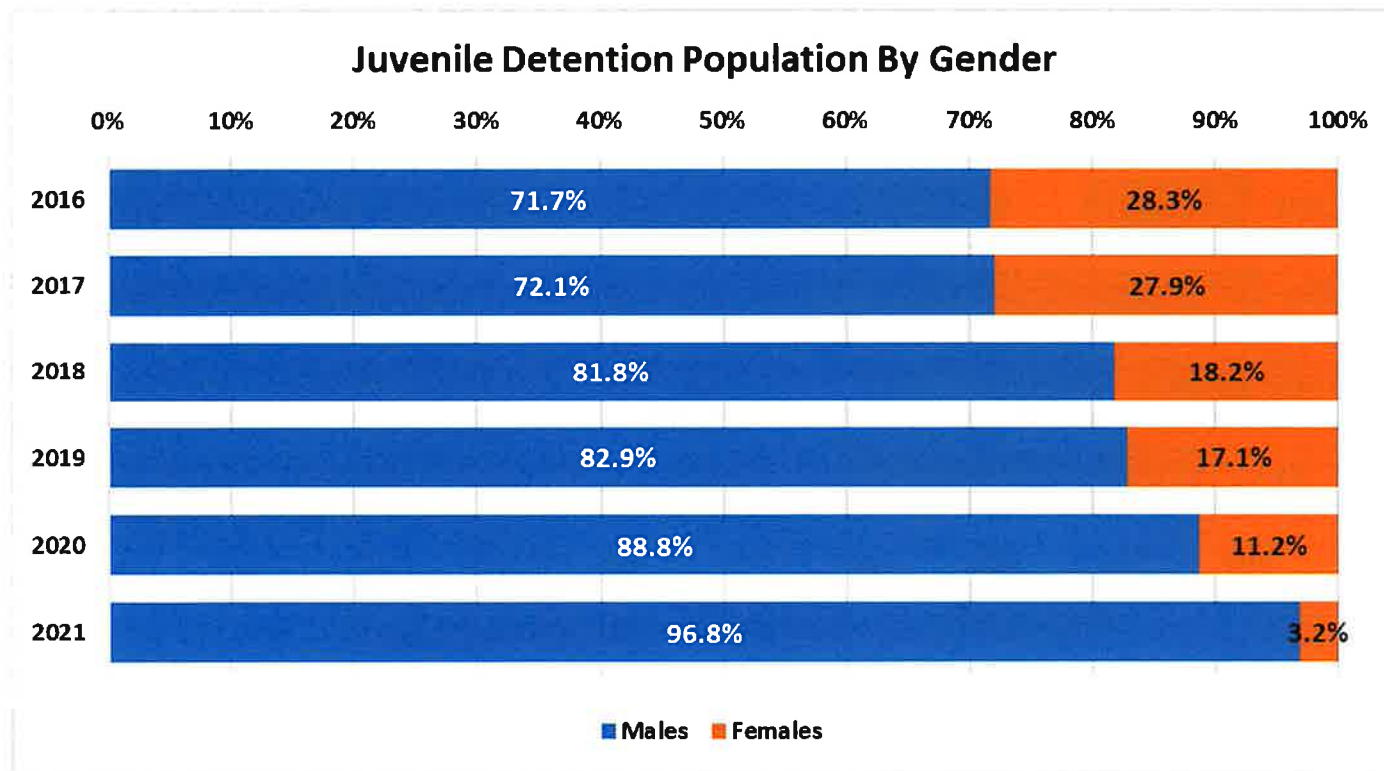
Year	ADP	Change
2016	3.5	
2017	6.7	93.1%
2018	4.9	-26.6%
2019	7.4	50.1%
2020	3.9	-46.9%
2021	3.3	-16.5%

Montgomery Juvenile Court Detention Population



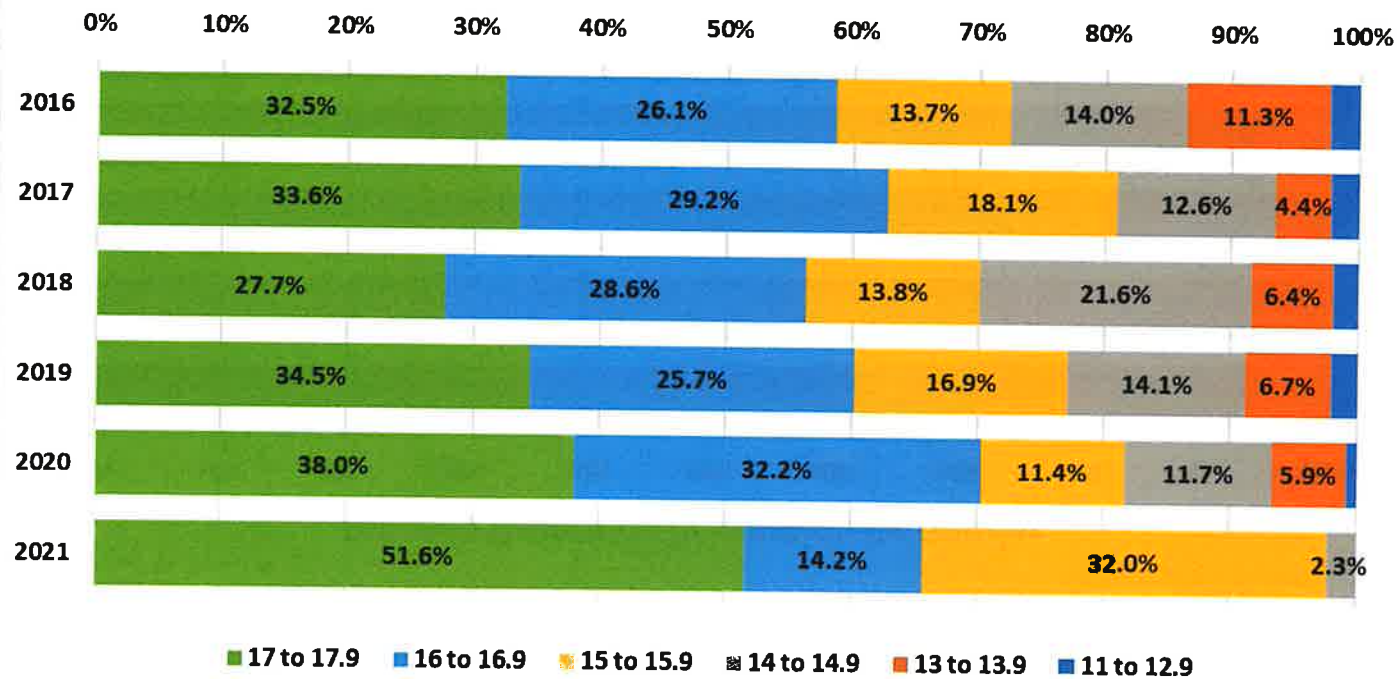
- This chart cuts off immediately before the onset of the pandemic
- Trend line appears to forecast an increase in the detention population

Montgomery Juvenile Court Detention Population



Montgomery Juvenile Court Detention Population

Juvenile Detention Population By Age Group

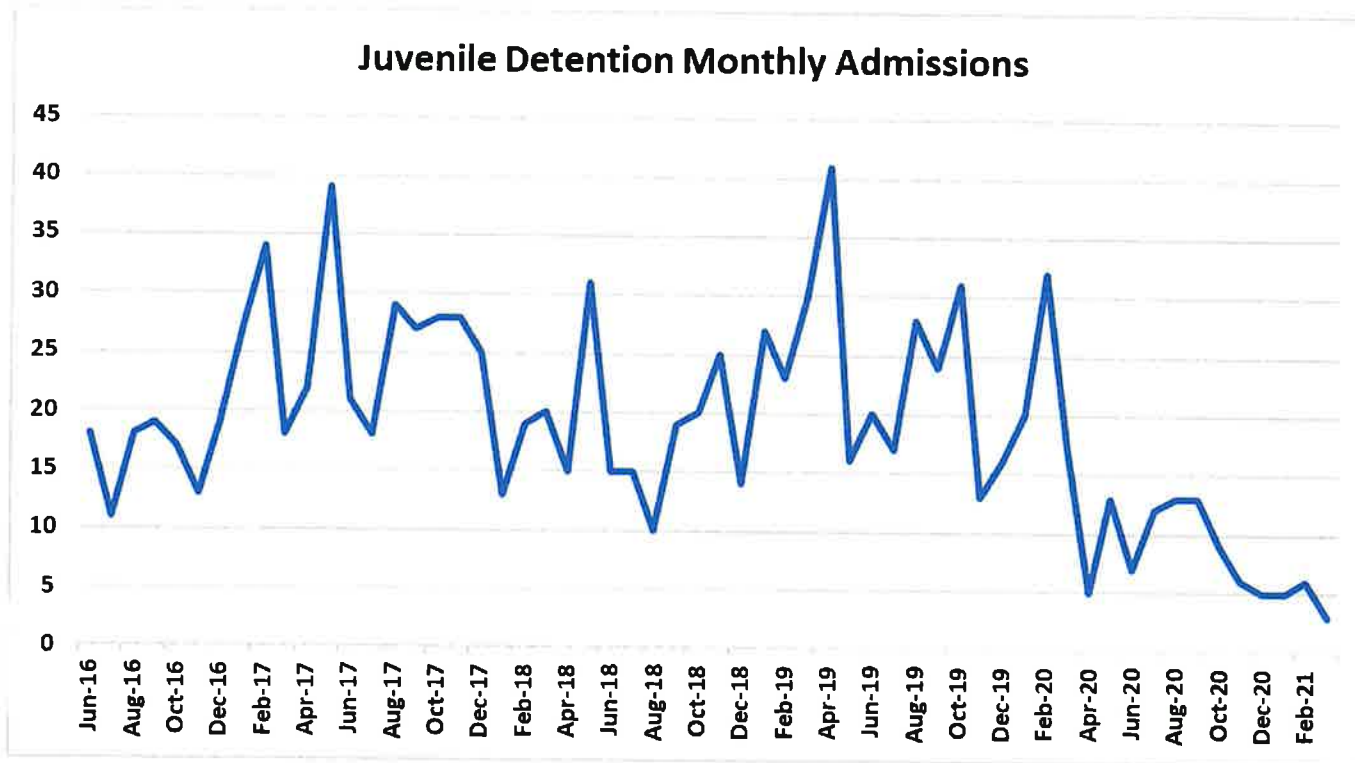


Montgomery Juvenile Court Detention Population

Detention Population By Most Serious Offense

	Violent Felony	Conditional Release Violation	Burglary Felony	Violent Misd	Unknown	Theft/Fraud Felony	Public Order Felony	Drugs Felony	Drugs Misd	Unruly	Theft/Fraud Misd	12 Other Categories
2017	33.9%	18.0%	12.3%	14.1%	4.9%	3.8%	2.1%	0.2%	1.4%	1.7%	0.9%	6.7%
2018	56.2%	12.5%	12.7%	9.4%	0.6%	0.7%	1.4%	0.9%	1.1%	0.9%	0.6%	2.9%
2019	50.5%	12.9%	11.3%	12.6%	2.4%	0.8%	1.0%	2.8%	0.8%	0.7%	0.8%	3.3%
2020	56.2%	16.7%	7.4%	5.0%	1.7%	4.1%	0.8%	1.0%	1.2%	0.8%	1.8%	3.3%
2021	84.0%	9.1%	0.0%	6.8%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%
Total	47.4%	14.6%	10.6%	10.6%	5.3%	2.0%	1.3%	1.3%	1.1%	1.1%	0.9%	3.9%

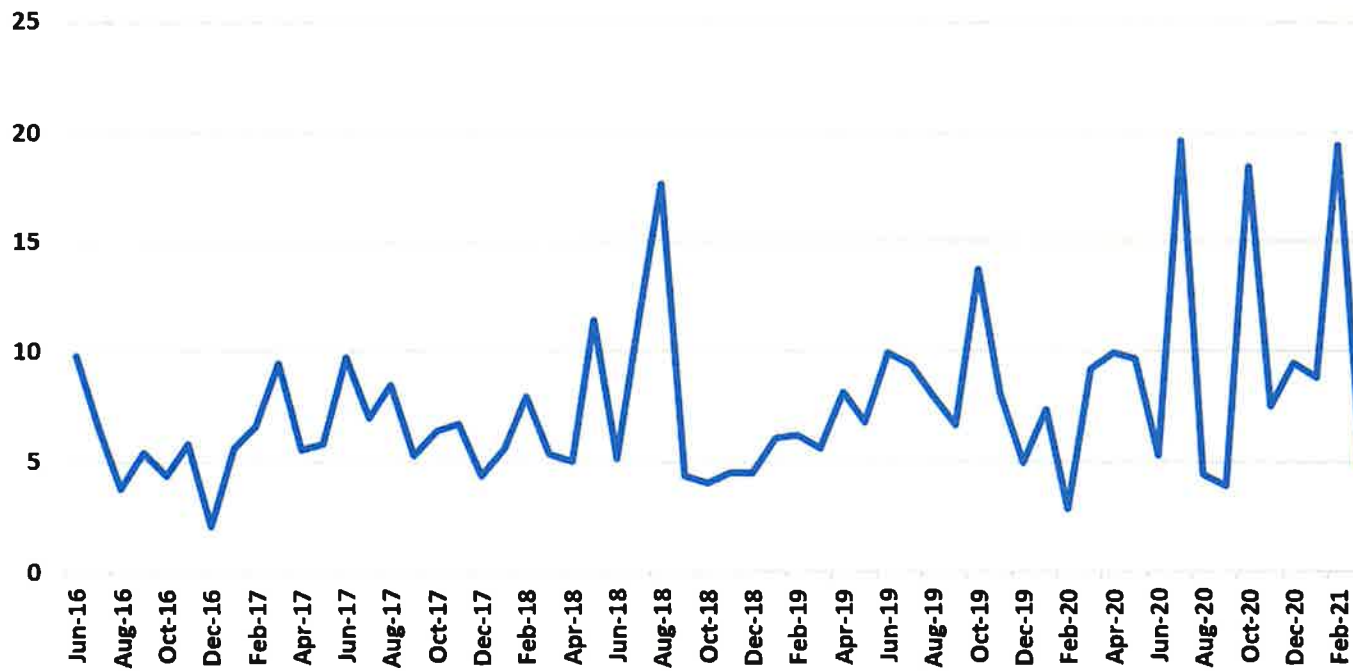
Montgomery Juvenile Court Detention Admissions



Year	Average Daily Admissions	Change
2016	0.6	
2017	1.5	165.5%
2018	1.0	-31.6%
2019	1.3	32.4%
2020	0.7	-46.9%
2021	0.1	-90.8%

Montgomery Juvenile Court Detention ALOS

Juvenile Detention Monthly Average Length of Stay



Year	ALOS	Change
2016	5.4	
2017	6.6	22.4%
2018	7.4	11.8%
2019	8.0	8.4%
2020	8.6	6.9%
2021	12.5	45.8%

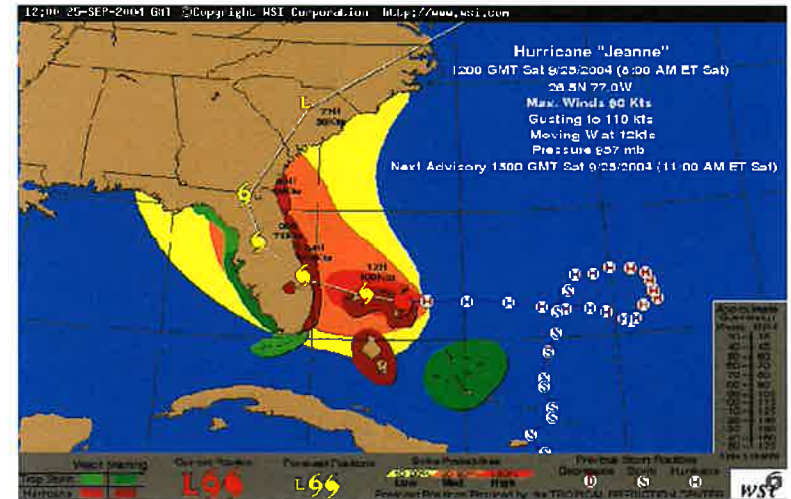
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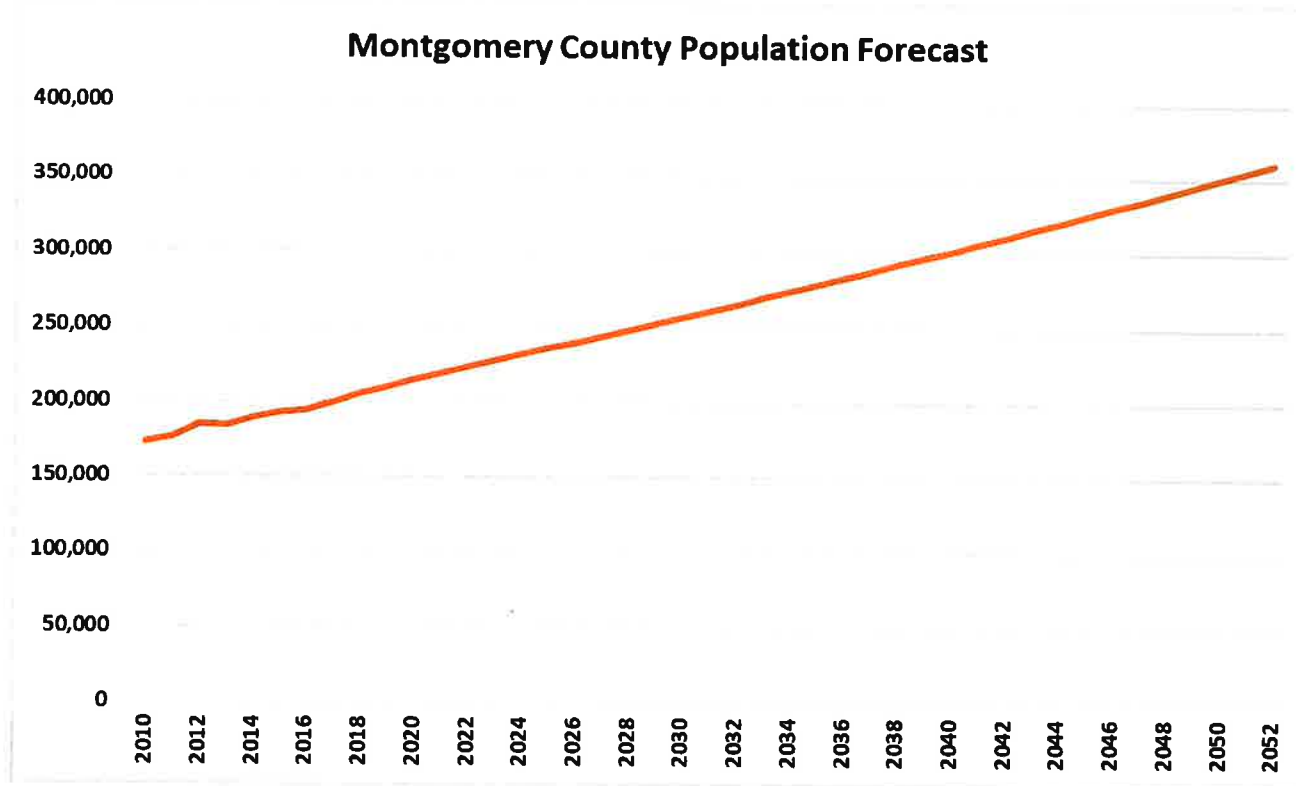
Montgomery County Juvenile Court Forecasts

Criminal Justice Forecasting

- All forecasts are built with the assumption that there are no changes or alterations to laws, practices, public policy, etc. when the forecast was produced
- As with weather forecasting, unforeseen events may impact accuracy



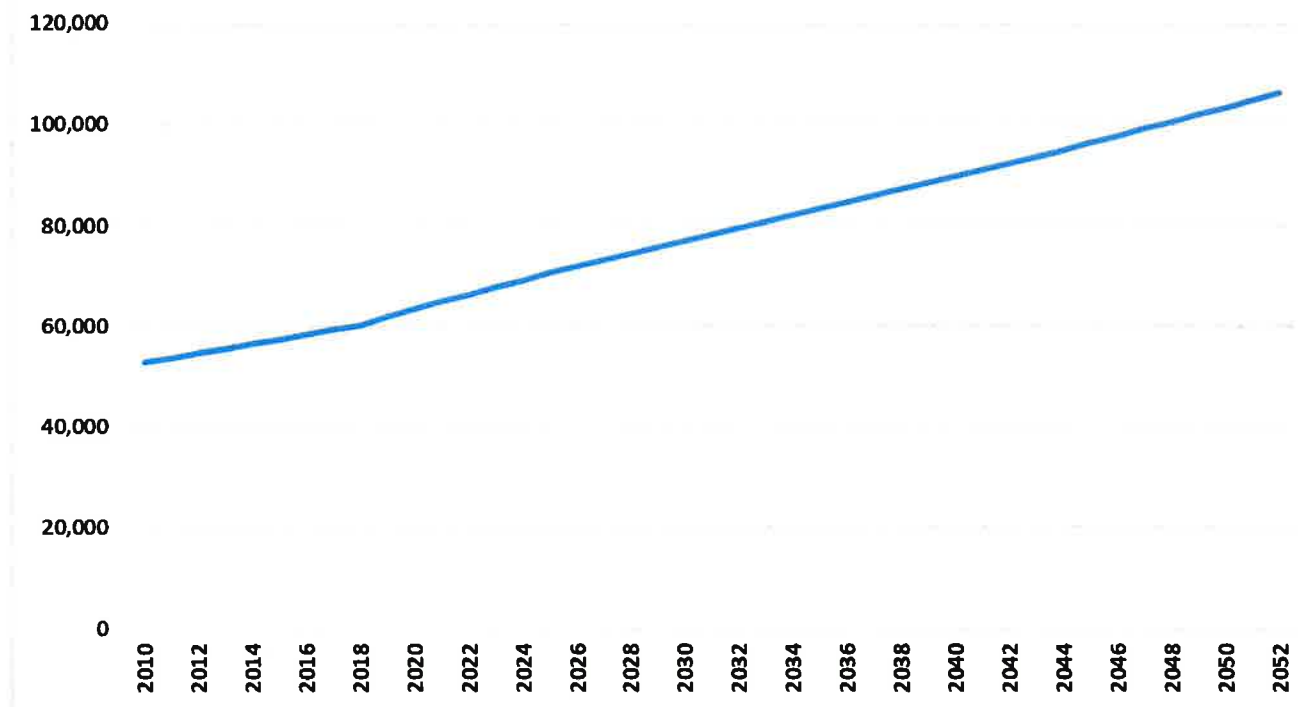
Montgomery County Juvenile Court Forecasts



- It is critical to understand that the expected growth of the county has a major impact on our forecast models
- The overall population of Montgomery County is expected to grow nearly 65% by 2052

Montgomery County Juvenile Court Forecasts

Age 18 and Under Montgomery County Population Forecast



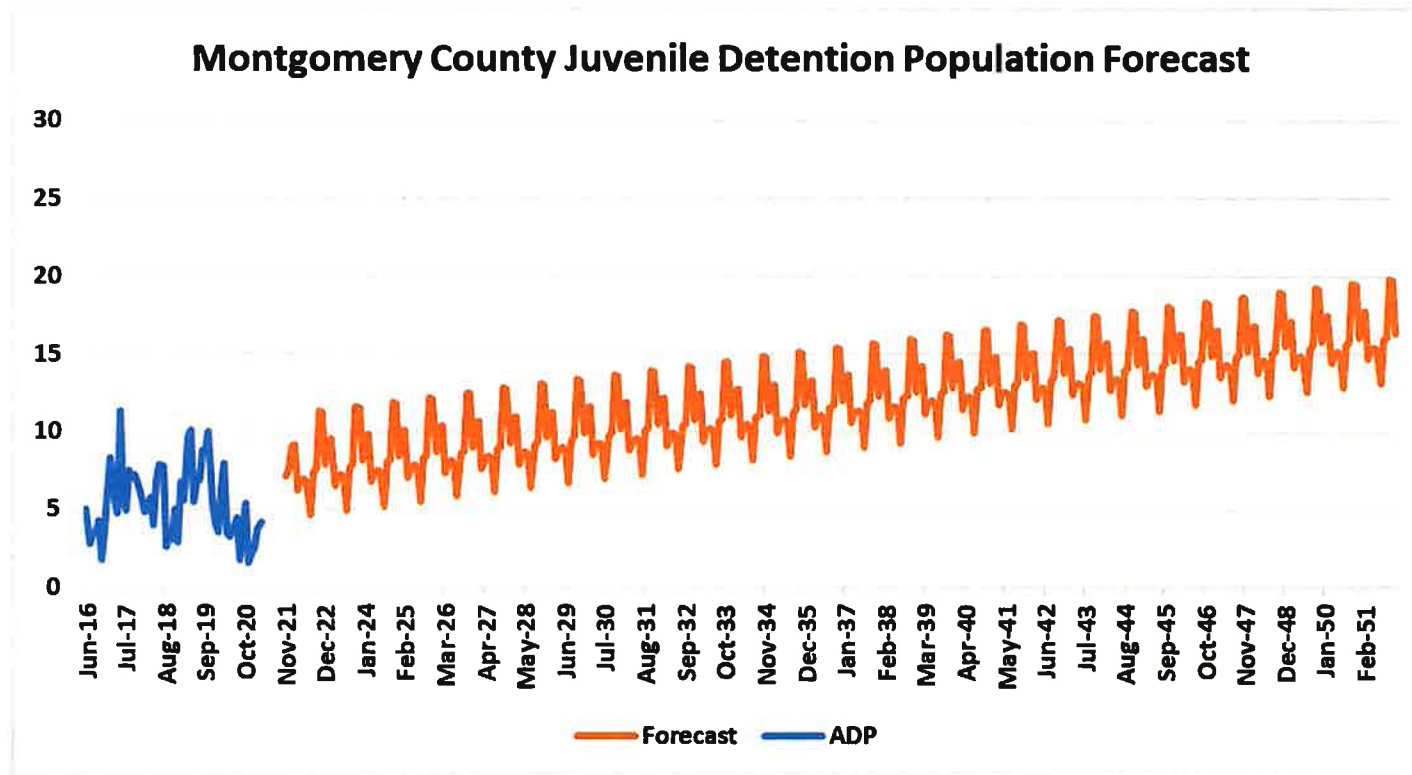
- The population of citizens age 18 and under is expected to grow nearly 64% by 2052

Montgomery County Detention ADP Forecasts

Detention Forecast Details

- Our process resulted in a seasonal ARIMA model which used Montgomery County projected population, average length of stay, and the prior history of the detention population as predictors (weighting female ADP to balance out impact of past bed scarcity upon population)
- Model calls for significant growth in the detention population in 25 years
- Model accuracy in the short run (before the construction of any facility) will be impacted by bed availability of out of county sites
- County population growth will inevitably result in a higher detention population

Montgomery County Detention ADP Forecasts



- The population of citizens age 18 and under is expected to grow nearly 64% by 2052

Montgomery County Projected Detention Bed Need

Average Daily Population vs. Actual Beds Needed

- Keep in mind that the forecast points to an average daily population over time
- In order to maintain safety and security, two factors must be added to the ADP forecast number:
 1. A Peaking Factor – the facility's population must have necessary capacity to absorb rises and falls in the population during the year
 2. A Classification Factor – the facility must have available bedspace in order to withstand fluctuations within population groups

Montgomery County Projected Detention Bed Need

Year	Females				Males				Total Bed Need
	ADP	Peaking (130%)	Class. (15%)	Bed Need	ADP	Peaking (42%)	Class. (15%)	Bed Need	
2026	2.4	3.1	0.4	5.9	6.7	2.8	1.0	10.5	16.4
2031	2.8	3.6	0.4	6.8	7.8	3.3	1.2	12.2	19.1
2036	3.2	4.1	0.5	7.8	8.9	3.7	1.3	13.9	21.7
2041	3.6	4.6	0.5	8.7	10.0	4.2	1.5	15.6	24.4
2046	3.9	5.1	0.6	9.7	11.0	4.6	1.7	17.3	27.0
2051	4.3	5.6	0.6	10.6	12.1	5.1	1.8	19.0	29.6

Montgomery County Respite Bed Forecast

Respite Beds

- Detention is only a small fraction of what the juvenile justice system does
- Should consider developing a non-detention setting for keeping children safe:
 - Children detained for status offenses
 - Children who for some reason cannot be home
- Currently no such facility or alternative exists
- Examined the data to determine the number of children who may have needed such a facility since 2017



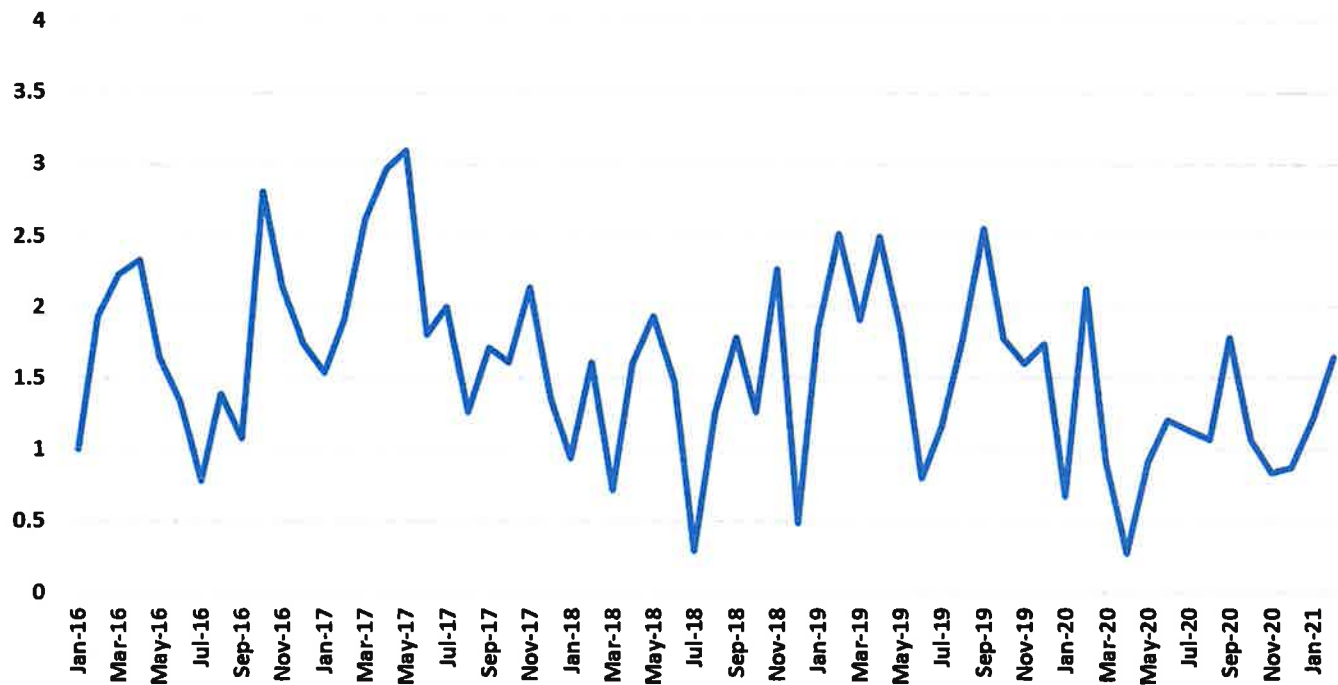
Montgomery County Respite Bed Forecast

Respite Forecast Details

- Selected Juvenile Delinquency and Status cases where the most serious offense was 'unruly' or 'in-state runaway'
- We assumed a 3-day stay for each person.
- Using the opening dates of these cases and breaking them into months, an Average Daily Population was estimated that ranges between 1 and 4 people

Montgomery County Juvenile Court Forecasts - Respite

Montgomery County ADP of Possible Respite Candidates



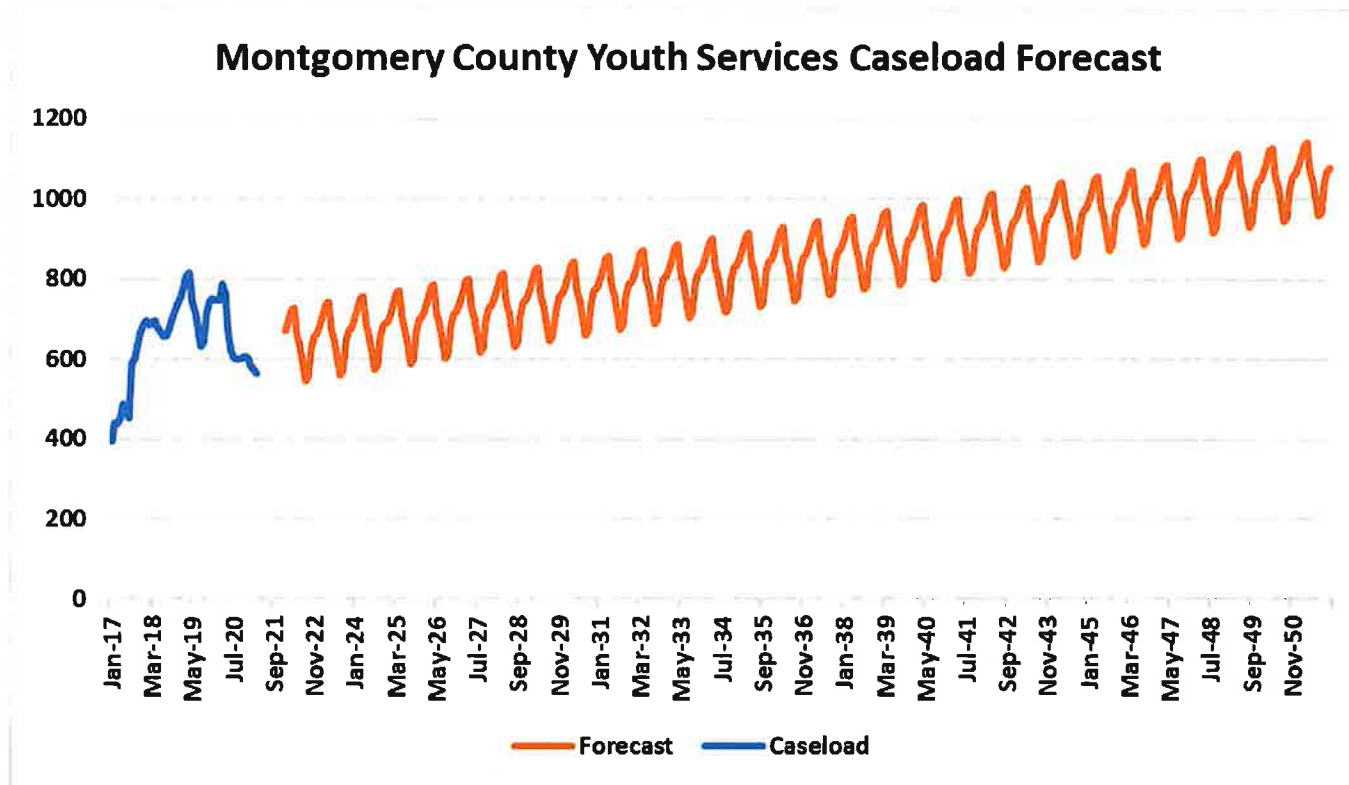
- Prior to the pandemic, the number of children with a most serious offense of 'In-State Runaway' or 'Unruly' is seasonal, but stable
- Applying our peaking analysis approach, we recommend 7 beds, with 2 being designated for females

Montgomery County Caseload Forecast

Youth Services Caseload Forecast Details

- We took the reconstructed caseload numbers based on case assignment dates and employed the ARIMA forecast process
- We utilized projected Montgomery County population growth and the past history of the case assignment trend as predictors
- Similar to the detention forecast, the results point to significant growth, albeit not as high

Montgomery County Juvenile Court Caseload Forecasts



- Forecast model calls for a nearly 45% growth in the active caseload by the year 2051, which is actually below the expected population growth for the county
- Historically, the caseload has not grown as quickly as the county's population

Outline

- Stakeholder Interviews
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 - Detention Trends
- Forecasts
- **Conclusions & Recommendations**

Conclusions

- There is near-unanimous support among stakeholders interviewed for a juvenile justice center that would be utilized for teaching, resources and detention
- Despite a sustained decrease in case filing counts, the work of the Juvenile Court is significantly increasing over time
- Youth Services caseloads are increasing
- Case complexity is also increasing,
 - Proportional growth in more significant crimes
 - Small increases in documents and requirements per case
 - More children being held in DCS custody
- Detention population heavily affected by out of county bed availability
- Forecasts significantly impacted by anticipated Montgomery County growth

Planning Recommendations

1. Youth Services, the Courts and the Clerk's Office should be co-located in one building, since they work so closely together.
2. The detention component of any new Youth Services Center should be a distinct secure component with approximately 30 secure detention beds. The detention component should be designed in accordance with current evidence-based best practices.
3. Secure detention should be reserved for offenders who have been charged with committing a violent crime.

Planning Recommendations

4. Non-violent offenders and status offenders can be housed in a less-secure, staff-secure facility that has softer finishes and a more home-like environment, to reduce the trauma of incarceration. Approximately 7 staff-secure assessment/respite beds would be needed.
5. Montgomery County Youth Services active caseload is anticipated to grow by approximately 45% above its current caseload by 2051. The number of offices and workstations should be determined in consultation with key Youth Services decision-makers.

Next Steps

- County Board Decision on Moving Forward
- Estimate Square Footage Needs
- Estimate Preliminary Staffing Needs
- Submit and Present Reports

Attested _____
County Clerk

	DATE OF CHECK	CHECK NUMBER	LAST NAME	INVOICE TRANS TYPE	CHECK AMOUNT
1.	1/31/2020	170	AMBACHER	20031 / MV	\$78.00
2.	5/20/2020	4515	WORKS	20141 / MV	\$133.00
3.	10/30/2020	103	BROWN	20304 / MV	\$78.00
4.	6/16/2021	1008	WARDLOW	21167 / MV	\$332.94
				TOTAL	\$621.94

**RESOLUTION TO ACCEPT WADE BOURNE NATURE CENTER FOUNDATION
GRANT IN THE AMOUNT OF \$50,000 TO BUILD A NATIVE AQUARIUM IN THE
WADE BOURNE NATURE CENTER IN ROTARY PARK**

WHEREAS, the Montgomery County Parks & Recreation Department would like to build a 450+ gallon native aquarium for the exhibit area of the Wade Bourne Nature Center in Rotary Park; and

WHEREAS, the Wade Bourne Nature Center Foundation has voted to award Montgomery County Government a \$50,000 grant to complete this project,

NOW, THEREFORE, BE IT RESOLVED by the Montgomery County Board of Commissioners meeting in regular session on this 10th day of October 2022, that this legislative body agrees to accept the \$50,000 grant for the specific purpose of building a native aquarium in the Wade Bourne Nature Center in Rotary Park.

Duly passed and approved this 10th day of October 2022.

Sponsor _____

Commissioner _____

Approved _____

County Mayor

Attested _____
County Clerk

**RESOLUTION TO AUTHORIZE EXECUTION OF AN INTERLOCAL
AGREEMENT BETWEEN MONTGOMERY COUNTY AND THE
MONTGOMERY COUNTY HIGHWAY DEPARTMENT
FOR THE PERFORMANCE OF ROAD WORK**

WHEREAS, Tennessee Code Annotated §12-9-108 authorizes Tennessee counties and County Highway Departments to contract with one another for the performance of any Governmental service each is legally authorized to perform; and

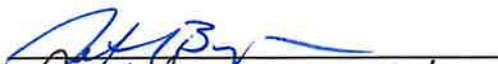
WHEREAS, Tennessee Code Annotated §54-7-202 authorizes County Highway Departments to perform work for other Governmental entities as long as the same is first approved by the County Legislative Body and the Highway Department is reimbursed for said work; and

WHEREAS, from time to time, work can be performed to the benefit of Montgomery County by the Montgomery County Highway Department, which is beneficial to all citizens of Montgomery County, Tennessee, and Interlocal Agreement establishing said cooperative work should be executed.

NOW, THEREFORE, BE IT RESOLVED by the Montgomery County Board of Commissioners sitting on this 10th day of October 2022, that the Chief Executive Officer of Montgomery County, Tennessee, the County Mayor, is authorized to execute the attached Exhibit A “Interlocal Agreement between Montgomery County and the Montgomery County Highway Department for the performance of road work” so that Montgomery County Highway Department may perform work for reimbursement of the same to benefit Montgomery County, Tennessee.

Duly passed and approved this 10th day of October 2022.

Sponsor



Commissioner



Approved

County Mayor

Attest

County Clerk

**INTERLOCAL AGREEMENT BETWEEN MONTGOMERY COUNTY AND THE MONTGOMERY COUNTY
HIGHWAY DEPARTMENT FOR THE PERFORMANCE OF ROAD WORK**

This Agreement is entered into this 10TH day of October by and between Montgomery County, Tennessee (the "County") and the Montgomery County Highway Department (the "Highway").

WHEREAS, under Tennessee Code Annotated Section 12-9-108, the County and Highway are authorized to contract with one another for the performance of any governmental service, activity or undertaking that each entity is individually authorized by law to perform; and

WHEREAS, Tennessee Code Annotated Section 54-7-202(d) authorizes county highway departments to perform work for other governmental entities as long as such work is first approved by the county legislative body and the highway department is reimbursed for the work; and

WHEREAS, The County Highway Department from time to time receives requests from the County to perform road work for the County; and

WHEREAS, It is the intent of the County Legislative Body to authorize the County Highway Department to perform such work for the County General Fund; and

WHEREAS, This Interlocal Agreement is in the best interest of the County and Highway;

Now, therefore, in consideration of the mutual covenants contained herein, the parties agree as follows:

Section 1. Prior to the County Highway Department beginning any road work project on behalf of the County, the County shall submit a written request to the Chief Administrative Officer of the County Highway Department.

Section 2. Upon receiving an official request from the County, the Chief Administrative Officer shall review the request and scope of work to be undertaken and determine if the County Highway Department will undertake the project.

Section 3. Once the Chief Administrative Officer determines the project should be performed by the Highway, the project may commence. However, if the total cost of the requested project exceeds \$25,000.00, then the Chief Administrative Officer shall seek separate approval for the project from the County Legislative Body.

Section 4. The County General Fund shall reimburse the County Highway Department for all project costs, including materials, supplies, equipment and personnel, and the County Highway Department shall keep a copy of the written request submitted by the County and any other such documents related to the project and its costs.

Section 5. This Agreement shall become effective upon passage by the governing body of each party hereto, and shall remain in effect until written notice of termination is given by either party. The withdrawing party shall give sixty (60) days written notice of intent to terminate.

MONTGOMERY COUNTY, TENNESSEE

MONTGOMERY COUNTY HIGHWAY DEPARTMENT

By: _____

County Mayor, Wes Golden

By: _____

Highway Superintendent, Jeff Bryant

Date: _____

Date: _____

**RESOLUTION TO APPROVE PROPOSAL FOR ACCEPTANCE WITH THE
TENNESSEE DEPARTMENT OF TRANSPORTATION,
STATE PROJECT NUMBER 63374-2216-14**

WHEREAS, Montgomery County, Tennessee has benefitted by the development of roads and infrastructure; and

WHEREAS, from time-to-time Montgomery County is required to approve proposals for the planning, development, construction, and opening of infrastructure and roadways; and

WHEREAS, the State of Tennessee Department of Transportation has requested Montgomery County to review and approve a proposal for acceptance, State Project No. 63374-2216-14 which may be generally described as State Route 374; from south of Dotsonville Road to State Route 76 (US-79); and

WHEREAS, a proposal is attached hereto describing the same in detail for consideration by the County Commission and approval of such in the best interest of Montgomery County, Tennessee and its citizens and taxpayers.

NOW, THEREFORE, BE IT RESOLVED that the Montgomery County Mayor is authorized to sign the attached proposal with the Tennessee Department of Transportation for the road improvement project described therein.

Duly approved and passed this 10th day of October 2022.

Sponsor _____
Commissioner _____
Approved _____
County Mayor

Attest _____
County Clerk

P R O P O S A L

OF THE DEPARTMENT OF TRANSPORTATION OF THE STATE OF TENNESSEE

TO THE COUNTY OF MONTGOMERY, TENNESSEE:

The DEPARTMENT OF TRANSPORTATION of the State of Tennessee, hereinafter “DEPARTMENT”, proposes to construct a project in the County of Montgomery, Tennessee, hereinafter “COUNTY”, designated as Federal Project No. HPP-NHE-374(11), State Project No. 63374-2216-14 , that is described as “S.R. 374: FROM SOUTH OF DOTSONVILLE ROAD TO S.R. 76 (US-79)”, 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: _____

**RESOLUTION AMENDING THE BUDGET OF THE MONTGOMERY COUNTY
CHANCERY COURT FOR THE ADDITION OF
ONE DEPUTY CLERK I POSITION**

WHEREAS, Montgomery County is one of the fastest growing communities in Tennessee and the Montgomery County Chancery Court must continue to meet the growing needs of the citizens of Montgomery County efficiently and effectively; and the staff of the Montgomery County Chancery Court is struggling to accommodate that growth; and

WHEREAS, the Montgomery County Clerk and Master has identified the need to hire an additional Deputy Register I; and

WHEREAS, Data Processing Reserves are available to be used for the purchase of any data processing supplies and/or equipment necessary for this position; and

WHEREAS, Tennessee Code Annotated §5-9-407 provides a procedure for amending the budget, specifically providing that “the budget, including line items and major categories, may be amended by passage of an amendment by a majority of the members of the county legislative body.”

NOW, THEREFORE, BE IT RESOLVED by the Montgomery County Board of Commissioners assembled in regular session on this 10th day of October 2022, that the Montgomery County Chancery Court’s Fiscal Year 2023 operating budget is hereby amended as follows to add one additional Deputy Clerk I to its staff and that Data Processing Reserves be used for the purchase of any data processing supplies and/or equipment for this position:

ACCOUNT NUMBER	DESCRIPTION	AMOUNT
101-53400-00000-53-51060	Deputies	\$ 23,917.00
101-53400-00000-53-52010	Social Security	\$ 1,483.00
101-53400-00000-53-52040	State Retirement	\$ 2,153.00
101-53400-00000-53-52060	Life Insurance	\$ 36.00
101-53400-00000-53-52070	Medical Insurance	\$ 12,243.00
101-53400-00000-53-52120	Employer Medicare	\$ 347.00
101-53400-00000-53-52170	Retirement (Hybrid)	\$ 479.00
101-53400-00000-53-54110	Data Processing Supplies	\$ 2,300.00
	TOTAL COST	\$ 42,958.00

Duly passed and approved this 10th day of October 2022.

Sponsor

Commissioner

Approved

County Mayor

Attested

County Clerk

Montgomery County FY22-23 Personnel Request

Position Title/Description		#Pos	FTE	Pay Schedule/ Grade	Hourly Salary	Overtime Rate	FY 22-23 dollars YRLY
Title	Deputy Clerk I (101-53400-00000-53-51060	1	1	Non-Exempt I-1	\$16.16	\$24.24	\$ 23,917.00
Summary of Job Duties	This position is responsible for performing secretarial/administrative work associated with providing support within the Clerk & Master's office. Duties and responsibilities include collecting delinquent property and personal property taxes, monitoring and assessing fees, processing documentation and information, maintaining records, collecting fees, answering phones, assisting attorneys and other legal professionals with filing, retrieving and/or copying legal documents, scheduling court dates, assisting the public, scanning and filing of all court documents and performing other duties as assigned.						
Reason for Request	With the growth of the county, our caseloads have increased and we have come to the point where we need more personel. When we started collecting delinquent taxes in 2017 the Clerk and Master requested 2 additional employees and was given one. Since that time our caseload has increased by 25% or more. Over the last two months we have averaged 100 incoming phone calls per day and calls are going to voicemail which in unacceptable.						
TOTAL PERSONNEL SERVICES							\$ 23,917.00
Fringe Budget		Acct . ObjCode-Pgrm		Description		FY 22-23 dollars	
Social Security @ 6.20% of total personal services		101-53400-00000-53-52010		Social Security		\$ 1,483.00	
TCRS Retirement @ 9% of personal services		101-53400-00000-53-52040		State Retirement		\$ 2,153.00	
Life Insurance @ \$49.92/yr/emp per employee		101-53400-00000-53-52060		Life Insurance		\$ 36.00	
Health - Blue Cross Blue Shield of Tennessee		101-53400-00000-53-52070		Medical Insurance		\$ 12,243.00	
SS Medicare @ 1.45% of total personal services		101-53400-00000-53-52120		Medicare		\$ 347.00	
TCRS Retirement @ 2% of personnel services (Stabilization Rate)		101-53400-00000-53-52170		Retirement (Hybrid)		\$ 479.00	
TOTAL FRINGE BENEFITS							\$ 16,741.00
TOTAL SALARY & BENEFITS							\$ 40,658.00
Other Budget		Acct . ObjCode-Pgrm		Description		FY 22-23 dollars	
						\$ -	
Office Supplies		54350		paper, pens, etc.		\$ 400.00	
IT Setup and Equipment				Equipment, Licenses		\$ 2,300.00	
						\$ -	
TOTAL CONTRACTED SERVICES & SUPPLIES & MATERIALS							\$ 2,700.00
Capital Outlay		Acct . ObjCode-Pgrm		Description		FY 22-23 dollars	
TOTAL CAPITAL OUTLAY							\$ -
TOTAL PERSONNEL, BENEFITS AND EQUIPMENT							\$ 43,358.00

Montgomery County FY22-23 Personnel Request

Position Title/Description		#Pos	FTE	Pay Schedule/ Grade	Hourly Salary	Overtime Rate	FY 22-23 dollars YRLY
Title	Deputy Clerk I (101-53400-00000-53-51060	1	1	Non-Exempt I-1	\$16.16	\$24.24	\$ 33,613.00
Summary of Job Duties	This position is responsible for performing secretarial/administrative work associated with providing support within the Clerk & Master's office. Duties and responsibilities include collecting delinquent property and personal property taxes, monitoring and assessing fees, processing documentation and information, maintaining records, collecting fees, answering phones, assisting attorneys and other legal professionals with filing, retrieving and/or copying legal documents, scheduling court dates, assisting the public, scanning and filing of all court documents and performing other duties as assigned.						
Reason for Request	With the growth of the county, our caseloads have increased and we have come to the point where we need more personel. When we started collecting delinquent taxes in 2017 the Clerk and Master requested 2 additional employees and was given one. Since that time our caseload has increased by 25% or more. Over the last two months we have averaged 100 incoming phone calls per day and calls are going to voicemail which in unacceptable.						
TOTAL PERSONNEL SERVICES							\$ 33,613.00
Fringe Budget		Acct . ObjCode-Pgrgm		Description		FY 22-23 dollars	
Social Security @ 6.20% of total personal services		101-53400-00000-53-52010		Social Security		\$ 2,085.00	
TCRS Retirement @ 9% of personal services		101-53400-00000-53-52040		State Retirement		\$ 3,026.00	
Life Insurance @ \$49 92/yr/emp per employee		101-53400-00000-53-52060		Life Insurance		\$ 50.00	
Health - Blue Cross Blue Shield of Tennessee		101-53400-00000-53-52070		Medical Insurance		\$ 17,285.00	
SS Medicare @ 1.45% of total personal services		101-53400-00000-53-52120		Medicare		\$ 488.00	
TCRS Retirement @ 2% of personnel services (Stabilization Rate)		101-53400-00000-53-52170		Retirement (Hybrid)		\$ 673.00	
TOTAL FRINGE BENEFITS							\$ 23,607.00
TOTAL SALARY & BENEFITS							\$ 57,220.00
Other Budget		Acct . ObjCode-Pgrgm		Description		FY 22-23 dollars	
Office Supplies		54350		Pens, Paper, etc		\$ 400.00	
IT Set up and Equipment				Equipment, Licenses		\$ 2,300.00	
						\$ -	
						\$ -	
TOTAL CONTRACTED SERVICES & SUPPLIES & MATERIALS							\$ 2,700.00
Capital Outlay		Acct . ObjCode-Pgrgm		Description		FY 22-23 dollars	
TOTAL CAPITAL OUTLAY							\$ -
TOTAL PERSONNEL, BENEFITS AND EQUIPMENT							\$ 59,920.00

**RESOLUTION AMENDING THE BUDGET OF THE MONTGOMERY COUNTY
HIGHWAY DEPARTMENT FOR ~~THE RECLASSIFICATION OF A PART-TIME
TRAFFIC CONTROL TECHNICIAN TO A FULL-TIME SENIOR TRAFFIC
CONTROL TECHNICIAN, AND~~ THE ADDITION OF TWO NEW TEAM LEADER
POSITIONS**

WHEREAS, Montgomery County is one of the fastest growing communities in Tennessee and the Montgomery County Highway Department must continue to meet the growing needs of the citizens of Montgomery County efficiently and effectively; and

WHEREAS, the Montgomery County Highway Supervisor, through attrition, has been gradually restructuring the hierarchy of the Montgomery County Highway Department's staff; and

WHEREAS, the Montgomery County Highway Supervisor has identified the need to request two new Team Leader positions within the Highway Department; and

~~**WHEREAS**, an employee within the Montgomery County Highway Department has achieved specific certifications to be reclassified from a Part-time Traffic Control Technician to a Senior Traffic Control Technician; and~~

WHEREAS, Tennessee Code Annotated §5-9-407 provides a procedure for amending the budget, specifically providing that "the budget, including line items and major categories, may be amended by passage of an amendment by a majority of the members of the county legislative body."

NOW, THEREFORE, BE IT RESOLVED by the Montgomery County Board of Commissioners assembled in regular session on this 10th day of October 2022, that the Montgomery County Highway Department's Fiscal Year 2023 operating budget is hereby amended as follows to add two new Team Leader positions ~~and for the reclassification of a Part-time Traffic Control Technician to a Senior Traffic Control Technician:~~

ACCOUNT NUMBER	DESCRIPTION	AMOUNT
131-62000-00000-62-51410	Foreman	\$ 82,052.00
131-62000-00000-62-51890	Other Salaries & Wages	\$ 29,645.00
131-62000-00000-61-52010	Social Security	\$ 5,088.00
131-62000-00000-61-52040	State Retirement	\$ 11,078.00
131-62000-00000-61-52060	Life Insurance	\$ 71.00
131-62000-00000-61-52070	Medical Insurance	\$ 24,490.00
131-62000-00000-61-52120	Employer Medicare	\$ 1,190.00
131-62000-00000-61-52170	Retirement Hybrid Stabilization	\$ 430.00
	TOTAL COST	\$ 123,969.00

Duly approved and passed this 10th day of October 2022.

Sponsor

Commissioner

Approved

County Mayor

Attested

County Clerk

Montgomery County FY22-23 Personnel Request								
Position Title/Description		#Pos	FTE	Pay Schedule/ Grade	Hourly Salary	Overtime Rate	FY 22-23 Cost per Employee	FY 22-23 dollars YRLY
Title	Highway Team Leader (131-62000-00000-62-51410)	2	2	Non-Exempt Q-11	\$27.72	\$28.14	\$41,026.00	\$ 82,052.00
Summary of Job Duties								
Reason for Request								
TOTAL PERSONNEL SERVICES							\$41,026.00	\$ 82,052.00
Fringe Budget			Acct . ObjCode-Prgrm		Description	FY 22-23 Cost per Employee	FY 22-23 Total Cost	
Social Security @ 6.20% of total personal services			131-62000-00000-62-52010		Social Security	\$ 2,544.00	\$ 5,088.00	
TCRS Retirement @ 13.5% of personal services			131-62000-00000-62-52040		State Retirement	\$ 5,539.00	\$ 11,078.00	
Life Insurance @ \$49.92/yr/emp per employee			131-62000-00000-62-52060		Life Insurance	\$ 36.00	\$ 72.00	
Health - Blue Cross Blue Shield of Tennessee			131-62000-00000-62-52070		Medical Insurance	\$ 12,245.00	\$ 24,490.00	
SS Medicare @ 1.45% of total personal services			131-62000-00000-62-52120		Medicare	\$ 595.00	\$ 1,190.00	
TCRS Retirement @ 2% of personnel services (Stabilization Rate)			131-62000-00000-62-52170		Retirement (Hybrid)	\$ -	\$ -	
TOTAL FRINGE BENEFITS							\$ 20,959.00	\$ 41,918.00
TOTAL SALARY & BENEFITS							\$61,985.00	\$ 123,970.00
Other Budget			Acct . ObjCode-Prgrm		Description	FY 22-23 Cost per Employee	FY 22-23 Total Cost	
TOTAL CONTRACTED SERVICES & SUPPLIES & MATERIALS							\$ -	\$ -
Capital Outlay			Acct . ObjCode-Prgrm		Description	FY 22-23 Cost per Employee	FY 22-23 Total Cost	
						\$ -	\$ -	
						\$ -	\$ -	
TOTAL CAPITAL OUTLAY							\$ -	\$ -
TOTAL PERSONNEL, BENEFITS AND EQUIPMENT							\$ 61,985.00	\$ 123,970.00

Montgomery County FY22-23 Personnel Request								
Position Title/Description		#Pos	FTE	Pay Schedule/ Grade	Hourly Salary	Overtime Rate	FY 22-23 Cost per Employee	FY 22-23 dollars YRLY
Title	Highway Team Leader (131-62000-00000-62-51410)	2	2	Non-Exempt Q-11	\$27.72	\$28.14	\$57,658.00	\$ 115,316.00
Summary of Job Duties								
Reason for Request								
TOTAL PERSONNEL SERVICES							\$57,658.00	\$ 115,316.00
Fringe Budget			Acct . ObjCode-Pgrm		Description	FY 22-23 Cost per Employee	FY 22-23 Total Cost	
Social Security @ 6.20% of total personal services			131-62000-00000-62-52010		Social Security	\$ 3,575.00	\$ 7,150.00	
TCRS Retirement @ 13.5% of personal services			131-62000-00000-62-52040		State Retirement	\$ 7,784.00	\$ 15,568.00	
Life Insurance @ \$49.92/yr/cmp per employee			131-62000-00000-62-52060		Life Insurance	\$ 50.00	\$ 100.00	
Health - Blue Cross Blue Shield of Tennessee			131-62000-00000-62-52070		Medical Insurance	\$ 17,284.08	\$ 34,569.00	
SS Medicare @ 1.45% of total personal services			131-62000-00000-62-52120		Medicare	\$ 837.00	\$ 1,674.00	
TCRS Retirement @ 2% of personnel services (Stabilization Rate)			131-62000-00000-62-52170		Retirement (Hybrid)	\$ -	\$ -	
TOTAL FRINGE BENEFITS							\$ 29,530.08	\$ 59,061.00
TOTAL SALARY & BENEFITS							\$87,188.08	\$ 174,377.00
Other Budget			Acct . ObjCode-Pgrm		Description	FY 22-23 Cost per Employee	FY 22-23 Total Cost	
TOTAL CONTRACTED SERVICES & SUPPLIES & MATERIALS							\$ -	\$ -
Capital Outlay			Acct . ObjCode-Pgrm		Description	FY 22-23 Cost per Employee	FY 22-23 Total Cost	
						\$ -	\$ -	
						\$ -	\$ -	
TOTAL CAPITAL OUTLAY							\$ -	\$ -
TOTAL PERSONNEL, BENEFITS AND EQUIPMENT							\$ 87,188.08	\$ 174,377.00



Highway Department

Jeff Bryant, P.E.

Purpose Statement

The goal of the Montgomery County Highway Department is to provide the citizens of Montgomery County with a safe, cost-effective transportation system that ensures the mobility of people and products and promotes economic prosperity and preserves the quality of the environment.

The Montgomery County Highway Department is dedicated to meeting the public's need for access and freedom of movement through designing, coordinating, building and maintaining transportation systems that are safe, efficient, effective, and financially responsible.

Location(s)

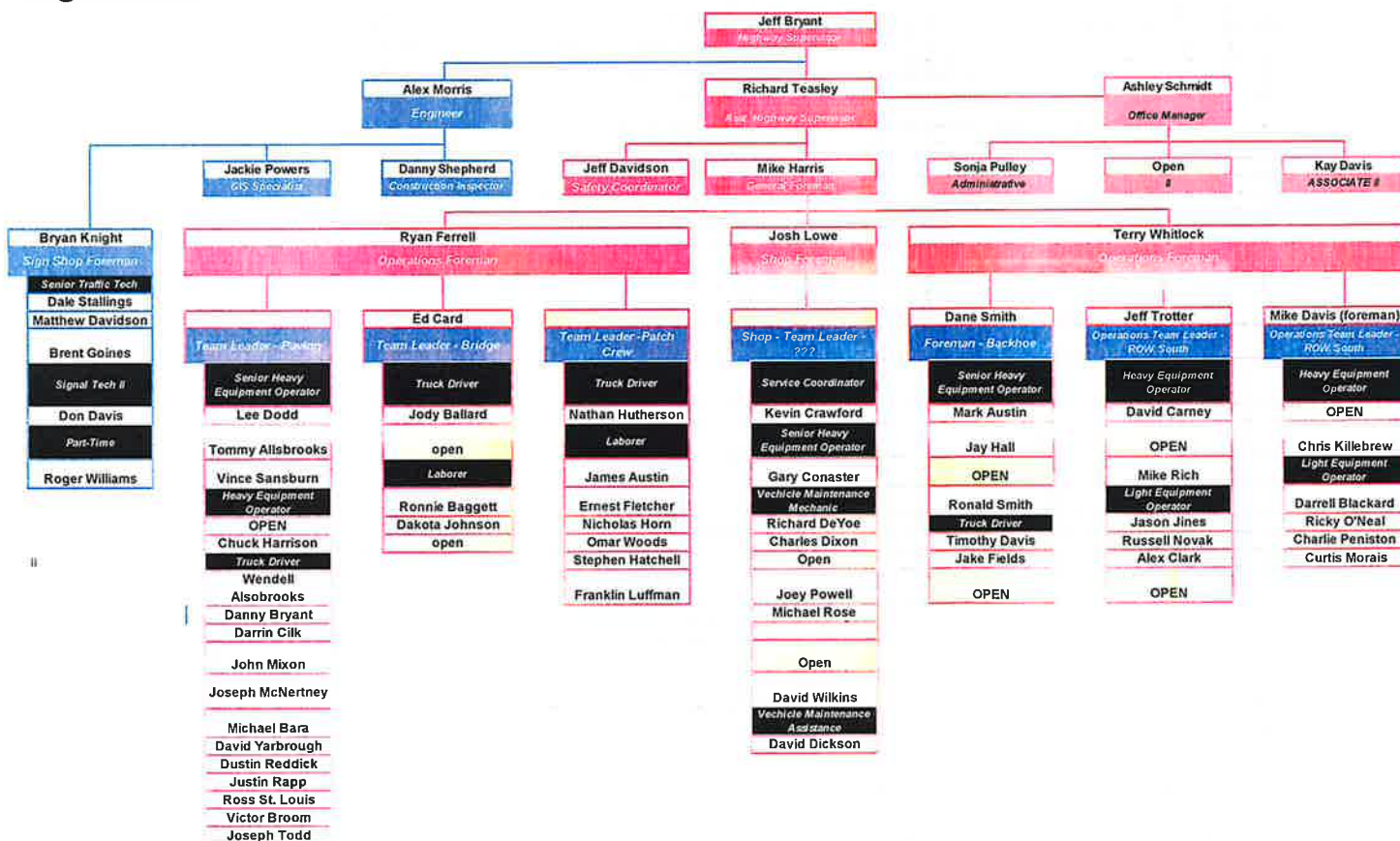
1213 Highway Drive, Clarksville, TN 37040 and all County Roadways.

Top Priority

It is the responsibility of the Highway Department to construct, maintain and repair all of the county-owned roads and bridges encompassing the 758+ miles that make up the county road system.

The Montgomery County Highway Department is a full-service facility equipped with a vehicle maintenance facility, sign shop, road striping, paving, mowing, and construction equipment. The Highway Department has a wide range of responsibilities including mowing all county rights-of-way, snow and debris removal, bridge and road construction, striping, etc. The Highway Department also constructed and maintains the Lock B North and Lock B South boat ramps.

Organizational Chart



**RESOLUTION OF THE COUNTY COMMISSION OF MONTGOMERY
COUNTY, TENNESSEE APPROVING AN ECONOMIC IMPACT PLAN FOR
THE TURNBRIDGE/RIVER DISTRICT DEVELOPMENT AREA**

WHEREAS, The Industrial Development Board of the County of Montgomery (the "Board") has submitted to Montgomery County, Tennessee (the "County") an economic impact plan (the "Economic Impact Plan") regarding the development of an area located along Riverside Drive between McClure Street and Adams Street in Clarksville-Montgomery County, Tennessee (the "Plan Area"); and

WHEREAS, the development of the Plan Area is expected to include the development and construction of an approximately 725-space parking garage, the redevelopment of the Riverview Inn into a boutique hotel, and the redevelopment of The Warehouse, a former music venue, into a mixed-use residential and commercial development (collectively, the "Project"); and

WHEREAS, the Economic Impact Plan would permit certain tax increment incentives ("Tax Increment Incentives") to be provided pursuant to Chapter 53, Title 7 of the Tennessee Code Annotated (the "Act"); and

WHEREAS, the Board has approved the submission to the County of the Economic Impact Plan at a meeting on September 28, 2022; and

WHEREAS, the proceeds of the Tax Increment Incentives would be used to pay or finance eligible costs under the Act (the "TIF Eligible Costs") relating to the development of the Plan Area; and

WHEREAS, certain incremental property tax revenues (the "TIF Revenues") that result from the development of the Plan Area under the Economic Impact Plan will be allocated to the Board as provided in the Economic Impact Plan to be used to assist in providing the Tax Increment Incentives; and

WHEREAS, any financing of the Board secured by TIF Revenues shall not represent or constitute a debt or pledge of the faith and credit or the taxing power of the Board, the City of Clarksville or Montgomery County, Tennessee; and

WHEREAS, the Board of Directors of the Board has approved and submitted the Economic Impact Plan to the County Commission of Montgomery County, Tennessee for approval in accordance with Tenn. Code Ann. § 7-53-312; and

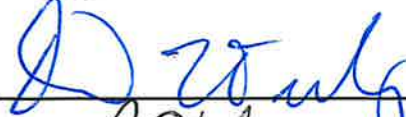
WHEREAS, the Board of Directors of the Board held a public hearing related to the Economic Impact Plan, and a summary of that public hearing has been provided to the County Commission of Montgomery County; and

WHEREAS, in connection with its approval of the Economic Impact Plan, the Board of Directors of the Board has acknowledged its intent to apply the Policies and Procedures For Tax Increment Incentive Programs for Designated Development Areas previously approved by the Board for the Vulcan Plant Development Area (the "Designated Development Area Policies and Procedures") to the extent appropriate to the administration of the Economic Impact Plan.

NOW, THEREFORE, BE IT RESOLVED by the County Commission of Montgomery County, Tennessee (the "County Commission"), that (i) the Economic Impact Plan, in the form attached hereto as Exhibit A, being in the interests of the citizens of Montgomery County, Tennessee, is hereby approved by the County Commission, (ii) the application of the Designated Development Area Policies and Procedures to the Economic Impact Plan to the extent appropriate is approved; and (iii) the officers of the County are authorized to take all appropriate action to carry out the terms of the Economic Impact Plan.

Duly passed and approved this 10th day of October 2022.

Sponsor



Commissioner



Approved

County Mayor

Attested

County Clerk

STATE OF TENNESSEE)

COUNTY OF MONTGOMERY)

I, Teresa Cottrell, certify that I am the duly qualified and acting County Clerk of Montgomery County, Tennessee, and as such official I further certify that attached hereto is a copy of excerpts from the minutes of a regular meeting of the governing body of the County held on _____, 2022; that these minutes were promptly and fully recorded and are open to public inspection; that I have compared said copy with the original minute record of said meeting in my official custody; and that said copy is a true, correct and complete transcript from said original minute record insofar as said original record relates to the Turnbridge/River District Development Area.

WITNESS my official signature and seal of said County this _____ day of _____, 2022.

County Clerk

EXHIBIT A

Economic Impact Plan

[See attached]

33775261.1

**THE INDUSTRIAL DEVELOPMENT BOARD OF
THE COUNTY OF MONTGOMERY**

**ECONOMIC IMPACT PLAN
FOR
TURNBRIDGE/RIVER DISTRICT DEVELOPMENT AREA**

I. Authority for Economic Impact Plan

Industrial development corporations (“IDBs”) are authorized under Title 7, Chapter 53 of the Tennessee Code Annotated (the “IDB Act”), including Tenn. Code Ann. § 7-53-312, to prepare and submit to cities and counties an economic impact plan with respect to an area that includes a project within the meaning of Tenn. Code Ann. § 7-53-101 and such other properties that the IDB determines will be directly improved or benefited due to the undertaking of a project. Tennessee Code Annotated § 7-53-312 also authorizes cities and counties to allocate new incremental tax revenues, which arise from the area subject to the economic impact plan, to an IDB to promote economic development, to pay the cost of projects or to pay debt service on bonds or other obligations issued by the IDB to pay the costs of projects.

II. Overview and Project Identity

The area that is the subject of this economic impact plan (this “Plan”) is known as the Turnbridge/River District (the “River District”). The River District, which is adjacent to the Civic Plaza Development Area, extends for approximately eight blocks along the Cumberland River between McClure Street and Adams Street in downtown Clarksville. The River District is located within the Clarksville Central Business Improvement District (“CBID”), and redevelopment of the River District has been identified as a central objective of the CBID.

In November 2020, Montgomery County began construction on a new Multi-Purpose Event Center in downtown Clarksville. The Multi-Purpose Event Center, which will be known as F&M Arena, is located between 1st and 2nd Street within the Civic Plaza Development Area. To provide off-street parking for the F&M Arena and for other nearby downtown establishments, Montgomery County, either directly or through the Industrial Development Board of the County of Montgomery, is expected to will contract with a private developer for the development and construction of an approximately 725-space parking garage (the “Riverview Garage”). The Riverview Garage will be constructed within the River District on property adjacent to the F&M Arena between 1st Street and Spring Street. The Riverview Garage will be centrally located within the River District, and it will be within approximately four blocks’ walking distance of both the north and south boundaries of the district. The Riverview Garage will promote economic activity throughout the district by providing convenient access to off street parking. The garage will also increase foot traffic to establishments within the River District both before and after events at the F&M Arena, thereby providing further direct economic benefit to establishments within the River District.

The Industrial Development Board of the County of Montgomery (the “Board”) has determined to adopt this Plan to promote and accelerate economic development within the River District. In addition to the development of the Riverview Garage, the Industrial Development Board of the County of Montgomery also anticipates the redevelopment of the Riverview Inn located within the River District on College Street into a boutique hotel, and the redevelopment of The Warehouse, a former music venue located at the intersection of McClure and Spring Street, into a mixed-use residential and commercial development. Preliminary plans for each of these projects are already underway. The development and/or redevelopment of the Riverview Garage, the Riverview Hotel and the Warehouse each constitute an eligible project within

the meaning of Tenn. Code Ann. § 7-53-101(15). These projects are collectively referred to herein as the “Project”. The Project shall constitute the “project” that is within the Plan Area identified herein for purposes of Tenn. Code Ann. § 7-53-312.

III. Boundaries of Plan Area

The area that would be subject to this Plan, and to the tax increment incentive provisions described below, includes only the property on which the Project will be located and surrounding properties that will be directly improved or benefited due to the undertaking of the Project. The map of the area that will be subject to this plan (the “Plan Area”), which consists of approximately 48+/- acres, is shown on Exhibit A attached hereto. A list of the parcels included in the Plan Area and the property taxes for each parcel for 2021, which will be the bases taxes for each parcel, is attached hereto as Exhibit B. The Plan Area is hereby declared to be subject to this Plan.

IV. Financial Assistance

The Board will provide financial assistance to eligible projects within the meaning of the IDB Act that are undertaken in the Plan Area, including the Project, by applying the tax increment incentive in the manner described below to pay or reimburse property owners for the payment of all or a portion of certain eligible costs that will be incurred in connection with the development of the Plan Area. These costs are expected to primarily relate to the construction and installation of public infrastructure to be made in or adjacent to the Plan Area that is necessary to serve the Project and other development in the Plan Area but may also include other costs that are approved as provided below. For these purposes, public infrastructure shall have the meaning given to such term in Tenn. Code Ann. § 9-23-102(16), which includes roads, streets, publicly owned or privately-owned parking lots, facilities or garages, traffic signals, sidewalks or other public improvements that are available for public use, utility improvements and storm water and drainage improvements, whether or not located on public property or a publicly dedicated easement.

The Board, subject to the terms of one or more development agreements to be negotiated with property owners and/or developers of property in the Plan Area, will pay and/or reimburse all or a portion of the cost of such public infrastructure or other approved costs upon receipt of adequate documentation of such costs. The Board and each property owner and/or developer will enter into a development agreement with respect to the scope of the public improvements and the cost of the public improvements to be paid or reimbursed and/or the payment or reimbursement of any other approved costs.

Tenn. Code Ann. § 9-23-108 does not permit the application of incremental tax revenues to pay costs other than the costs of public infrastructure without first receiving a written determination from the Comptroller of the State of Tennessee (the “State”) and the Commissioner of Economic and Community Development of the State that the use of tax increment revenues for such purposes is in the best interest of the State. It is not expected that the tax increment incentive authorized by this Plan would be used to pay for any costs other than public infrastructure, but the Board is authorized to pay for costs that do not constitute public infrastructure if the Board determines that the payment of such costs is necessary for the Project to be financially feasible. In such case, the Board may seek a written determination from the State as to the eligibility of costs other than the costs of public infrastructure. Public infrastructure together with any additional costs approved as described in this paragraph are referred to in this Plan as “Eligible Costs.”

V. Expected Benefits to City and County

The undertaking of the Project and the accelerated development of the surrounding area is expected to be transformational for the Plan Area and is integral to the revitalization of downtown Clarksville. The Project will support local businesses, draw additional foot traffic into the River District area and will encourage new business, creating jobs for the local community. The revitalization of the River District will improve the image of the City for visitors and residents, draw more Clarksville and Montgomery County residents and visitors downtown and create new jobs for residents of the City and the County.

The Project and other capital investment in the Plan Area is expected to exceed \$200,000,000. Each \$1,000,000 of capital investment in the Plan Area that occurs or is accelerated due to the development of the Project should create, using a conservative estimate, 335 construction jobs for the duration of the construction period relating to the capital investment.

Permanent jobs are also expected to be created as a result of the development of the Project. Significant retail and other commercial development are expected to occur in the Plan Area. A reasonable estimate of the commercial development initially expected to occur or be accelerated due to the construction of the Project is at least 495,000 square feet of development. The development of that amount of retail space, which is a conservative estimate, should result in at least 198 new jobs, using a conservative standard of one job per 2,500 square feet of commercial space.

The County and the City are also expected to realize additional tax receipts as a result of the accelerated development of the Plan Area. With respect to property taxes, the County and the City will continue to receive existing property tax revenues from the Plan Area as base taxes pursuant to the IDB Act. To the extent property tax revenues are increased due to capital investment in the Plan Area, much of the incremental property tax revenue would be applied as provided herein to pay for eligible costs relating to the development of the Plan Area and/or debt service relating thereto. However, that portion of the additional property taxes that would be allocable to pay debt service on the County's and the City's debt would be retained by the County and the City, respectively. If \$200,000,000 in appraised value of additional commercial capital investment was made in the Plan Area, which is a conservative estimate, the County and the City in the aggregate would realize approximately ~~\$905,200~~ **\$935,440** in additional property tax revenue in the aggregate to pay debt service, using the current County and City tax rates of \$2.99 and ~~\$1.09~~ **\$1.23** respectively, and assuming approximate County and City debt service percentages of 28% and 27.14% respectively. The County and the City would also immediately receive all incremental personal property taxes collected within the Plan Area.

Furthermore, new retail establishments that are developed in the Plan Area will result in increased annual local sales tax revenues. If 55,000 square feet of retail space is constructed and such retail space results in additional annual retail sales of \$8,250,000 (using a conservative estimate of ~~\$100~~ **\$150** of annual sales per square foot), the County and the City would realize approximately ~~\$137,500~~ **\$206,250** in additional local sales tax revenues annually from the development of the Plan Area that would be allocated to the County and the City.

VI. Distribution of Property Taxes and Tax Increment Incentive

a. Distribution of Taxes. Property taxes, excluding personal property taxes (which shall not be allocated pursuant to this Plan), imposed on the property located within the Plan Area shall be allocated and distributed as provided in this part. The taxes assessed by the County and the City on the real property within the Plan Area will be divided and distributed, subject to the elections and alternatives, permitted below, as follows in accordance with the IDB Act and Title 9, Chapter 23 of the Tennessee Code Annotated,

being the Uniformity in Tax Increment Financing Act of 2012 (the “Tax Increment Act”):

i. The portion of the real property taxes payable with respect to the tax parcels in the Plan Area equal to the year prior to the date of approval of this Plan (the “Base Tax Amount”) shall be allocated to and, as collected, paid to the County and the City as all other taxes levied by the County and the City on all other properties; provided, however, that in any year in which the taxes on the property within the Plan Area are less than the Base Tax Amount, there shall be allocated and paid to the County and the City only the taxes actually imposed.

ii. The excess of real property taxes over the Base Tax Amount (the “TIF Revenues”) shall be allocated and, as collected, paid into a separate fund or funds of the Board, created to hold such payments until the tax proceeds in the funds are to be applied (A) to pay Eligible Costs relating to development within the Plan Area in order to promote economic development and/or (B) to pay debt service on the obligations expected to be issued by the Board to finance Eligible Costs (the “TIF Obligations”) within the Plan Area.

This allocation is subject to the provisions of Tenn. Code Ann. §7-53-312(j) and the Tax Increment Act, which requires that taxes levied upon property within the Plan Area for the payment of debt service of the County and the City shall not be allocated to the Board and is further subject to the retention or payment of any applicable administrative expenses and fees of the Board, the City or the County consistent with any policies of any of such entities and/or to be paid under the development agreement to be entered into between any property owner and/or developer and the Board.

It is expected that existing tax parcels with the Plan Area will need to be subdivided and/or aggregated in order to facilitate the phased development of the Plan Area. The Base Tax Amount with respect to each tax parcel that is subdivided shall be allocated to each subdivided parcel on a pro-rated basis using the acreage of each subdivided parcel as a percentage of the total acreage of the original tax parcel. If tax parcels are aggregated, the Base Tax Amount for each such parcel shall also be aggregated.

The Board is authorized to make all calculations of TIF Revenues on the basis of each parcel within the Plan Area instead of on an aggregate basis as permitted by the Tax Increment Act. If the Board opts to have such calculations made based upon each parcel, the Board shall give notice to the County and the City that such methodology will be used prior to the first allocation date of any TIF Revenues.

As permitted by the Tax Increment Act, the Board is hereby authorized to separately group one or more parcels with the Plan Area for purposes of calculating and allocating the TIF Revenues, and in such case, the allocation of TIF Revenues shall be calculated and made based upon each such parcel or group of parcels, and not the entire Plan Area. The Board is specifically authorized to undertake such grouping of parcels at any time that this Plan is effective as of the beginning of any year (but not later than the tenth full year commencing after the execution of the initial development agreement relating to property in the Plan Area), and the Board may reserve the right in any development agreement to regroup one or more parcels for purposes of making the calculations of TIF Revenues hereunder. The Board shall give notice of any such grouping of parcels to the County and the City.

The Board is also authorized to designate, by notice to the County and the City, that the allocation of TIF Revenues from any parcel or group of parcels shall begin in different years in order to match TIF Revenues with the application of TIF Revenues for the purposes provided herein, subject to the maximum allocation period as to any parcel provided below, provided that allocation of TIF Revenues as to any parcel in the Plan Area must commence no later than the tenth full year after the execution of the initial development agreement relating to property in the Plan Area.

Allocations of TIF Revenues by the County and the City shall be made (i) as to TIF Revenues derived from non-delinquent taxes, within sixty (60) days of the date such taxes are due without penalty for each tax year and (ii) as to TIF Revenues derived from delinquent taxes, within sixty (60) days from when such taxes are collected by the County and the City.

b. TIF Obligations. In order to pay certain Eligible Costs, the Board expects to use all or a portion of the incremental tax revenues that it will receive as a result of the adoption of this Plan to pay debt service on obligations that may be issued to the Board to finance such costs. This tax increment financing or financings, if issued, would be structured as follows:

i. The Board may borrow funds through the issuance and sale of notes, bonds or other obligations of the Board. The Board shall pledge all or a portion of the TIF Revenues allocated to the Board pursuant to this Plan to the payment of such notes, bonds or other obligations, including, without limitation, principal and interest thereon. In no event will the obligations issued by the Board be considered a debt or obligation of the County or the City in any manner whatsoever, and the source of the funds to satisfy the Board's payment obligations thereunder shall be limited solely to the TIF Revenues and shall otherwise be non-recourse to the Board.

ii. The proceeds of the notes, bonds or obligations shall be used to pay Eligible Costs, costs of issuances relating to notes, bonds or obligations and capitalized interest on the notes, bonds or other obligations to the extent permitted by the IDB Act.

iii. Any tax increment financing may be refinanced by the Board at any time as permitted by the IDB Act, and upon such refinancing, available tax increment revenues shall be applied to the payment of such refinancing debt to the extent such tax increment revenues were to be used to pay the debt that is being refinanced.

c. Direct Payment. Notwithstanding any provision herein to the contrary, the Board may apply TIF Revenues directly to pay or reimburse Eligible Costs without the necessity of issuing any notes, bonds or other obligations pursuant to any development agreement entered into between the Board and any property owner and/or developer in the Plan Area.

d. Maximum Amount. The aggregate principal amount of notes, bonds and obligations issued by the Board as described in subsection (b) above together with the maximum amount of Eligible Costs that the Board agrees to pay as described in subsection (c) above shall not in any event exceed \$25,000,000.

e. Time Period. Taxes on the real property within the Plan Area will be divided and distributed as provided in this Plan for a period, as to each parcel in the Plan Area, not in excess of twenty (20) tax years as to any parcel, but, in any event, such allocations shall cease when there are not Eligible Costs, including debt service, to be paid from the TIF Revenues payable with respect to such parcel. The Board may approve an allocation period that is less than twenty (20) years as to any parcel if the Board determines that a shorter allocation period will provide sufficient incentive to promote the development of that parcel. Until an allocation of TIF Revenues as to any parcel commences as described in subsection (a) above, no TIF Revenues shall be allocated to the Board as to such parcel.

f. Finding of Economic Benefit. The Board, by submission of this Plan, and the County and the City, by the adoption of this Plan, find that the use of the TIF Revenues, as described herein, is in furtherance of promoting economic development in the County and the City.

VII. Approval Process

Pursuant to Tenn. Code Ann. § 7-53-312, the process for the approval of this Plan is as follows:

a. The Board holds a public hearing relating to this Plan after publishing notice of such hearing in a newspaper of general circulation in the County at least two (2) weeks prior to the date of the public hearing. The notice must include the time, place and purpose of the hearing as well as notice of how a map of the subject area may be viewed by the public. Following such public hearing, the Board may submit this Plan to the County and City for their approval.

b. The governing bodies of the County and the City must approve this Plan for such plan to be effective as to both the County and the City. This Plan may be approved by resolution of the County Commission or City Council, whether or not the local charter provisions of the County or City provide otherwise. If either the County or City make any changes to this Plan in connection with their approval hereof, such changes must be approved by the Board following a public hearing related thereto, and such changes must also be approved by the County or City, as applicable.

c. Once the governing body of the County and the City has approved this Plan, the Plan shall be filed with the local taxing officials and the Comptroller of the State as required by the Tax Increment Act and annual statements of incremental tax revenues allocated to the Board shall be filed with the State Board of Equalization as required by the Tax Increment Act. The Board will also comply with all other procedural requirements of the Tax Increment Act and other applicable laws.

VIII. Policies and Procedures

Pursuant to Tenn. Code Ann. § 9-23-107 of the Tax Increment Act, the Board, the County and the City may approve policies and procedures relating to the implementation of this Plan.

EXHIBIT A
(to Economic Impact Plan)

Map of Plan Area

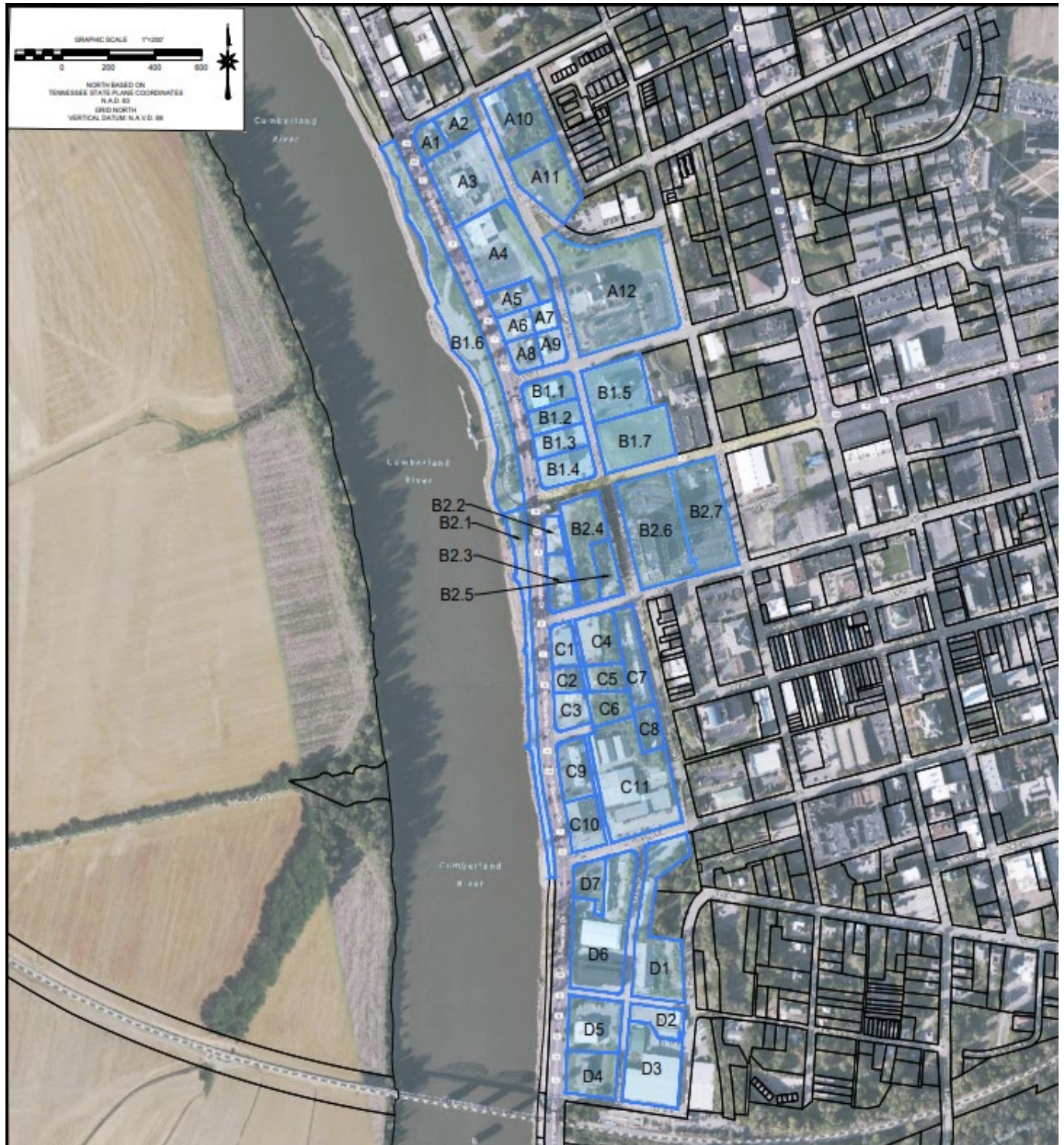


EXHIBIT B
(to Economic Impact Plan)

List of Parcels Comprising the Plan Area and Base Taxes for Each Parcel

Parcel ID	2021 Est. Base Tax County	2021 Est. Base Tax City	Total Est. County and City 2021 Base Tax Amount
066G A 00101 000	\$0	\$0	\$0
066G A 00100 000	\$0	\$0	\$0
066G A 01900 000	\$6,656	\$2,738	\$9,394
066B A 02900 000	\$0	\$0	\$0
066G A 01800 000	\$6,262	\$2,576	\$8,838
066G A 01700 000	\$3,311	\$1,362	\$4,673
066G A 01600 000	\$1,776	\$731	\$2,507
066G A 01601 000	\$1,778	\$732	\$2,510
066G A 01500 000	\$3,822	\$1,572	\$5,394
066G A 01400 000	\$1,502	\$618	\$2,120
066G A 01200 000	\$7,291	\$2,999	\$10,290
066G A 00500 000	\$25,730	\$10,584	\$36,314
066G A 00700 000	\$4,617	\$1,899	\$6,516
066G A 01100 000	\$2,556	\$1,051	\$3,607
066G A 01000 000	\$2,772	\$1,140	\$3,912
066G A 00900 000	\$6,668	\$2,743	\$9,411
066G F 00200 000	\$961	\$395	\$1,356
066G F 03200 000	\$3,705	\$1,524	\$5,229
066G F 00100 000	\$321	\$132	\$453
066B A 03000 000	\$0	\$0	\$0
066G F 03100 000	\$1,989	\$818	\$2,807
066J A 00301 000	\$0	\$0	\$0
066G F 02900 000	\$3,950	\$1,625	\$5,575
066G F 03000 000	\$4,363	\$1,795	\$6,158
066G F 03500 000	\$0	\$0	\$0
066G F 02700 000	\$532	\$219	\$751
066G F 02800 000	\$792	\$326	\$1,118
066G F 02600 000	\$2,454	\$1,010	\$3,464
066G F 02500 000	\$391	\$161	\$552
066J A 00100 000	\$6,110	\$2,514	\$8,624
066J A 01800 000	\$1,582	\$651	\$2,233
066J A 00500 000	\$19,590	\$8,059	\$27,649
066J A 01700 000	\$1,318	\$542	\$1,860
066J A 01600 000	\$10,800	\$4,443	\$15,243
066J A 01500 000	\$7,779	\$3,200	\$10,979

Parcel ID	2021 Est. Base Tax County	2021 Est. Base Tax City	Total Est. County and City 2021 Base Tax Amount
066J A 01400 000	\$0	\$0	\$0
066J A 00900 000	\$4,285	\$1,763	\$6,048
066J A 01000 000	\$2,556	\$1,051	\$3,607
066J A 01200 000	\$15,186	\$6,247	\$21,433
066J G 00401 000	\$0	\$0	\$0
066J A 00801 000	\$0	\$0	\$0
066G F 00400 000	\$37,683	\$15,502	\$53,185
066G F 00501 000	\$15,837	\$6,515	\$22,352
066G A 00400 000	\$53,918	\$22,180	\$76,098
TOTALS	\$270,843	\$111,417	\$382,260

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POLICIES AND PROCEDURES FOR TAX INCREMENT INCENTIVE PROGRAM FOR DESIGNATED DEVELOPMENT AREAS

Section 1. General Purpose and Overview

Montgomery County, Tennessee (the "County"), the City of Clarksville, Tennessee (the "City") and The Industrial Development Board of the County of Montgomery (the "Board") are committed to improving the economy in the County and the City. In furtherance of that objective, the Board may identify certain areas in the City, each of which shall include a project within the meaning of Tenn. Code Ann. § 7-53-101, which the Board deems essential to City revitalization (each, a "Plan Area"). Pursuant to Tenn. Code Ann. § 7-53-312, the Board, the City and the County may adopt an economic impact plan (a "Plan") with respect to any such Plan Area, which Plan may provide for the allocation of new incremental tax revenues to the Board for the payment of project costs and/or debt service on obligations issued by the Board, in order to encourage private development of properties within the Plan Area.

The County and the City, with the assistance of the Board, desire to establish a program to provide incentives through the application of incremental property tax revenues to assist with the payment of costs relating to the development or redevelopment of properties within designated Plan Areas. The purpose of these Policies and Procedures is to provide an orderly process for owners of property within designated Plan Areas to apply to use such incentives and to establish a process for administering such incentives. These Policies and Procedures shall be applicable to any Plan, the terms of which provide for their applicability, or to any Plan as to which the Board, the City and the County have otherwise determined that these Policies and Procedures shall be applicable. These Policies and Procedures shall not affect the Policies and Procedures for Tax Increment Incentive Program for Civic Plaza Development Area (the "Civic Plaza Policies"), which remain in full force and effect with respect to all economic impact plans to which the Civic Plaza Policies apply.

The Board is a public nonprofit corporation established by the County pursuant to the Tennessee Industrial Development Corporation Act (the "IDB Act"), Tenn. Code Ann. §§7-53-101 et seq. The Board's statutory purposes include promoting industry, commerce and trade in Tennessee and in particular, the County. In furtherance of these purposes, the IDB Act authorizes the Board pursuant to Section 7-53-312 of the IDB Act to issue tax increment debt to finance costs of eligible projects or to use tax increment revenues to pay costs of eligible projects.

The Uniformity in Tax Increment Financing Act of 2012 (the "Tax Increment Act"), codified at Tenn. Code Ann. §§9-23-101 et seq., also contains statutory provisions relating to the use of tax increment incentives by the Board. Section 9-23-107 of the Tax Increment Act specifically authorizes the County, the City and the Board to agree upon and approve policies and procedures for allocating and calculating tax increment revenues and implementing the IDB Act and Tax Increment Act. These Policies and Procedures, upon their approval by the County, the City and the Board, shall be deemed to be adopted pursuant to Section 9-23-107 of the Tax Increment Act.

These Policies and Procedures are in addition to any other rules and procedures applicable to the Board, the City or the County, including the debt management policies of the Board. From time to time, these Policies and Procedures may be amended by the Board, the City and the County.

Notwithstanding the adoption of these Policies and Procedures, the approval of any tax increment incentive is within the discretion of the Board acting within the parameters of these Policies and Procedures. In no event shall these Policies and Procedures be construed to create any contractual right or other entitlement in a Person or limit the Board's discretion to decline to approve any tax increment incentive.

Section 2. Economic Impact Plan for the Plan Areas

In order to implement tax increment incentives under the IDB Act for any Plan Area, the Board must submit, and the County and the City, if applicable, must approve, an economic impact plan pursuant to Section 7-53-312 of the IDB Act. As required by the IDB Act, each Plan must identify the boundaries of the area subject to the Plan and identify the project, within the meaning of the IDB Act, located in such area. Each Plan Area shall include those properties that the Board has determined, and the County and the City have approved, will directly benefit due to the undertaking of the construction of the qualifying project within the Plan Area.

Upon approval of a Plan, incremental property tax revenues allocated to the Board pursuant to the Plan and the IDB Act may be applied, as authorized by Section 7-53-312(h) of the Code, to pay expenses of the Board in furtherance of promoting economic development in the County and the City, to pay costs of projects (within the meaning of the IDB Act) or to pay debt service on bonds or other obligations of the Board that were issued to pay costs of projects within the Plan Area. As provided in such Section, incremental tax revenues can be applied to pay costs of any projects within the meaning of the IDB Act and not just the project identified in the Plan as being located in the Plan Area.

Each Plan may provide that incremental property tax revenues realized from the Plan Area and allocated to the Board may be applied to promote the development of properties in the Plan Area. A Plan may give considerable flexibility to the Board to implement this goal. As permitted by the Tax Increment Act, a Plan may permit the Board to designate any parcel or group of parcels in a Plan Area for purposes of calculating and allocating tax increment revenues. If a Plan so provides, the Board shall be permitted to designate that the parcel or parcels utilized for a specific Project in a Plan Area be subject to a separate calculation of incremental tax revenues in order to support that Project and furthermore to designate the tax year in which such allocations will commence. Moreover, a Plan may authorize the Board to calculate incremental tax revenues on the basis of each parcel instead of on an aggregate basis of all parcels within the Plan Area, such that the calculation of incremental tax revenues of any parcel or group of parcels in a Plan Area can be calculated independently from other parcels within the Plan Area. Any required notice to the City or the County of the Board's determination to calculate incremental tax revenues on an individual parcel or group of parcels within a Plan Area, or to designate the tax year in which the allocation of TIF Revenues shall commence with respect to any project, shall be provided to the Director of Accounts and Budgets of the County and/or to the Director of Finance of the City.

In order to assist a specific Project, the Board may be authorized pursuant to any Plan to apply specified incremental tax revenues received by the Board to either pay debt service on bonds or other obligations of the Board secured by such incremental tax revenues or to directly pay costs of a Project. For purposes of these Policies and Procedures, the application of incremental tax revenues to pay debt service or the application of increment tax revenues to pay Project costs are both referred to herein as "Tax Increment Incentives."

Property owners and prospective property owners within a Plan Area are encouraged to apply to be considered for a Tax Increment Incentive to assist with the development or redevelopment of their property if such incentive is deemed necessary by the property owner to facilitate such development or redevelopment.

It is anticipated by the Board that such development or redevelopment will involve specific projects that are eligible projects within the meaning of the IDB Act, which projects are those reasonably expected to promote commercial, retail and residential development within a Plan Area. The approval or disapproval of any Tax Increment Incentive in connection with the development or redevelopment of an eligible project will be within the sole and absolute decision of the Board.

The next section of these Policies and Procedures provides some parameters and terms under which the Board may utilize Tax Increment Incentives. The section thereafter provides the process for applying for a Tax Increment Incentive for properties within each Plan Area.

Section 3. Policies relating to Tax Increment Incentives

The following policies shall apply with respect to Tax Increment Incentives within each Plan Area.

3.1. Maximum Allocation Period. No allocation of tax increment revenues shall be made with respect to any parcel of property for a period of more than twenty (20) years. If the Board determines that a lesser allocation period is sufficient to make a Project feasible, as provided herein, the Board may require a shorter allocation period. The maturity of any tax increment financing shall not exceed the maximum maturity permitted by the IDB Act for debt obligations of the Board.

3.2. Eligible Costs. Under the IDB Act, tax increment revenues may be applied by the Board to pay debt service on debt obligations issued to finance Project costs or to directly pay Project costs. The costs of a qualifying Project include the cost of any land, real property and personal property that are deemed necessary by the Board to be incurred in connection with a qualifying Project. An Applicant may request that incremental tax revenues be applied to pay debt service on financing for or to directly pay any Project cost that is eligible under the IDB Act.

However, Applicants should note that, other than for land, improvements, or equipment utilized for public infrastructure, as defined in the Tax Increment Act, tax increment revenues may not be used to pay for or to pay debt service relating to debt incurred by the Board to finance privately-owned land, improvements, or equipment, or for other purposes authorized by Tenn. Code Ann. § 7-53-101, *et seq.*, but not specified in Tenn. Code Ann. § 9-23-108, unless both the Comptroller of the State of Tennessee and the Commissioner of Economic and Community Development have made a written determination that the use of tax increment revenues for such purposes is in the best interest of the State of Tennessee. The County, the City and the Board may, in their discretion, request that certain types of costs within the Plan Area that are expected to be incurred relating to privately-owned property be approved by the Comptroller and the Commissioner, but applicants for Tax Increment Incentives should note that the application of tax increment revenues to pay or finance certain Project costs may require approval of the Comptroller and the Commissioner even if a Tax Increment Incentive for a Project is approved by the Board.

Applicants should obtain their own legal and accounting advice relating to the tax consequences of receiving any Tax Increment Incentive, and the County, the City and the Board will make no representations relating thereto.

3.3. Maximum Percentage of Project Cost and Minimum Project Size. The amount of a Tax Increment Incentive for a specific Project (either through the direct payment of costs or based upon the principal amount of any tax increment financing) shall not exceed fifteen percent (15%) of the Total Projected Project Cost of any Applicant. The Applicant must also reasonably anticipate a Total Projected Project Cost of at least \$1,000,000 with respect to a proposed Project in order to apply for a Tax Increment Incentive.

3.4. Necessity of Tax Increment Incentive. The approval, size and term of allocation with respect to any Tax Increment Incentive shall be conditioned upon the Applicant demonstrating the necessity of the availability of the Tax Increment Incentive in order to make a Project economically feasible such that the owner of the Project can receive a reasonable return on investment. An Applicant shall permit a designated representative or designated representatives of the Board to meet with the

Applicant's designated representatives in order to determine the necessity of the requested Tax Increment Incentive and will permit such designated representative or representatives of the Board to review such budgets and projections as are reasonably necessary to make such determination. The Board will designate a committee, which may include persons experienced with real estate finance that are not members of the Board and representatives of the Department of Accounts and Budget of the County and the Department of Finance of the City, to make recommendations to the Board regarding the size and term of any Tax Increment Incentive, and such committee may designate one or more representatives of such committee to meet with the Applicant's designated representatives as described above in order to undertake the necessary action to make a recommendation to the Board. Any meetings of more than one member of such committee shall be an open public meeting to the extent required by applicable law.

3.5. Designated Parcels. In its Application, the Applicant shall identify the specific parcel or parcels within a Plan Area from which tax increment revenues shall be allocated in order to provide the Tax Increment Incentive for the Applicant's Project. If any of such parcels are subdivided or combined after an Application is submitted or while a Tax Increment Incentive is ongoing, the Applicant shall give notice of such circumstance to the Board, the County and the City. No allocation of tax increment revenues shall occur as to any parcel within the Plan Area until such parcels are designated by an Applicant pursuant to this Section and the Applicant and the Board have entered into a Development Agreement, as described below, identifying the first year of such allocation.

3.6. Calculation of Increment. The incremental tax revenues to be allocated to the Board for any Tax Increment Incentive shall be calculated individually for each tax parcel relating to a Project. Therefore, if the taxes have been paid with respect to a tax parcel by their due date, the relevant incremental tax revenues will be allocated to the Board from such tax parcel even if the taxes with respect to other tax parcels in the Project are delinquent and not paid by the due date.

3.7. Payment Dates. The incremental tax revenues to be allocated to the Board for any Tax Increment Incentive shall be paid by the County and the City no later than sixty (60) days from the last day of each February, which is the last day that such tax revenues are not overdue. Delinquent taxes to be allocated to the Board shall be paid by the County and the City no later than sixty (60) days after each date such delinquent taxes are collected, together with interest thereon to the extent required by the Tax Increment Act.

3.8. Deductions from Tax Increment. Prior to any allocation to the Board of incremental tax revenues, the County and the City shall deduct therefrom any taxes levied to pay debt service of the County and the City, respectively, on their respective debt obligations as required by the IDB Act and the Tax Increment Act. The County, the City and the Board agree that five percent (5%) of all incremental tax revenues allocated to the Board for any purpose pursuant to any economic impact plan to which these Policies and Procedures apply shall be deposited into a separate account of the Board and used by the Board to pay for administrative expenses of the Board and/or the Clarksville-Montgomery County Area Economic Development Council, Inc.

3.9. Non-Recourse Obligations. The liability of the Board for any obligations under any debt obligation relating to a Tax Increment Incentive or any other contractual obligation shall be limited solely to its interest in incremental tax revenues allocated to the Board in connection with such Tax Increment Incentive, and no other assets of the Board shall be subject to levy, garnishment or otherwise to satisfy any obligation of the Board as to a Tax Increment Incentive. The County and the City shall not have any obligations or liabilities with respect to any Tax Increment Incentive other than to allocate incremental tax revenues to the Board as required by the Plan, the IDB Act and the Tax Increment Act.

3.10. Payment of Incremental Tax Revenues. Incremental tax revenues to be applied to any Tax Increment Incentive shall be allocated by the County and the City into a separate account of the IDB

created with respect to each Project for such purpose. Such payment may be made by wire transfer or by check, at the County's or the City's election.

3.11. Calculation of Allocated Increment. Not later than April 15th of each year, the Director of Accounts and Budgets for the County and the Director of Finance for the City shall calculate the tax increment revenues to be allocated to the Board under each Plan. The Director of Accounts and Budgets shall give notice of such calculation as to the County to the County Trustee, each approved Applicant that so requests such information, the City and the Board. The Finance Director of the City shall give notice of such calculation as to the City to the City Recorder, each approved Applicant that so requests such information, the County and the Board.

3.12. Affordable Housing Requirement. If any project in a Plan Area will consist of residential rental housing, in whole or in part, the recipient of any Tax Increment Incentive relating to such project shall be required to contractually commit to maintain at least 10% of the units in the project as affordable housing units. The Board, in consultation with the City and the County representatives, is authorized to determine the appropriate manner for implementing the affordable housing requirement, including maximum income levels, term, implementation of Development Agreements, reporting requirements and similar matters. If a recipient of a Tax Increment Incentive is developing affordable housing in another location in the County or desires to negotiate other consideration in lieu of an affordable housing commitment, the Board, in consultation with the City and County representatives, is authorized to credit such affordable housing units against the number of affordable housing units required in the project or to negotiate such other consideration as is appropriate under the circumstances.

Section 4. Procedures for Requesting Tax Increment Incentives

4.1 Application. An Applicant may request the Board to approve a Tax Increment Incentive to support a particular Project. To initiate such a request, the Applicant should submit to the Board a completed Application together with all exhibits, schedules and documents required by the Application. No action will be taken with respect to an Application until the Board's designated representative determines that the Application is complete. **Acceptance of the Application does not imply, evidence or confirm the County's, the City's or the Board's support for, or recommendation of, the request for Tax Increment Incentive.**

4.2 Initial Resolution by the Board. After review of the Application by the Board, including review by the committee described in Section 3.4 above, the Board will consider such Application, taking into account the recommendation of the committee. After such consideration, the Board will vote on whether a Tax Increment Incentive shall be approved for the Applicant's Project, and if such approval is given, it shall define the maximum term and amount of the Tax Increment Incentive.

4.3 Financing Documents. If the Board approves a Tax Increment Incentive for an Applicant, the Applicant and the Board will use reasonable efforts to consummate the Tax Increment Incentive in a timely manner. In connection with any Tax Increment Incentive, the Applicant and the Board will enter into a Development Agreement. The Development Agreement will provide for the payment or financing of costs of the Applicant's Project by the Board and provide for such other covenants as the Board deems necessary to protect the interests of the Board, the City and the County. All documents shall be subject to the review and approval of the Board's counsel and to the approval of their execution by the Board. Unless prepared by bond counsel or special counsel to the Board, at the Board's option, the proposed Development Agreement will be prepared by the Applicant and submitted to the Board for review and comment.

Any Tax Increment Incentive shall close within one (1) year after the initial resolution described above is adopted by the Board. If the closing does not occur within such period, unless extended by the Board, the Applicant will be deemed to have withdrawn its application, and all approvals by the Board will lapse and be of no further force or effect.

Section 5. Fees and Expenses of the Board

5.1. Application Fee. Each Applicant will submit with its Application an Application Fee to the Board in an amount equal to \$1,500.

5.2. Expenses and Indemnity Relating to Tax Increment Incentives. The Applicant shall pay all expenses, including attorney's fees, incurred by the Board, except for the Board's fees for local counsel, in connection with any proposed or approved Tax Increment Incentive, whether or not such incentive is finalized. The Board's fees for local counsel shall be paid from the application and closing fees described herein. All other expenses shall include the cost, if any, of the fees and expenses of bond counsel, and the cost of special counsel to the Board to offer an opinion as to the legality of any tax increment incentive if required, or to prepare the Development Agreement and any other documentation relating to the Tax Increment Incentive by and between the parties. At the request of the Applicant, the Board will obtain and provide to the Applicant an estimate of any fees and expenses, including fees of the Board's bond counsel or special counsel, prior to commencing the documentation of any Tax Increment Incentive. The Board may require that any expenses be paid in advance of any Board action with respect to a Tax Increment Incentive. Any Applicant, by submitting an Application, agrees to indemnify the Board, the City and the County for any liabilities, claims and expenses incurred by the Board, the City or the County in connection with considering, approving or implementing a Tax Increment Incentive as provided herein.

5.3. Closing Fee. Upon the closing of a Tax Increment Incentive, as evidenced by the execution of a Development Agreement, the Applicant shall pay the Board a closing fee of (a) \$1,500 if the projected project cost is less than \$3,000,000, (b) \$3,000 if the projected project cost is equal to or greater than \$3,000,000 but less than \$5,000,000 and (c) \$5,000 if the projected project cost is equal to or greater than \$5,000,000.

5.4. Amendments. The Applicant will pay all expenses, including attorney's fees, incurred by the Board in connection with any amendments to any documents entered into in connection with a Tax Increment Incentive. The Board may require that these expenses be paid in advance of any Board action.

Section 6. Definitions

In addition to all terms defined elsewhere herein, for purposes of these Policies and Procedures, including the Application, the following terms shall have the following meanings:

"Affordable Housing" shall be available for lessees that have an income below (80%) of the Median Family Income as published annually by the Department of Housing and Urban Development (HUD).

Rent limits will be established annually utilizing the Department of HUD 80% Income level published rents for Clarksville-Montgomery County.

"Applicant" means the Person submitting the Application for a Tax Increment Incentive. The Applicant shall be the Person that is expected to be an initial owner of a Private Project that is within a Plan Area.

"Application" means the Application for a Tax Increment Incentive submitted hereunder in the form attached hereto as Exhibit A.

"Development Agreement" means the Development Agreement or comparable agreement between the Board and the Applicant or similar agreement or contract providing for, among other things, the expenditure of the proceeds of any tax increment financing or the reimbursement of eligible Project costs.

"Person" means any individual, sole proprietorship, corporation, limited liability company, association, partnership (general, limited, or limited liability partnership), organization, business, trust, individual and governmental entity.

"Project" means a project within the meaning of Section 7-53-101(15) of the IDB Act.

"Project Site" means a parcel or parcels of real property on which a Project will be located.

"Residential Rental Housing" shall be deemed anything longer than a continuous 90-day rental period.

"Total Projected Project Cost" means all costs that are expected to be incurred in connection with the development of a Project and that would be capitalized in accordance with generally acceptable accounting principles other than interest, property taxes and insurance during the construction of the project.

EXHIBIT A TO TAX INCREMENT INCENTIVE PROGRAM

TAX INCREMENT INCENTIVE APPLICATION FORM

TAX INCREMENT INCENTIVE APPLICATION

Please return the completed application and supporting documentation to:

The Industrial Development Board of the County of Montgomery
23 Jefferson Street, Suite 300
Clarksville, Tennessee 37040

I. Applicant Information

1. Name of Applicant: _____

2. Business Name and Address: _____

State of Organization (if an entity): _____

3. Contact Person: _____

Phone Number: _____

E-Mail Address: _____

4. Website of Applicant (if any): _____

5. Type of Business Entity: ☐ Sole Proprietorship ☐ Limited Partnership
 ☐ For-Profit Corporation ☐ General Partnership
 ☐ Limited Liability Company ☐ Nonprofit Corporation

6. Development Team

Please list the business name, contact person, address, phone number and email address for the following members of the Applicant's development team for the Project (if not known, please so indicate):

Contractor: _____

Architect/Engineers: _____

Attorney: _____

II. Project Information

7. Does the Applicant currently own or lease the Project Site? (Check one)

☐ Own ☐ Lease ☐ Neither

8. Evidence of Site Control:

A. If the Applicant owns the Project Site, attach a copy of the Applicant's deed.

B. If the Applicant has a contract or option to purchase the Project Site, attach a copy of the agreement or option contract (confidential information such as price may be redacted).

C. If the Applicant currently leases or will lease the Project Site, attach a copy of the lease or lease option contract (confidential financial information may be redacted).

9. Project Narrative (Provide a brief description of the qualifying Project):

10. If the Project is to be leased to tenants, identify tenants or, if tenants are not known, describe types of tenants to which the Project will be marketed:

III. Tax Increment Incentive

11. If the requested incentive is tax increment financing, indicate the maximum principal amount of tax increment financing requested. \$ _____. If the requested incentive is payment of costs with tax increment revenues, indicate the maximum amount of costs to be paid from tax increment revenues. \$ _____.

12. Indicate maximum allocation period of tax increment revenues requested: _____ years. Identify the initial tax year as to which such allocation will occur: _____.

13. Has any other government assistance (federal tax credits, grants or other economic benefits) been requested by the Applicant to assist with the Project? (Check one): ☐ Yes ☐ No

If yes, describe the type, source, and amount of assistance requested:

14. Provide a list of all properties comprising the Project Site by parcel identification number, along with the current tax assessment and taxes paid or payable for the prior tax year for each parcel (attach additional sheets if necessary).

Parcel Identification Number	Assessed Value	Taxes
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

15. Attach a detailed budget for the Project showing anticipated sources of funds to pay Project costs and anticipated uses of those funds.

16. Attach a list by category of each cost to be paid or financed with the requested Tax Increment Incentive.

IV. Supplemental Information

Please attach to this Application the following:

- Brief business history of the Applicant
- Resumes of all principals of Applicant
- Timetable for the Project
- Site Plan of Project Site (if available)
- Rendering of Project (if available)
- Survey of Project Site (if available)
- Map of the Plan Area showing parcels included
- If tax increment financing is requested, letter of intent of financial institution or accredited investor to purchase the tax increment financing

V. Representations of Applicant

By executing this Application, Applicant hereby represents, certifies and agrees as follows:

(a) The Project would not result in a reasonable rate of return on investment to the Applicant without the requested Tax Increment Incentive, and the Applicant would not undertake the Project as described in this Application unless the Tax Increment Incentive is available.

(b) The undersigned Applicant hereby agrees that the Applicant shall meet with a designated representative of the County, the City and/or the Board, upon request, to answer any questions that may arise in connection with the County's, the City's and/or the Board's review of this Application and that Applicant shall provide to the County, the City and/or the Board, upon request, any supplemental information requested in connection with the County's, the City's and/or Board's review of the Application, including, without limitation, such financial information as the County, the City and/or Board may request in order to determine that the Project would not be undertaken without the Tax Increment Incentive requested.

(c) The Applicant shall pay all expenses required by Section 5 of the Policies and Procedures of the Board relating to the Tax Increment Incentive and shall otherwise comply with such Policies and Procedures.

(d) The Applicant shall indemnify and hold harmless the Board, its employees, officers, directors, attorneys and consultants against all losses, costs, damages, expenses (including reasonable attorney's fees), and liabilities of any nature directly or indirectly resulting from, arising out of or relating to the acceptance, consideration, approval or disapproval of this Application for Tax Increment Incentives.

VI. Signature

The undersigned Applicant affirms that the information provided in this Application is true and complete. The Applicant hereby confirms that the Applicant has read and understood the requirements in the Policies and Procedures relative to Tax Increment Incentives for the Designated Development Areas.

Applicant: _____

Signed: _____ Date: _____, 20____

Title (if Applicant is an entity): _____

**A RESOLUTION OF THE INDUSTRIAL DEVELOPMENT BOARD OF THE
COUNTY OF MONTGOMERY APPROVING AN ECONOMIC IMPACT PLAN
FOR THE TURNBRIDGE/RIVER DISTRICT DEVELOPMENT AREA AND
AUTHORIZING THE SUBMISSION OF SUCH PLAN TO MONTGOMERY
COUNTY, TENNESSEE AND THE CITY OF CLARKSVILLE, TENNESSEE**

WHEREAS, The Industrial Development Board of the County of Montgomery (the "Board") has prepared an economic impact plan (the "Economic Impact Plan") regarding the development of an area located along Riverside Drive between McClure Street and Adams Street in Clarksville, Montgomery County, Tennessee (the "Plan Area"); and

WHEREAS, the development of the Plan Area is expected to include the development and construction of an approximately 725-space parking garage, the redevelopment of the Riverview Inn into a boutique hotel, and the redevelopment of The Warehouse, a former music venue, into a mixed-use residential and commercial development (collectively, the "Project"); and

WHEREAS, the Economic Impact Plan would permit certain tax increment incentives, through financing or reimbursement (the "Tax Increment Incentive"), to be provided in accordance with the Economic Impact Plan in an amount not to exceed the maximum amount authorized by the Economic Impact Plan pursuant to Chapter 53, Title 7 of the Tennessee Code Annotated (the "Act"); and

WHEREAS, the Project is comprised of one or more eligible projects within the meaning of the Act; and

WHEREAS, the proceeds of the Tax Increment Incentive would be used to pay the cost of public improvements (the "TIF Eligible Costs") relating to the development of the Project and costs relating to the Tax Increment Incentive; and

WHEREAS, upon adoption of the Economic Impact Plan, the incremental property tax revenues (the "TIF Revenues") that result from the development of the Plan Area under the Economic Impact Plan will be allocated to the Board to be used for the Tax Increment Incentive; and

WHEREAS, in connection with its approval of the Economic Impact Plan, the Board of Directors of the Board has acknowledged its intent to apply the Policies and Procedures For Tax Increment Incentive Programs for Designated Development Areas previously approved by the Board for the Vulcan Plant Development Area (the "Designated Development Area Policies and Procedures") to the extent appropriate to the administration of the Economic Impact Plan; and

WHEREAS, prior to the consideration of this Resolution, a public hearing has been conducted by the Board as required by, and in compliance with, applicable law, including the Act; and

WHEREAS, any financing undertaken under the Economic Impact Plan shall not represent or constitute a debt or pledge of the faith and credit or the taxing power of the Board, Montgomery County, Tennessee or the City of Clarksville, Tennessee.

NOW, THEREFORE, BE IT RESOLVED by The Industrial Development Board of the County of Montgomery as follows:

RESOLVED, that the Economic Impact Plan, in the form attached hereto as Exhibit A, is hereby approved by the Board and recommended to Montgomery County, Tennessee and the City of Clarksville, Tennessee; and further

RESOLVED, that the Board shall refer and submit the Economic Impact Plan to the City Council of the City of Clarksville, Tennessee (the “City Council”) for approval; and further

RESOLVED, that the Board shall refer and submit the Economic Impact Plan to the County Commission of Montgomery County, Tennessee (the “County Commission”) for approval; and further

RESOLVED, that the application of the Designated Development Area Policies and Procedures to the Economic Impact Plan to the extent appropriate is approved; and further

RESOLVED, that any and all other actions heretofore taken on behalf of the Board to prepare, refer and submit the Economic Impact Plan to the City Council and the County Commission are hereby approved, ratified and confirmed in all respects; and further

RESOLVED, that the officers of the Board are hereby authorized to take all appropriate action to carry out the terms of the Economic Impact Plan.

Adopted and approved this ___ day of September, 2022.

Don Jenkins, Chairman

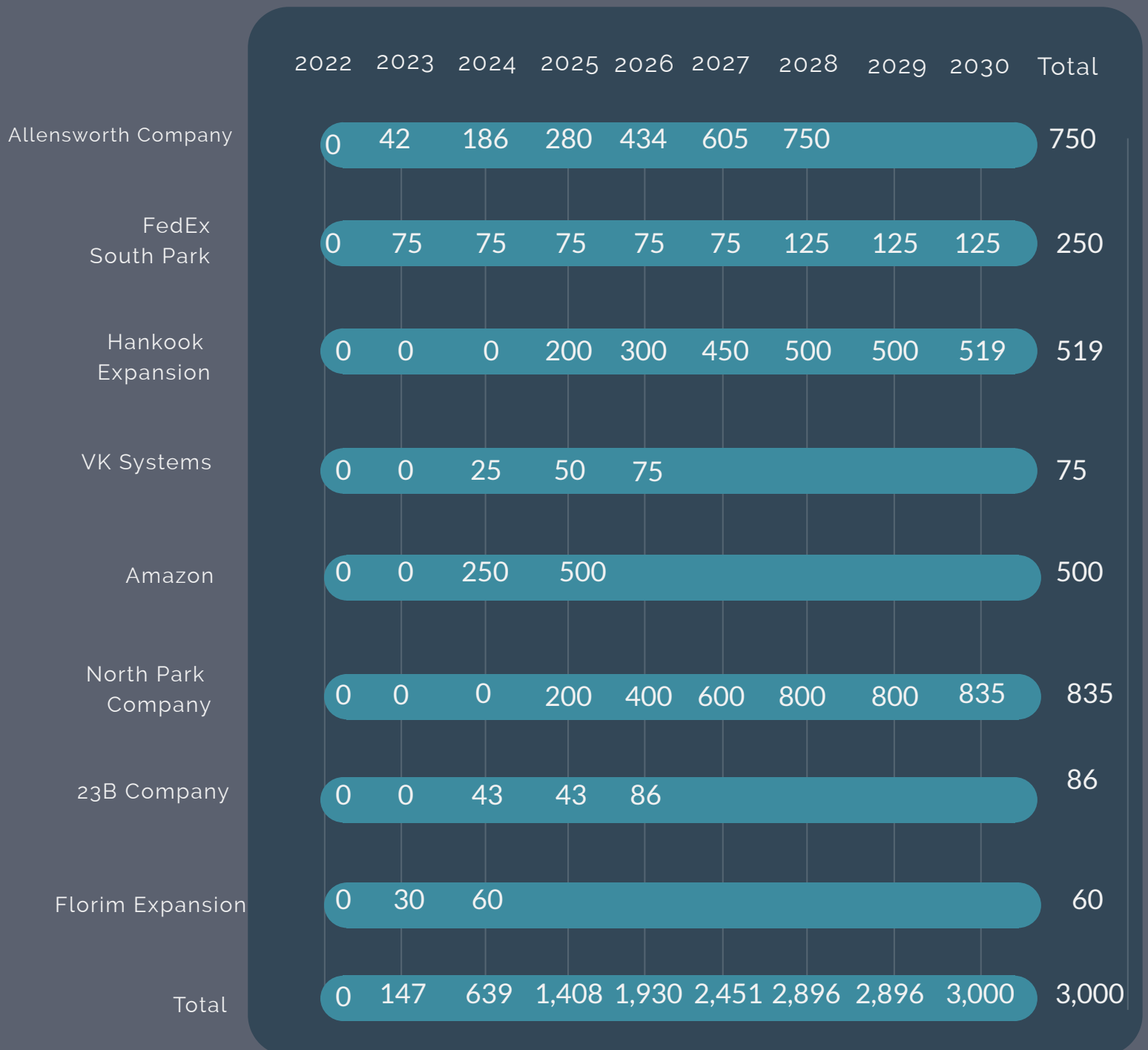
ATTEST:

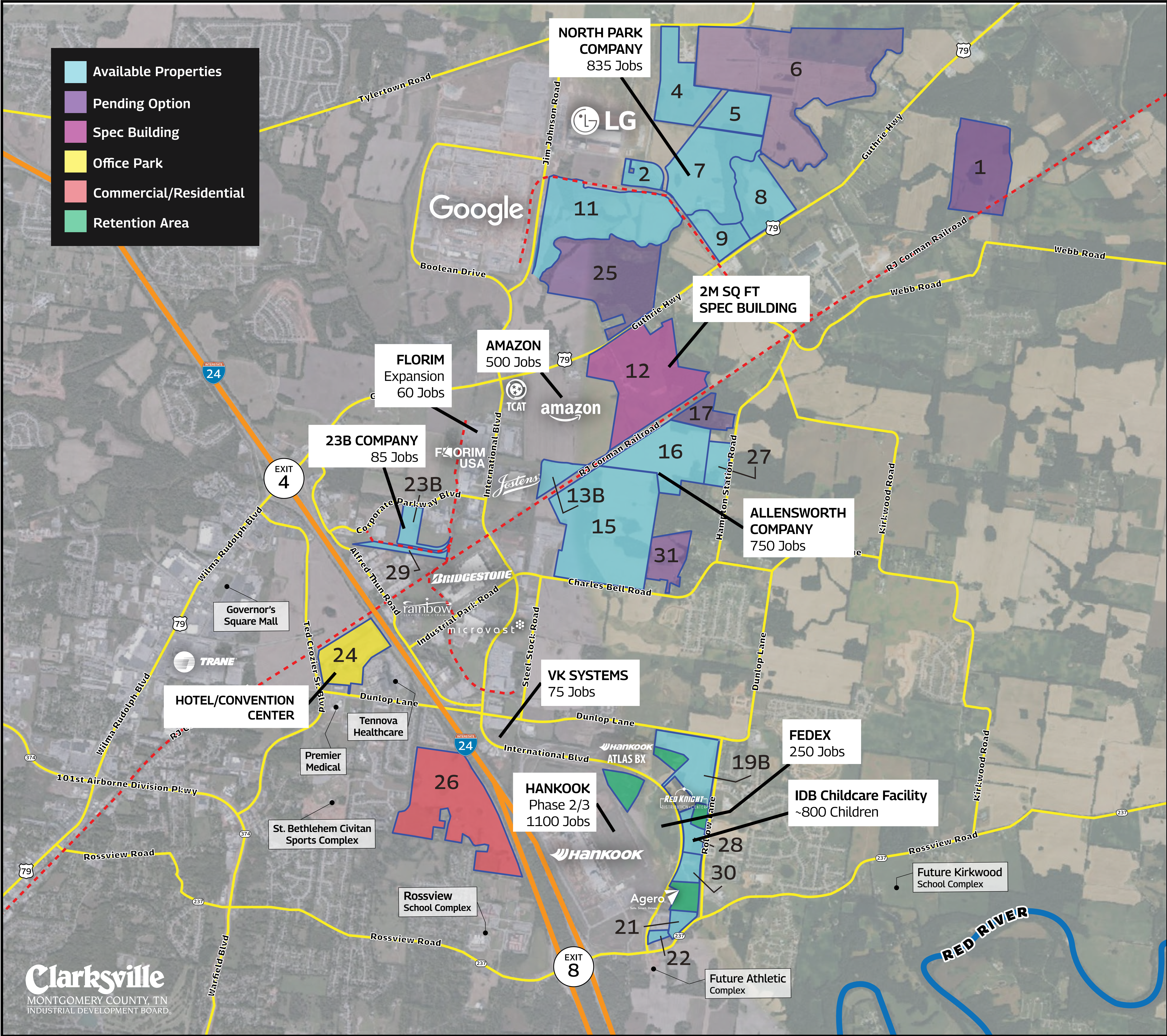
Todd Harvey, Secretary

EXHIBIT A
[Economic Impact Plan]

33775262.1

Industrial Park Employment Growth Projections





Lot	Acre	Buildable Land
North Park		
6	397+/-	362
4	90+/-	90
5	60+/-	52
7	151+/-	109
10	6+/-	6
2	24+/-	21
11	189+/-	111
8	80+/-	46
9	40+/-	16
25	190+/-	190
1	152+/-	152
Central Park		
12	205+/-	205
17	31+/-	31
16 AW	117+/-	117
27 AW	25+/-	25
13B	17+/-	5
15 AW	275+/-	225
31	46+/-	46
23B	20+/-	20
29	13+/-	0
24	69+/-	69
South Park		
26	204+/-	204
19B	69+/-	69
28	20+/-	20
30	18+/-	18
21	12+/-	12
22	6+/-	6
Total Acreage: 2,227 Acres		

**RESOLUTION TO AMEND RESOLUTION 22-3-6 ADDING AN ADDITIONAL
AMOUNT NOT TO EXCEED TWO HUNDRED TWENTY THOUSAND
DOLLARS (\$220,000) FOR A SALT SHED TO BE BUILT AT THE CMCSS
KIRKWOOD SCHOOL COMPLEX**

WHEREAS, the Clarksville Montgomery County School System (CMCSS) has reserved an area at the Kirkwood School Complex for a salt shed; and

WHEREAS, the Montgomery County Highway Department wishes to have the salt shed constructed by or before December of 2022; and

WHEREAS, Resolution 22-3-6 approved the use of American Rescue Plan Act (ARPA) funds to be used towards the construction of a salt shed; and

WHEREAS, the original construction cost of the salt shed was estimated at \$400,000; and

WHEREAS, due to the increased cost of concrete and steel, it has been determined that an additional amount not to exceed two hundred twenty thousand dollars (\$220,000) will be needed to complete the project; and

WHEREAS, there are currently available ARPA funds in the Fiscal Year 2022-2023 budget that may be used for this project from the revenue loss portion of ARPA funds; and

WHEREAS, this request is being made by the Montgomery County Highway Department.

NOW, THEREFORE, BE IT RESOLVED by the Montgomery County Board of Commissioners assembled in regular business session on this 10th day of October 2022, that Montgomery County amend Resolution 22-3-6 and appropriate additional funds in an amount not to exceed two hundred twenty thousand dollars (\$220,000) for the purpose of building a salt shed at the CMCSS Kirkwood School Complex.

BE IT FURTHER RESOLVED that funds from the American Rescue Plan Act (ARPA) that fall under "revenue loss" in Sections 602(c)(1)(C) and 603(c)(1)(C) of the SLFRF Final Rule may be appropriated to fund the construction of the salt shed.

Duly passed and approved this 10th day of October 2022.

Sponsor

Commissioner

Approved

County Mayor

Attest

County Clerk

COUNTY COMMISSION MINUTES FOR

SEPTEMBER 12, 2022

SUBMITTED FOR APPROVAL OCTOBER 10, 2022

BE IT REMEMBERED that the Board of Commissioners of Montgomery County, Tennessee, met in regular session, on Monday, September 12, 2022, at 6:00 P.M. Present and presiding, the Hon. Wes Golden, County Mayor (Chairman). Also present, Lee Harrell, Chief of Staff, Teresa Cottrell, County Clerk, John Fuson, Sheriff, Tim Harvey, County Attorney, Jeff Taylor, Director of Accounts and Budgets, and the following Commissioners:

Joshua Beal
Nathan Burkholder
Carmelle Chandler
Joe Creek
Billy Frye
Ryan Gallant
John Gannon

David Harper
Jason Knight
Michael Lankford
Rashidah Leverett
Jorge Padro
Lisa Prichard
Chris Rasnic

Rickey Ray
David Shelton
Autumn Simmons
Joe Smith
Tangi Smith
Jeremiah Walker
Walker Woodruff

PRESENT: 21

ABSENT: None (0)

When and where the following proceedings were had and entered of record,
to-wit:

Mayor Wes Golden was elected Chairperson of the Legislative Body.

Commissioner John Gannon was elected Chairperson Pro Tempore of the Legislative Body.

The following Zoning Resolutions were Adopted:

- CZ-16-2022** Resolution of the Montgomery County Board of Commissioners Amending the Zone Classification of the Property of Russell Allen
- CZ-17-2022** Resolution of the Montgomery County Board of Commissioners Amending the Zone Classification of the Property of Tim Roby
- AB-5-2022** Resolution Approving the Vacation of an Unimproved Portion of Hogan Road

The following Resolutions and Items were Adopted and Approved as part of the Consent Agenda:

- 22-9-1** Resolution to Adopt an Interlocal Agreement Between the City of Clarksville and Montgomery County for Joint Funding from the Bureau of Justice Assistance (JAG) of the United States Department of Justice on a Joint Award of Federal Byrne Justice Assistance Grant Funds
- 22-9-2** Resolution to Amend the Budgets of Various Funds for Fiscal Year 2023 in Certain Areas of Revenues and Expenditures
- 22-9-3** Resolution of the Montgomery County Board of Commissioners to Approve the Appointment of Timothy Harvey as County Attorney and Compensation Plan
- Commission Minutes dated August 8, 2022
 - County Clerk's Report and Notary List
 - Nominating Committee Nominations
 - County Mayor Nominations
 - County Mayor Appointments

Reports Filed:

1. Building & Codes Monthly Reports
2. Report on Debt Obligation
3. Highway Department Inventory Report
4. Trustee's Monthly Reports
5. CMCSS Quarterly Finance Report
6. CMCSS Quarterly Construction Report
7. Accounts & Budgets Monthly Reports

The Board was adjourned at 6:14 P.M.

Submitted by:

Teresa Cottrell

Teresa Cottrell
County Clerk



**County Clerk's Report
October 10, 2022**

Comes Teresa Cottrell, County Clerk, Montgomery County, Tennessee, and presents the County Clerk's Report for the month of September 2022.

I hereby request that the persons named on the list of new applicants to the office of Notary Public be elected. The Oath and Bond of the Elected County Official, and Oaths of the Elected County Officials, Deputy County Officials, and Sheriff's Deputies are approved as taken.

This report shall be spread upon the minutes of the Board of County Commissioners.

This the 10th day of October 2022.

Teresa Cottrell
County Clerk



OATH AND BOND OF ELECTED COUNTY OFFICIAL

NAME	OFFICE	AMOUNT OF BOND
Kimberly Wiggins	Trustee	\$12,800,430.00

OATHS OF ELECTED COUNTY OFFICIALS

NAME	OFFICE	DATE
Tim Barnes	General Sessions and Juvenile Court Judge	09/01/2022
Ken Goble, Jr	General Sessions and Juvenile Court Judge	09/01/2022
Sharon Massey Grimes	General Sessions and Juvenile Court Judge	09/01/2022
Reid Poland	General Sessions and Juvenile Court Judge	09/01/2022

OATHS OF DEPUTY COUNTY OFFICIALS

NAME	OFFICE	DATE
Debbie Abernathy	Deputy County Clerk	09/01/2022
Heather Barbour	Deputy County Clerk	09/01/2022
Yvette Barton	Deputy County Clerk	09/01/2022
McKenzie Belew	Deputy County Clerk	09/01/2022
Kara Boileau	Deputy County Clerk	09/01/2022
Alice Bowman	Deputy County Clerk	09/01/2022
Kimberly Brooks	Deputy County Clerk	09/01/2022
Ashley Burac	Deputy County Clerk	09/01/2022
Jaymee Burwell	Deputy County Clerk	09/01/2022
Natalie Byard	Deputy County Clerk	09/01/2022
Tiffany Byard	Deputy County Clerk	09/01/2022
Kim Carmack	Deputy County Clerk	09/01/2022
Amber Choate	Deputy County Clerk	09/01/2022
Berdie Darden	Deputy County Clerk	09/01/2022
Gladys Davis	Deputy County Clerk	09/01/2022
Chloe Diaz	Deputy County Clerk	09/01/2022
Sue Daulton	Deputy County Clerk	09/01/2022
Melila Doster	Deputy County Clerk	09/01/2022
Christy Easterling	Deputy County Clerk	09/01/2022
Brenda Haley	Deputy County Clerk	09/01/2022
LaShanda Hutchenson	Deputy County Clerk	09/01/2022
Amanda Kemmerlin	Deputy County Clerk	09/01/2022
Kristy Killebrew	Deputy County Clerk	09/01/2022
Alison Kruger	Deputy County Clerk	09/01/2022
Brandi LaPoint	Deputy County Clerk	09/01/2022
Heather Logsdon	Deputy County Clerk	09/01/2022
Terri Lowrey	Deputy County Clerk	09/01/2022
Lori E. Martinez	Deputy County Clerk	09/01/2022
Kieresten Mergl	Deputy County Clerk	09/01/2022
Stephanie N. Moritz	Deputy County Clerk	09/01/2022
Misty Nicholson	Deputy County Clerk	09/01/2022
Amber Perry	Deputy County Clerk	09/01/2022
Stacy Plunkett	Deputy County Clerk	09/01/2022
Kaitlin Powell	Deputy County Clerk	09/01/2022
Renea Saunders	Deputy County Clerk	09/01/2022

Doretta Shrum	Deputy County Clerk	09/01/2022
Melissa Taylor	Deputy County Clerk	09/01/2022
Jasmin Tobias	Deputy County Clerk	09/01/2022
Dana Tracy	Deputy County Clerk	09/01/2022
Jane VanKirk	Deputy County Clerk	09/01/2022
Kaley Williams	Deputy County Clerk	09/01/2022
Cindy York	Deputy County Clerk	09/01/2022
Stephanie Page	Deputy County Clerk	09/06/2022
Beth Mitchell	Deputy County Clerk	09/09/2022
Patty Arms	Jury Coordinator	09/01/2022
Tara Hightower	Jury Coordinator	09/01/2022
Karley Hodges	Jury Coordinator	09/01/2022
Denise Williams	Jury Coordinator	09/01/2022
Patty Arms	Deputy Circuit Court Clerk	09/01/2022
Jasmine Baggett	Deputy Circuit Court Clerk	09/01/2022
Melissa Bosworth	Deputy Circuit Court Clerk	09/01/2022
Lori Brown	Deputy Circuit Court Clerk	09/01/2022
Elizabeth A. Cain	Deputy Circuit Court Clerk	09/01/2022
Jacquelyn Carey	Deputy Circuit Court Clerk	09/01/2022
Emily Carroll	Deputy Circuit Court Clerk	09/01/2022
Lauran Chadwick	Deputy Circuit Court Clerk	09/01/2022
Laura Cheek	Deputy Circuit Court Clerk	09/01/2022
Taylor Chumley	Deputy Circuit Court Clerk	09/01/2022
Debra Dewberry	Deputy Circuit Court Clerk	09/01/2022
Cynthia Elrod	Deputy Circuit Court Clerk	09/01/2022
Tiffany D. Freeman	Deputy Circuit Court Clerk	09/01/2022
Honor Geiger	Deputy Circuit Court Clerk	09/01/2022
Elizabeth Ghist	Deputy Circuit Court Clerk	09/01/2022
Amanda Gray	Deputy Circuit Court Clerk	09/01/2022
Melissa Hart	Deputy Circuit Court Clerk	09/01/2022
Domonique Higgins Burgess	Deputy Circuit Court Clerk	09/01/2022
Jamee Higgs	Deputy Circuit Court Clerk	09/01/2022
Tara Hightower	Deputy Circuit Court Clerk	09/01/2022
Karley Hodges	Deputy Circuit Court Clerk	09/01/2022
Katlyn Hutchinson	Deputy Circuit Court Clerk	09/01/2022
Tracy Jerles	Deputy Circuit Court Clerk	09/01/2022
Tanya Keese	Deputy Circuit Court Clerk	09/01/2022
Aleisha Lett	Deputy Circuit Court Clerk	09/01/2022
Chanice Lewis	Deputy Circuit Court Clerk	09/01/2022
Leigh Toya Lucas	Deputy Circuit Court Clerk	09/01/2022
Alexandria Mahon	Deputy Circuit Court Clerk	09/01/2022
Jennifer L. Maners	Deputy Circuit Court Clerk	09/01/2022
Angela M. Martin	Deputy Circuit Court Clerk	09/01/2022
FeMarie Meno	Deputy Circuit Court Clerk	09/01/2022
Rachel Mitchell	Deputy Circuit Court Clerk	09/01/2022
Ashley Moore	Deputy Circuit Court Clerk	09/01/2022
Sherri Morgan	Deputy Circuit Court Clerk	09/01/2022
Yavona Murray	Deputy Circuit Court Clerk	09/01/2022
Elizabeth Parks	Deputy Circuit Court Clerk	09/01/2022
Charolette Phillips	Deputy Circuit Court Clerk	09/01/2022
Penny R. Pyle	Deputy Circuit Court Clerk	09/01/2022
Jasmine Rauscher	Deputy Circuit Court Clerk	09/01/2022

Jordan Richardson	Deputy Circuit Court Clerk	09/01/2022
Patty Ruth	Deputy Circuit Court Clerk	09/01/2022
Melissa Senseney	Deputy Circuit Court Clerk	09/01/2022
Jacqueline Shelton	Deputy Circuit Court Clerk	09/01/2022
Carrie Stavely	Deputy Circuit Court Clerk	09/01/2022
Sierra M. Suiter	Deputy Circuit Court Clerk	09/01/2022
Jenny L. Sykes	Deputy Circuit Court Clerk	09/01/2022
Shara Thede	Deputy Circuit Court Clerk	09/01/2022
Kendall Thomas-Welsh	Deputy Circuit Court Clerk	09/01/2022
Chelsey M. Tornberg	Deputy Circuit Court Clerk	09/01/2022
Debbie Whitehead	Deputy Circuit Court Clerk	09/01/2022
Denise L. Williams	Deputy Circuit Court Clerk	09/01/2022
Debbie LaPointe	Deputy Circuit Court Clerk	09/02/2022
Mary Batson	Deputy Circuit Court Clerk	09/06/2022
Katharine Bridgforth	Deputy Circuit Court Clerk	09/06/2022
Ellen Culwell	Deputy Circuit Court Clerk	09/06/2022
Janie L. Jackson	Deputy Circuit Court Clerk	09/06/2022
Rebecca L. Pomales	Deputy Circuit Court Clerk	09/07/2022
Ariel Tanner	Deputy Circuit Court Clerk	09/15/2022

OATHS OF DEPUTIES SHERIFF

NAME	OFFICE	DATE
Tabitha Anderson	Deputy Sheriff	09/02/2022
Jordan Becker	Deputy Sheriff	09/02/2022
Cassandra Bevil	Deputy Sheriff	09/02/2022
Tobias Clark	Deputy Sheriff	09/02/2022
Kyle Crotty	Deputy Sheriff	09/02/2022
Kerry Evans	Deputy Sheriff	09/02/2022
Terrance Gunter	Deputy Sheriff	09/02/2022
Kayla Heath	Deputy Sheriff	09/02/2022
Jade James	Deputy Sheriff	09/02/2022
Brenton Kohler	Deputy Sheriff	09/02/2022
Nanaz Landsberger	Deputy Sheriff	09/02/2022
Cori Navarrete	Deputy Sheriff	09/02/2022
William Ruiz	Deputy Sheriff	09/02/2022
Nataly Schwarz	Deputy Sheriff	09/02/2022
Davis Skwiat	Deputy Sheriff	09/02/2022
Michael Spencer	Deputy Sheriff	09/02/2022
Krystal Wayman	Deputy Sheriff	09/02/2022
Justin Williams-Harrell	Deputy Sheriff	09/02/2022
Brittany Wood	Deputy Sheriff	09/02/2022
John Woods	Deputy Sheriff	09/02/2022
Tyvis Woody	Deputy Sheriff	09/02/2022

MONTGOMERY COUNTY CLERK
TERESA COTTRELL COUNTY CLERK
350 PAGEANT LANE SUITE 502
CLARKSVILLE TN 37040
Telephone 931-648-5711
Fax 931-572-1104

Notaries to be elected October 10, 2022

NAME	HOME ADDRESS AND PHONE	BUSINESS ADDRESS AND PHONE
1. KIBRIANA ADAMS	512 PEACHERS RIDGE RD APT 2D CLARKSVILLE TN 37042 931 249 3997	TN
2. AMANDA ARMS	316 CEDAR POINT CT CLARKSVILLE TN 37043 931 561 1831	502 MADISON ST CLARKSVILLE TN 37040 931 245 3058
3. TIFFANY J BAGGETT	1200 RIVERWOOD PLACE UNIT 14 CLARKSVILLE TN 37040 931-721-6485	322 MAIN STREET CLARKSVILLE TN 37040 9312218921
4. DAVID M. BARTON	2631 CUMMINGS CIR CLARKSVILLE TN 37042 615 440 0555	
5. PATRICIA BASSETT	132 JOY DR CLARKSVILLE TN 37043 931-551-9066	132 JOY DR CLARKSVILLE TN 37043 931-551-9066
6. DARCI BATEMAN	406 BLUFF DR CLARKSVILLE TN 37043 931 249 7056	601 COLLEGE ST CLARKSVILLE TN 37044 931 221 1465
7. DEANNA BOWERS	219 RORIE HOLLOW RD INDIAN MOUND TN 37079	502 MADISON ST CLARKSVILLE TN 37040 931-245-3421
8. ANDREAS BUNJOR	230 CLEARVIEW DR CLARKSVILLE TN 37043 931 561 1260	1810 MADISON ST CLARKSVILLE TN 37043 931 648 3071
9. HOLLY S. CARNEYHAN	1880 JOHNSON RD CLARKSVILLE TN 37043 931 801 2971	621 GRACEY AVE CLARKSVILLE TN 37043 931 648 5640
10. VALERIE Y CATHEY	955 HEDGE APPLE DR CLARKSVILLE TN 37040 980 319 6464	
11. ALYSON GRIMES CHANEY	1032 SHADY GROVE RD CLARKSVILLE TN 37043 931 206 2747	105 SOUTH THRID ST CLARKSVILLE TN 37040 931 647 0200
12. F. COX	248 CHESHIRE RD CLARKSVILLE TN 37043 931 436 5547	112 CENTER CT CLARKSVILLE TN 37040 931 802 6650

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NAME	HOME ADDRESS AND PHONE	BUSINESS ADDRESS AND PHONE
13. JOAN M DEWALD	847 RIVER RUN CLARKSVILLE TN 37043 931 801 5859	1301 PEACHERS MILL RD CLARKSVILLE TN 37042 931 572 9155
14. JAMIE FORTUNE	1357 JUDGE TYLER DR CLARKSVILLE TN 37043 915 253 3536	
15. DIANA L FRITZLAN	970 JOEY DR CLARKSVILLE TN 37042 615-300-4910	502 MADISON STREET CLARKSVILLE TN 37040
16. CATHERINE Y GARCIA	506 ASPEN DR CLARKSVILLE TN 37040 931-266-6554	2250 WILMA RUDOLPH BLVD STE F CLARKSVILLE TN 37040 9319069030
17. R. GARNER	218 CUNNNINGHAM LANE CLARKSVILLE TN 37042 931 919 8741	1025 MADISON ST CLARKSVILLE TN 37040 931 552 9231
18. TIFFANY HIGHTOWER	528 SUMMIT VIEW CIR CLARKSVILLE TN 37043 931-494-0307	1950 MADISON ST CLARKSVILLE TN 37043 9315721242
19. TRINA HOPPE	2159 OLD RUSSELLVILLE PIKE CLARKSVILLE TN 37043 931 896 5453	2168 WILMA RUDOLPH BLVD CLARKSVILLE TN 37040 931 647 7104
20. FELISA HYDE	244 TOWES LN CLARKSVILLE TN 37043 931 624 1820	103 JEFFERSON ST STE 102 CLARKSVILLE TN 37043
21. DEBORAH JACKSON	4051 BUDDS CREEK RD CUNNINGHAM TN 37052 931 326 5663	2231-A MADISON ST CLARKSVILLE TN 37043 931 503 2799
22. CRYSTAL DENIECE JOHNSON	2644 ARTHURS CT CLARKSVILLE TN 37040 931 802 9146	
23. MISTY C JOHNSON	305 HIGH ST CLARKSVILLE TN 37040 615 878 6837	250 ORTEX DR CLARKSVILLE TN 37040 931 645 0382
24. ASHLEY R JOINER	898 GLENRAVEN DR CLARKSVILLE TN 37043 931 561 2532	112 SOUTH SECOND ST CLARKSVILLE TN 37040 931 648 1517

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NAME	HOME ADDRESS AND PHONE	BUSINESS ADDRESS AND PHONE
25. PHILIP H JUDD III	1054 ROSSVIEW RD CLARKSVILLE TN 37043 931-206-2980	115 A HATCHER LN CLARKSVILLE TN 37043 931-905-0520
26. JENNA KENNEY	290 GOLDEN POND AVE OAK GROVE KY 42262 615-823-0882	2193 MADISON ST CLARKSVILLE TN 37043 931-431-6800
27. TERESA A KIRBY-LAYNE	1505 N WILLOW BEND CT CLARKSVILLE TN 37040 812 480 4401	2701 WILLMA RUDOLPH BLVD CLARKSVILLE TN 37040 812 480 4401
28. SAMUEL KNOLTON JR.	266 DENNY RD CLARKSVILLE TN 37043 931 206 1633	218 S THIRD ST STE B CLARKSVILLE TN 37040 931 645 5644
29. BRETT A LAGORE	236 GRASSMIRE DR CLARKSVILLE TN 37042 931-218-5684	3072 WILMA RUDOLPH BLVD CLARKSVILLE TN 37040
30. R. W. LAITINEN-PATEL	1784 PALMYRA RD PALMYRA TN 37142 615 796 3858	1223 GUPTON CT CLARKSVILLE TN 37040 931 220 3065
31. TRINA B LEHMAN	307 RUE LE MANS DR CLARKSVILLE TN 37042 931 206 1994	631 HORACE CROW DR CLARKSVILLE TN 37043 9319202392
32. STACY LOWEN	228 E JOHNSON CIRCLE CLARKSVILLE TN 37040 931 216 4704	621 GRACEY AVE CLARKSVILLE TN 37040
33. K. D. LURRY	901 EXCALIBUR DR CLARKSVILLE TN 37040 931 342 2496	
34. TERRANCE LURRY	901 EXCALIBUR DR CLARKSVILLE TN 37040 904 571 7806	
35. KRYSTAL MARIN	191 CUMMINGS CREEK RD CLARKSVILLE TN 37042 931 980 1699	313 N RIVERSIDE DR CLARKSVILLE TN 37042
36. APRIL R MARSHALL	251 TIMBER COURT DR APT 13 CLARKSVILLE TN 37043	
37. TAMISHA D MARTIN	705 FOXFIELD DR CLARKSVILLE TN 37042 931-255-9917	705 FOXFIELD DR CLARKSVILLE TN 37042 9312559917

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Notaries to be elected October 10, 2022

NAME	HOME ADDRESS AND PHONE	BUSINESS ADDRESS AND PHONE
38. JAMIE MATHIS	1945 OLD RUSSELLVILLE PIKE CLARKSVILLE TN 37043 931-220-6701	631 NORTH RIVERSIDE DR CLARKSVILLE TN 37040 9319202274
39. DANIELLE MCCLELLAND	3169 PORTER HILLS DR CLARKSVILLE TN 37043 615 946 4458	120 CENTER POINTE DR CLARKSVILLE TN 37040 931 246 6832
40. JOSHUA MCLAUGHLIN	1019 SUNRISE DR CLARKSVILLE TN 37042 907 854 8133	1488 TINY TOWN RD STE B2 CLARKSVILLE TN 37042 931 436 9909
41. JENNIFER RENAE MILLAY	1135 BRITTON SPRINGS RD CLARKSVILLE TN 37042 931-216-9007	1687 FORT CAMPBELL BLVD CLARKSVILLE TN 37042 9319062933
42. PATRICIA A MILLER	100 OBSERVATORY DR CLARKSVILLE TN 37040 931-552-7258	1 PUBLIC SQUARE CLARKSVILLE TN 37040 931-648-6149
43. JADA LATROYCE MOORE	819 HIDDEN SPRINGS DR UNIT B CLARKSVILLE TN 37042 270 874 9777	819 HIDDEN SPRINGS DR UNIT B CLARKSVILLE TN 37042 270 874 9777
44. JENNIFER M MORA	2831 CHATFIELD DR CLARKSVILLE TN 37043 775-843-2105	
45. SILKE C MURRAY	1104 WILL WAY CLARKSVILLE TN 37043 931 302 4132	
46. CLAUDIA OAKES	808 SALISBURY WAY CLARKSVILLE TN 37043 719 660 4248	
47. JULIE D PARKS	193 DORCHESTER CIRCLE CLARKSVILLE TN 37040 931 801 7588	322 MAIN STREET CLARKSVILLE TN 37040 931 221 8922
48. SHERRY D PLUNKETT	415 SIVLER DR CLARKSVILLE TN 37040 931 206 4266	105 SOUTH THIRD STREET CLARKSVILLE TN 37040 931 647 0200
49. WENDY PLUNKETT	3325 POPLAR HILL CLARKSVILLE TN 37043 931-801-2062	3552 HERMITAGE INDUSTRIAL DR HERMITAGE TN 37076 9318012062

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Notaries to be elected October 10, 2022

NAME	HOME ADDRESS AND PHONE	BUSINESS ADDRESS AND PHONE
50. TABETHA RATLIFF	2854 CHATFIELD DR CLARKSVILLE TN 37043	
51. JENNIFER STACIE RAWLS	2151 LOCK B RD N CLARKSVILLE TN 37043 931-561-1487	1701 21ST AVE S NASHVILLE TN 37212 6153856814
52. JENNIFER L REED	937 LINDSEY DR CLARKSVILLE TN 37042 615 497 2644	649 PROVIDENCE BLVD CLARKSVILLE TN 37042 931 274 7510
53. LISA REYNOLDS	22 ASPEN HILLS DR FAYETTEVILLE TN 37334 931-625-3704	2250 WILMA RUDOLPH BLVD STE F CLARKSVILLE TN 37040 9319069030
54. JENNIFER RINKER	1943 WHIRLAWAY CIRCLE CLARKSVILLE TN 37042 916 217 9567	
55. RAYMOND F RUNYON	1400 MADISON ST CLARKSVILLE TN 37040 931-980-6999	301 MAIN ST CLARKSVILLE TN 37040 9316473377
56. AMY SCHWANKHART	1440 DUDLEY RD CLARKSVILLE TN 37043 931206 5569	2687 TOWNSEND COURT SUITE C CLARKSVILLE TN 37043 931 905 6997
57. KERA M SHAW	3524 RABBIT RUN TRAIL ADAMS TN 37010 931-436-3603	2021 MEMORIAL BLVD SPRINGFIELD TN 37172
58. JEFFERY M SHELTON	312 IDAHO SPRINGS RD CLARKSVILLE TN 37043 931 552 3432	
59. LESLIE A SLATE	2400 JOHNSON RD CLARKSVILLE TN 37043 931-801-2902	931 919 5070 2197 MADISON ST STE 101 CLARKSVILLE TN 37043 9316452124
60. GLORIA H SMITH	2877 CHINQUAPIN LANE CLARKSVILLE TN 37043 931 338 0234	930 PROFESSIONAL PARK DR CLARKSVILLE TN 37040 931 538 6420
61. AIMEE LYNN SOUTHORN	3295 N SENSENEY CIRCLE CLARKSVILLE TN 37042 615 578 5857	409 MADISON ST CLARKSVILLE TN 37040 931 647 6400
62. CHERYL SURACE	137 WYNWOOD DR APT C CLARKSVILLE TN 37042 931 4364797	

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Notaries to be elected October 10, 2022

NAME	HOME ADDRESS AND PHONE	BUSINESS ADDRESS AND PHONE
63. GUY SURACE	137 WYNWOOD DR APT C CLARKSVILLE TN 37042 931 472 4270	
64. VALERIE B ULSES	1047 BARNHILL RD CLARKSVILLE TN 37043 540 287 0802	1751 OAK PLAINS RD ASHLAND CITY TN 37015 931 362 2005
65. NICOLE WALLACE	991 HEDGE APPLE DR CLARKSVILLE TN 37040 731 727 4534	2024 NOLENSVILLE RD NASHVILLE TN 37211 615 476 1521
66. WHITNEY WHITE	129 COYOTE CT APT 4 CLARKSVILLE TN 37043 931-220-3702	
67. MOLETHIA WILDER	723 SLEEK FOX DR CLARKSVILLE TN 37040 931 933 3195	
68. CHERYL M. WILLIAMS	1101 STILLWOOD DR CLARKSVILLE TN 37042 615 668 3245	
69. SHAWNA JO WILLIAMSON	456 POND APPLE RD UNIT 21 CLARKSVILLE TN 37043 931-320-9335	1237 ROSSVIEW RD CLARKSVILLE TN 37043 9315532070
70. C. WORRALL	2801 BETHEA ST WOODLAWN TN 37191 931 980 5803	931 552 3475
71. LAURA E WRIGHT	6906 WHITE OAK RD MCEWEN TN 37101 931-209-3820	115A HATCHER LN CLARKSVILLE TN 37040 9315381453

NOMINATING COMMITTEE NOMINATIONS

October 10, 2022

DELINQUENT TAX SALES AND RELEASE COMMITTEE

_____ nominated to replace Commissioner Lisa Prichard for a two-year term to expire October 2024.

COUNTY MAYOR NOMINATIONS

October 10, 2022

AIRPORT AUTHORITY LIAISON COMMITTEE

Commissioner Billy Frye has been filling the unexpired term of Commissioner Loretta Bryant and is eligible to be renominated for a two-year term to expire October 2024.

Commissioner David Shelton has been filling the unexpired term of Commissioner Jerry Allbert and is eligible to be renominated for a two-year term to expire October 2024.

COUNTY MAYOR APPOINTMENTS

October 10, 2022

BUDGET COMMITTEE

In September there was an error on when the term expires for the two new members of the Budget Committee - Commissioner Joe Smith and Commissioner Autumn Simmons. The correct expiration date should have read January 2023 and not September 2023 as was presented. In January 2023 they will be eligible for reappointment for a full one-year term.

LAND REGULATION ADVISORY COMMITTEE

Commissioner Josh Beal appointed to replace Commissioner Walker Woodruff for a two-year term to expire September 2024.

Commissioner Joe Smith appointed to replace Commissioner Larry Rocconi for a two-year term to expire September 2024.

Eric Huneycutt appointed to replace Lawson Mabry for a two-year term to expire September 2024.

Deb Haines-Kulick appointed to replace Bert Singletary for a two-year term to expire September 2024.

Brice Powers appointed to replace Syd Hedrick for a two-year term to expire September 2024.



Montgomery County Government

Building and Codes Department

350 Pageant Lane Suite 309
Clarksville, TN 37040

Phone
931-648-5718

Fax
931-553-5121

Memorandum

TO: Wes Golden, County Mayor
FROM: Rod Streeter, Building Commissioner *RS*
DATE: October 3, 2022
SUBJ: September 2022 PERMIT REVENUE REPORT

The number of permits issued in September 2022 is as follows: Building Permits 109, Grading Permits 0, Mechanical Permits 79, and Plumbing Permits 22 for a total of 210 permits.

The total cost of construction was \$107,257,709.00. The revenue is as follows: Building Permits \$252,689.70, Grading Permits \$0.00, Plumbing Permits \$2,200.00, Mechanical Permits: \$7,850.00 Plans Review \$5,600.00, BZA \$750.00, Re-Inspections \$550.00, Pre-Inspection \$0.00, Safety Inspection \$0.00, and Miscellaneous Fees \$0.00 the total revenue received in September 2022 was \$269,639.70.

FISCAL YEAR 2022/2023 TOTALS TO DATE:

NUMBER OF SINGLE FAMILY PERMITS:	105
COST OF CONSTRUCTION:	\$190,739,933.00
NUMBER OF BUILDING PERMITS:	338
NUMBER OF PLUMBING PERMITS:	86
NUMBER OF MECHANICAL PERMITS:	200
NUMBER OF GRADING PERMITS:	1
BUILDING PERMITS REVENUE:	\$490,553.45
PLUMBING PERMIT REVENUE:	\$11,300.00
MECHANICAL PERMIT REVENUE:	\$18,600.00
GRADING PERMIT REVENUE:	\$785.00
RENEWAL FEES:	\$400.00
PLANS REVIEW FEES:	\$110,180.25
BZA FEES:	\$1,000.00
RE-INSPECTION FEES:	\$1,600.00
PRE-INSPECTION FEES:	\$0.00
SAFETY INSPECTION FEES:	\$0.00
MISCELLANEOUS FEES:	\$0.00
MISC REFUNDS	\$0.00
SWBA	\$0.00
TOTAL REVENUE:	\$634,018.70

RS/bf

cc: Wes Golden, County Mayor
Jeff Taylor, Accounts and Budgets
Teresa Cottrell, County Clerk



Montgomery County Government

Building and Codes Department

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Clarksville, TN 37040

Phone
931-648-5718

Fax
931-553-5121

Memorandum

TO: Wes Golden, County Mayor

FROM: Rod Streeter, Building Commissioner

DATE: October 3, 2022

SUBJ: September 2022 ADEQUATE FACILITIES TAX REPORT

The total number of receipts issued in September 2022 is as follows: City 196 and County 37 for a total of 233.

There were 79 receipts issued on single-family dwellings, 13 receipts issued on multi-family dwellings with a total of 149 units, 0 receipts issued on condominiums with a total of 0 units, 0 receipts issued on townhouses. There was 1 exemption receipt issued.

The total taxes received for September 2022 was \$116,000.00

The total refunds issued for September 2022 was \$0.00.

Total Adequate Facilities Tax Revenue for September 2022 was \$116,000.00

FISCAL YEAR 2022/2023 TOTALS TO DATE:

TOTAL NUMBER OF Adequate Facilities Tax Receipts Issued:	City:	1145
	County:	166
	Total:	1311
TOTAL REFUNDS:		\$0.00
TOTAL TAXES RECEIVED:		\$722,000.00

<u>NUMBER OF LOTS AND DWELLINGS ISSUED</u>	<u>CITY</u>	<u>COUNTY</u>	<u>TOTAL</u>
LOTS 5 ACRES OR MORE:	0	18	18
SINGLE-FAMILY DWELLINGS:	179	109	288
MULTI-FAMILY DWELLINGS (124 Receipts):	835	31	866
CONDOMINIUMS: (44 Receipts)	44	0	44
TOWNHOUSES:	92	0	92
EXEMPTIONS: (3 Receipts)	1	2	3
REFUNDS ISSUED: (0 Receipt)	(0)	(0)	(0)

RS/bf

cc: Wes Golden, County Mayor
 Jeff Taylor, Accounts and Budgets
 Teresa Cottrell, County Clerk