



City of Clarksville

Neighborhood and Community Services Committee

May 11, 2026 at 4:30 PM
City Hall in the 4th Floor conference room

Please silence all cell phones.

AGENDA

- 1. Call to Order**
- 2. Attendance**
- 3. Approval of Minutes**
 - A. April 13, 2026
- 4. Department Report**
 - A. CNCS Department Report 26-05
 - B. Canopy Initiative 100 Day Challenge Update
 - C. Financial Empowerment Center & Staffing Update
 - D. Appalachia Service Project (ASP)
 - E. Clarksville-Montgomery County, Joint Housing Advisory Committee
 - F. Opportunity Zone 2.0: Clarksville Briefing
 - G. Faith-Based Housing Education Cohort Information Meeting
- 5. Committee Action Required**
 - A. DRAFT Ordinance 00-2025-26 1485 Golf Club Ln
 - B. DRAFT Ordinance 00-2025-26 0 Jack Miller Blvd
- 6. New Business (none)**
- 7. Public Comment**

(allows 3 persons; 5 minutes each)
- 8. Adjournment**



NEIGHBORHOOD AND COMMUNITY SERVICES COMMITTEE

April 13, 2026

MINUTES

CALL TO ORDER

The meeting of the Clarksville Neighborhood and Community Services Committee was called to order by Chairman Shakeenab on Monday, April 13, 2026, at 4:30 p.m. in the City Hall 4th Floor Conference Room, 1 Public Square, Clarksville, Tennessee

ATTENDANCE

PRESENT: Councilmen Shakeenab, Claunch, Peters, and Streetman

ABSENT: Councilman Haywood

ADOPTION OF MINUTES

Chairman Shakeenab entertained a motion and second to adopt the March 9, 2026 minutes. Councilman Peters made a motion. The motion was seconded by Councilman Streetman.

DEPARTMENT REPORT

Michelle Austin presented the department report.

COMMITTEE ACTION

There were no items for committee action.

NEW BUSINESS

There was no new business.

PUBLIC COMMENTS *(five minutes each)*

There were no public comments.

ADJOURNMENT

Chairman Shakeenab entertained a motion to adjourn the meeting. A motion was made by Councilman Streetman. The motion was seconded by Councilman Peters. The meeting was adjourned at 5:06 p.m.



Department Report - Committee May 2026

A. Canopy Initiative 100 Day Challenge Update

- a. Housing Mapping
- b. Case Conferencing
- c. By-Name List
- d. Governing Charter
- e. Goals:
 - i. Families with Children
 - 1. 40 Supported
 - 2. 20 Permanently Housed
 - ii. Families with Children
 - 1. 10 Supported
 - 2. 5 Permanently Housed
 - iii. Families with Children
 - 1. 20 Supported
 - 2. TBD Permanently Housed

B. Financial Empowerment Center & Staffing Update

C. May 13, 11AM | Appalachia Service Project (ASP) - Tornado Recovery New Home Dedication

For over a year, the Appalachian Service Project (ASP) has been diligently working in our community, rebuilding homes for families affected by the December 9 tornado who lacked the means to rebuild independently. Many of these newly constructed homes have been presented to residents who were renters at the time of the event; they will now become first-time homeowners, mortgage-free. Thirteen homes have recently been completed across the community. The dedication ceremony will take place at 1321 Cedar St, the site of the three final homes currently under construction. Please join us on May 13 to express our gratitude for ASP's "gifts of grace" and to show support for the families they are serving.

D. May 27 | Clarksville-Montgomery Joint Housing Advisory Committee

The Joint Clarksville–Montgomery County Housing Advisory Committee will convene for its first meeting on May 27. The Committee was established to serve as a collaborative advisory and educational body focused on addressing local and regional housing challenges. Using the findings of the 2024 Housing Needs Assessment as its foundation, the Committee will help strengthen coordination among public, private, nonprofit, and development partners while promoting informed discussion around housing policies, market conditions, neighborhood preservation, affordability, workforce housing, and long-term community growth.

The Committee brings together representatives from local government, planning, development, housing, finance, education, nonprofit organizations, and economic development sectors to ensure a broad range of perspectives are represented. For more information, contact Michelle Austin.

E. May 27 1-3 p.m. | Opportunity Zone 2.0: Clarksville Briefing

Austin Peay State University, College of Business- Kimbrough Auditorium

Join the TN Economic & Community Development and TN HUD Field Office for the Clarksville-Montgomery County meeting on Opportunity Zones 2.0! Whether you're a community member, economic developer, elected official, developer, investor, financial institution, non-profit, foundation, or just curious, this training will provide the latest on the 2.0 incentive and how to leverage its use in our community. Hosted by Clarksville Neighborhood & Community Services and Clarksville-Montgomery County Economic and Community Development

F. July 8 | Save the Date

Faith-Based Housing Education Cohort Information Meeting

The Faith-Based Housing Education Cohort will equip local congregations with the knowledge and tools needed to engage in housing solutions within the community. Through education, collaboration, and technical assistance, participating faith organizations explore ways to support affordable housing development, provide housing-related services, and partner with community organizations to address homelessness and housing instability.

AN ORDINANCE AUTHORIZING THE MAYOR, OR HIS DESIGNEE, TO CONDUCT NEGOTIATIONS AND TO ENTER INTO AN AGREEMENT FOR THE PURCHASE OF REAL PROPERTY LOCATED AT 1485 GOLF CLUB LANE FOR COMMUNITY DEVELOPMENT AND PUBLIC SERVICE PURPOSES.

WHEREAS, the City of Clarksville, Tennessee, through its Department of Neighborhood & Community Services, has identified significant community needs related to case management services, family self-sufficiency, affordable childcare access, and emergency severe weather response; and

WHEREAS, the City has identified the property located at 1485 Golf Club Lane, Clarksville, Tennessee, as a suitable location for the delivery of community support services and related programming; and

WHEREAS, the proposed acquisition supports the goals and objectives of the Community Development Block Grant (CDBG) Program by promoting suitable living environments, expanded economic opportunity, and services that principally benefit low- to moderate-income individuals and households; and

WHEREAS, the proposed use of the property may include case management services for at-risk families, seniors, and other vulnerable residents, affordable childcare services, additional community support services as determined appropriate, and temporary Severe Weather Shelter operations during extreme weather conditions; and

WHEREAS, the acquisition of the property will allow the City to maintain oversight, accountability, and long-term stewardship of federally funded investments and community service operations; and

WHEREAS, the City Council finds that acquisition of the property is in the best interest of the citizens of Clarksville and serves a valid public purpose;

WHEREAS, the City proposes to procure the property located at 244 Union St (Map, Group and Parcel 066K D 02400 00012066K, PROPERTY SITUATED IN THE 12TH CIVIL DISTRICT OF MONTGOMERY COUNTY, TENNESSEE, TO-WIT: BEGINNING AT A PIPE, SAID PIPE LYING 20 FEET FROM THE CENTERLINE OF GOLF CLUB LANE 271 FEET WEST OF THE CENTERLINE OF LIBERTY PARKWAY: THENCE WITH THE MARGIN OF GOLF CLUB LANE NORTH 64 DEGREES 19 MINUTES 00 SECONDS

WEST 219.89 FEET TO AN IRON PIN;; THENCE NORTH 34 DEGREES 37 MINUTES 21 SECONDS EAST 98.13 FEET TO AN IRON PIN AT THE JOINT BETWEEN TWO BUILDINGS; THENCE WITH THE BUILDING JOINT NORTH 26 DEGREES 45 MINUTES 17 SECONDS EAST 26 FEET TO AN IRON PIN; THENCE CONTINUING NORTH 26 DEGREES 45 MINUTES 17 SECONDS EAST 113.92 FEET TO AN IRON PIN; THENCE SOUTH 49 DEGREES 38 MINUTES 51 SECONDS EAST 66.40 FEET TO A PIPE ON THE EAST MARGIN OF AN 18 FOOT LANE; THENCE WITH SAID LANE SOUTH 3 DEGREES 30 MINUTES 11 SECONDS WEST 60.28 FEET TO A PIPE; THENCE SOUTH 4 DEGREES 01 MINUTE 51 SECONDS WEST 55.79 FEET TO A PIPE; THENCE LEAVING SAID LANE SOUTH 81 DEGREES 50 MINUTES 28 SECONDS EAST 90.32 FEET TO AN IRON PIN; THENCE SOUTH 22 DEGREES 16 MINUTES 27 SECONDS WEST 139.96 FEET TO THE POINT OF BEGINNING, AS SURVEYED BY YOUNG, WEAKLEY AND WEAKLEY ENGINEERING, JULY 14, 1986. INCLUDED IN THE ABOVE DESCRIPTION IS AN 18 FOOT LANE EASEMENT TO A PUBLIC SEWER LIFT STATION AND AN ELECTRIC LINE EASEMENT CROSSING THE SOUTHWEST CORNER. THE IS THE SAME PROPERTY WHICH WAS CONVEYED UNTO THE TABERNACLE, INC. BY CASH WARRANTY DEED FROM MESSIAH MINISTRIES INTERNATIONAL, A TENNESSEE NON-PROFIT CORPORATION, OF RECORD IN VOLUME 1581, PAGE 230, REGISTER'S OFFICE FOR MONTGOMERY COUNTY, TENNESSEE. This is improved property more commonly known as 1485 GOLF CLUB LN., CLARKSVILLE, TN 37040.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CLARKSVILLE, TENNESSEE:

SECTION 1. That the Mayor is hereby authorized to negotiate and execute all documents necessary for the purchase of the real property located at 1485 Golf Club Lane, Clarksville, Tennessee, together with any associated closing documents and agreements, subject to approval by the City Attorney.

SECTION 2. That the purchase price for the property shall not exceed Four Hundred Thousand Dollars (\$400,000.00), together with customary and reasonable closing costs.

SECTION 3. That funding for the acquisition shall be provided through available Community Development Block Grant (CDBG) funds and any other legally available funding source as determined appropriate by the City.

SECTION 4. That the property shall be utilized for community development and public service purposes consistent with applicable federal regulations and City policies, including but not limited to case management services, family support services, affordable childcare initiatives, and Severe Weather Shelter operations during declared extreme weather events.

SECTION 5. That the Mayor and all appropriate City officials are authorized to take such further actions as necessary to carry out the intent of this Ordinance.

SECTION 6. This Ordinance shall take effect upon final passage and publication according to law, the public welfare requiring it.

AN ORDINANCE AUTHORIZING THE RECEIPT OF DONATED REAL PROPERTY
LOCATED AT 0 JACK MILLER BLVD FOR THE PURPOSE OF HOUSING
DEVELOPMENT.

WHEREAS, the City of Clarksville recognizes the significant need for safe, decent, and
affordable housing within the community; and

WHEREAS, the 2024 Housing Needs Assessment identified a substantial gap in the availability
of affordable housing units for low- and moderate-income households within
Clarksville-Montgomery County; and

WHEREAS, the owner of certain real property located at 0 Jack Miller Blvd has expressed a
desire to donate said property to the City of Clarksville after unsuccessful efforts
to market and sell the property; and

WHEREAS, the subject property has been reviewed through a site survey and consultation with
a local affordable housing builder and representatives of the City Street
Department, and a portion of the property has been determined to be suitable and
buildable for residential development; and

WHEREAS, the City of Clarksville desires to accept the donation of the property for the public
purpose of expanding affordable housing opportunities within the community;
and

WHEREAS, the City intends to partner with a local housing developer or builder to construct
affordable housing on the buildable portion of the property utilizing federal
HOME Investment Partnerships Program (HOME) entitlement funds and other
eligible funding sources; and

WHEREAS, acceptance of the donated property is in the best interest of the citizens of
Clarksville and supports the City's ongoing efforts to address local housing needs
and promote neighborhood stability.

WHEREAS, the City proposes to procure the property located at 0 Jack Miller Blvd (Map,
Group and Parcel 019H D 01301 00003019H, beginning at a point in the
northerly margin of Jack Miller Boulevard, at the southwest corner of the realty
conveyed by H. E. Fisher, et ux, to Aubrey Johnson, et ux, by deed of record in
Official Record Book Volume 378, Page 1693, in the Register's Office for

Montgomery County, Tennessee, and runs thence with Jack Miller Boulevard south 73 degrees 36 minutes 00 seconds west 190 feet to a point: thence on a new line north 31 degrees 50 minutes 00 seconds west 260.95 feet to an iron pin; thence north 61 degrees 59 minutes east 204 feet to an iron pin, the northwest corner of the realty conveyed by Fisher, et ux, to Johnson, et ux, in Official Record Book Volume 378, Page 1693, as aforesaid, thence with the western line of said realty south 27 degrees 55 minutes east 298.63 feet to the point of beginning, containing 1.248 acres, more or less, and being designated as Map and Parcel No. 19-H-D-13.01, on the Maps of the Assessor of Property for Montgomery County, Tennessee. This description was taken from Official Record Book Volume 419, Page 1710, in the Register's Office for Montgomery County, Tennessee.

Being the same property conveyed to Trainor Rentals, LLC, a Tennessee limited liability company by Quitclaim Deed dated December 21, 2009 from Campbell House, LLC, a Tennessee limited liability company of record in Book 1316, page 166, Register's Office for Montgomery County, Tennessee. This is unimproved property known as 0 Jack Miller Blvd, Clarksville, TN 37042.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CLARKSVILLE, TENNESSEE, THAT:

SECTION 1. The City Council hereby authorizes the acceptance of the donation of real property located at 0 Jack Miller Blvd, Clarksville, Tennessee, subject to review and approval by the City Attorney and all necessary due diligence requirements.

SECTION 2. The property shall be accepted for the public purpose of affordable housing development and related activities consistent with applicable federal, state, and local regulations.

SECTION 3. The Mayor is hereby authorized to execute any and all documents necessary to complete the transfer and acceptance of the property on behalf of the City of Clarksville.

SECTION 4. The City may utilize HOME entitlement funds and may enter into agreements with qualified local builders, developers, or housing partners for the construction of affordable housing on the property in accordance with applicable procurement and funding requirements.

SECTION 5. This Ordinance shall take effect upon final passage, the public welfare requiring it.