



City of Clarksville

City Council

February 27, 2023 at 2:00 PM
City Council Chambers
106 Public Square
Clarksville, Tennessee

Please silence all cell phones.

AGENDA

Public Comments

1. **Call to Order**
2. **Prayer: Pastor Stephanie Jenkins**
3. **Pledge of Allegiance: Councilperson DaJuan Little**
4. **Attendance**
5. **Special Recognition**
6. **Planning Commission**

Planning Commission Public Hearing

- A. ORDINANCE 82-2022-23 (First Reading) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Johnathan Blick for Zone Change on property located at the intersection of Roman St and Ford St from R-3 Three Family Residential District to R-6 Single Family Residential District RPC: Approval/Approval
- B. ORDINANCE 83-2022-23 (First Reading) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Fernando Ramos for Zone Change on property located at the intersection of Daniel St and Central Ave from R-3 Three Family Residential District to R-6 Single Family Residential District RPC: Approval/Approval
- C. ORDINANCE 84-2022-23 (First Reading) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Ghansyham & Chandrika Patel for Zone Change on property located at the intersection of Crossland Ave and Greenwood Ave from C-1 Neighborhood Commercial District to C-2 General Commercial District RPC: Approval/Approval

7. **Consent Agenda**

All items in this portion of the agenda are considered to be routine and non-controversial by the Council and may be approved by one motion; however, a member

of the Council may request that an item be removed for separate consideration under the appropriate committee report:

- 7.A. Adoption of Minutes: January 4 and February 2
- 7.B. ORDINANCE 121-21-22 (Second Reading - Postponed on 7-7-22) An Ordinance submitting to the qualified voters of the City of Clarksville the question of whether the City shall adopt Home Rule
- 7.C. ORDINANCE 67-2022-23 (Second Reading) An Ordinance of the City of Clarksville authorizing the Mayor, or his designee, to conduct negotiations and to enter an agreement for purchase and acquisition of easements and/or property rights for a public purpose for the Hazelwood\Pisgah School Sidewalk Project

8. Finance Committee

- 8.A. Department Report
- 8.B. ORDINANCE 80-2022-23 (First Reading) An Ordinance relative to water and sewer capacity reservation fees and authority to negotiate reservation fees and terms and to contract with consumers of large volumes of water and/or producers of large volumes of sewer Finance and Gas & Water Committees: Approval

9. Neighborhood & Community Services Committee

10. Parks & Recreation Committee

- 10.A. Department Report

11. Public Safety Committee

- 11.A. Department Report

12. Transportation-Streets-Garage Committee

- 12.A. Department Report

13. New Business

14. Mayor and Council Member Comments

15. Adjournment

ORDINANCE 82-2022-23

AMENDING THE ZONING ORDINANCE AND MAP OF THE CITY OF CLARKSVILLE, APPLICATION OF JOHNATHAN BLICK FOR A ZONE CHANGE ON PROPERTY LOCATED AT THE INTERSECTION OF ROMAN ST AND FORD ST

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

That the Zoning Ordinance and Map of the City of Clarksville, Tennessee are hereby amended by designating the zone classification of the property described in Exhibit A, currently zoned as R-3 Three Family Residential District as R-6 Single Family Residential District

PUBLIC HEARING: March 2, 2023

FIRST READING: March 2, 2023

SECOND READING:

EFFECTIVE DATE:

EXHIBIT A

Beginning at a point, said point being 160 +/- feet east of the southern intersection of 8th Street & Roman Street, said point being the northeast corner of the Roy L. Allen property, thence in an easterly direction 50 +/- feet with the southern right-of-way margin of Roman Street to a point, said point being the northwest corner of the Montgomery County Property, thence in a southerly direction 212 +/- feet with the western boundary of the Montgomery County Property to a point, said point being in the northern property boundary of the Solie Skelton property, thence in a westerly direction 52 +/- feet with the northern boundary of the Solie Skelton & other to a point, said point being in the northern property of Terrell A. Broady property, thence in a northerly direction 196 +/- feet with the eastern boundary of the Terrell A. Broady property, to the point of beginning, said herein described lot containing 0.25 acre.

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING

STAFF REVIEW - ZONING

RPC MEETING DATE 02/21/2023

CASE NUMBER: Z - 6 - 2023

NAME OF APPLICANT:Johnathan Blick

AGENT:

GENERAL INFORMATION

TAX PLAT: 055N

PARCEL(S): D 067.00

ACREAGE TO BE REZONED: .25 +/-

PRESENT ZONING: R-3

PROPOSED ZONING: R-6

EXTENSION OF ZONING

CLASSIFICATION: NO

PROPERTY LOCATION: A parcel fronting on the south frontage of Roman St. 180 +/- feet east of the southern intersection of Roman St. & Ford St.

CITY COUNCIL WARD: 6

COUNTY COMMISSION DISTRICT: 5

CIVIL DISTRICT: 12

DESCRIPTION OF PROPERTY: A vacant cleared parcel with mild slope.

APPLICANT'S STATEMENT To provide two single family homes, total sq. ft. of each home is to be around 1,000

FOR PROPOSED USE: -1,200 sq ft and the 200,000 price range.

GROWTH PLAN AREA: CITY

PLANNING AREA: Red River

PREVIOUS ZONING HISTORY:

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING

STAFF REVIEW - ZONING

DEPARTMENT COMMENTS

Z 6 2023

- ☒ 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:

Will require water upgrade.

2. STREET DEPARTMENT/ COUNTY HIGHWAY DEPARTMENT:

Sidewalks required

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:

Comments received from department and they had no concerns.

7. CITY BUILDING DEPARTMENT/ COUNTY BUILDING DEPARTMENT:

No Comment(s) Received

8. SCHOOL SYSTEM:

Rossview Middle has 6 portable classrooms. Rossview High is at 121 % capacity and has 10 portable classrooms. This development could add additional students and require additional infrastructure, funding and rezoning in order to achieve optimal utilization throughout the District

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

Z 6 2023

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

INFRASTRUCTURE:

WATER SOURCE: CITY

SEWER SOURCE: CITY

STREET/ROAD ACCESSIBILITY: Roman St.

DRAINAGE COMMENTS:

RESIDENTIAL DEVELOPMENT

APPLICANT'S ESTIMATES HISTORICAL ESTIMATES

LOTS/UNITS:

2

POPULATION:

5

APPLICABLE LAND USE PLAN

Red River Planning Area- This planning area is home to the APSU campus. This is a mixed use area with primarily older housing stock neighborhoods sandwiched in between light industrial and commercial districts. This planning area is also targeted for redevelopment.

STAFF RECOMMENDATION: **APPROVAL**

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

2. This property falls within the Red River Neighborhood. The recently completed Red River Neighborhood study identified the area that this parcel is located as an appropriate area of the neighborhood for higher density single family residential development.

3. Adequate infrastructure serves the site, including other residential-supportive uses such as, mass transit and retail services are in the area. This property is also in close proximity to the downtown core of Clarksville & APSU. The adopted Land Use Plan indicates that it is encouraged to maintain a desirable mixture of housing types.

4. No adverse environmental issues have been identified as part of this request.

5. Sidewalks are required as part of the R-6 Zoning Classification.



Z-06-2023

APPLICANT:
JONATHAN BLICK

REQUEST:

R-3

TO

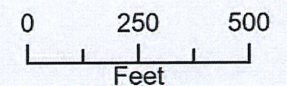
R-6

MAP & PARCEL

055N D 06700

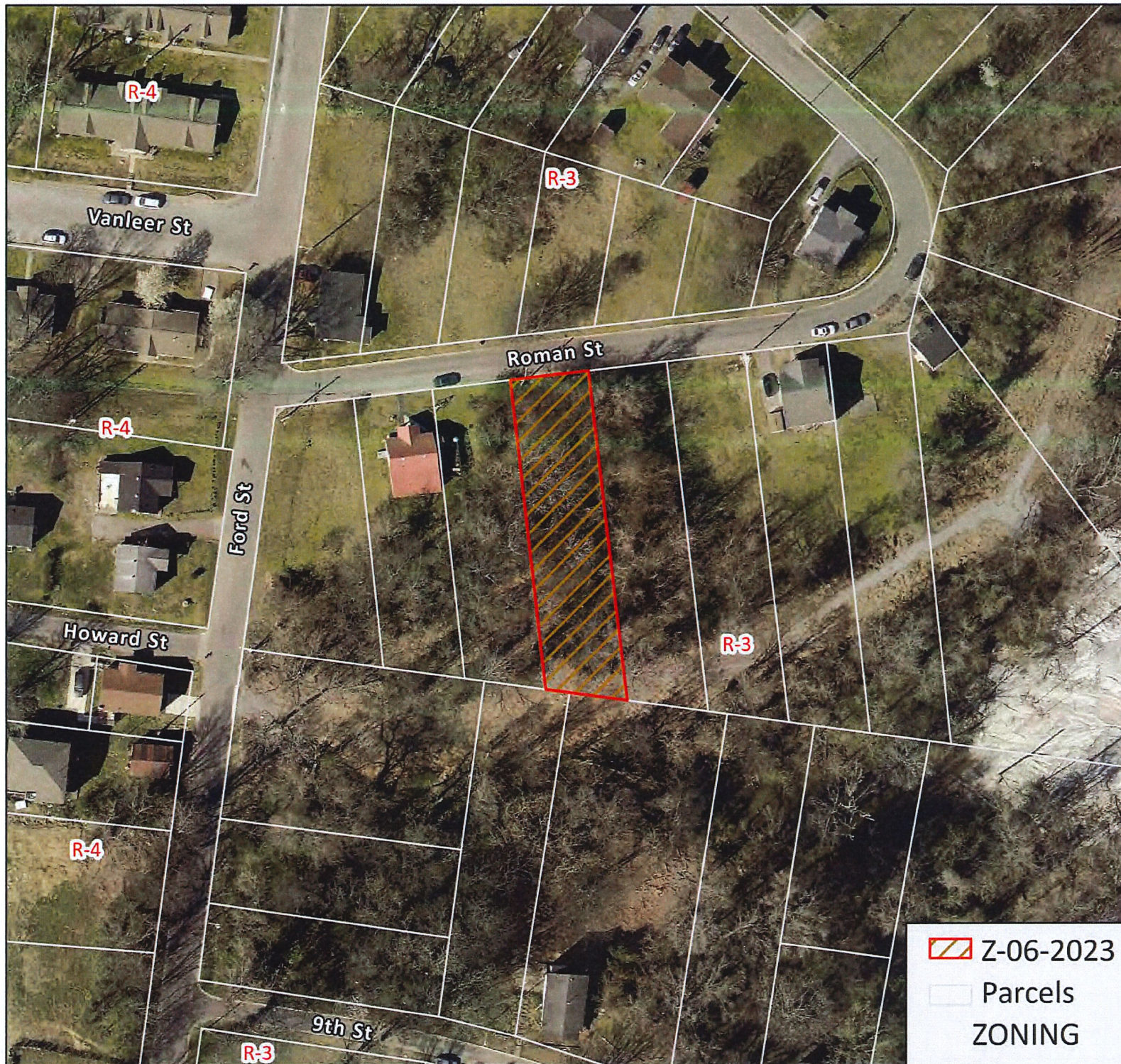
ACRES +/-
0.25

Scale: 1:5,000



2/21/2023





Z-06-2023

APPLICANT:

JONATHAN BLICK

REQUEST:

R-3

TO

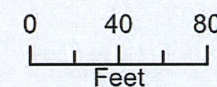
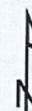
R-6

MAP & PARCEL

055N D 06700

ACRES +/-
0.25

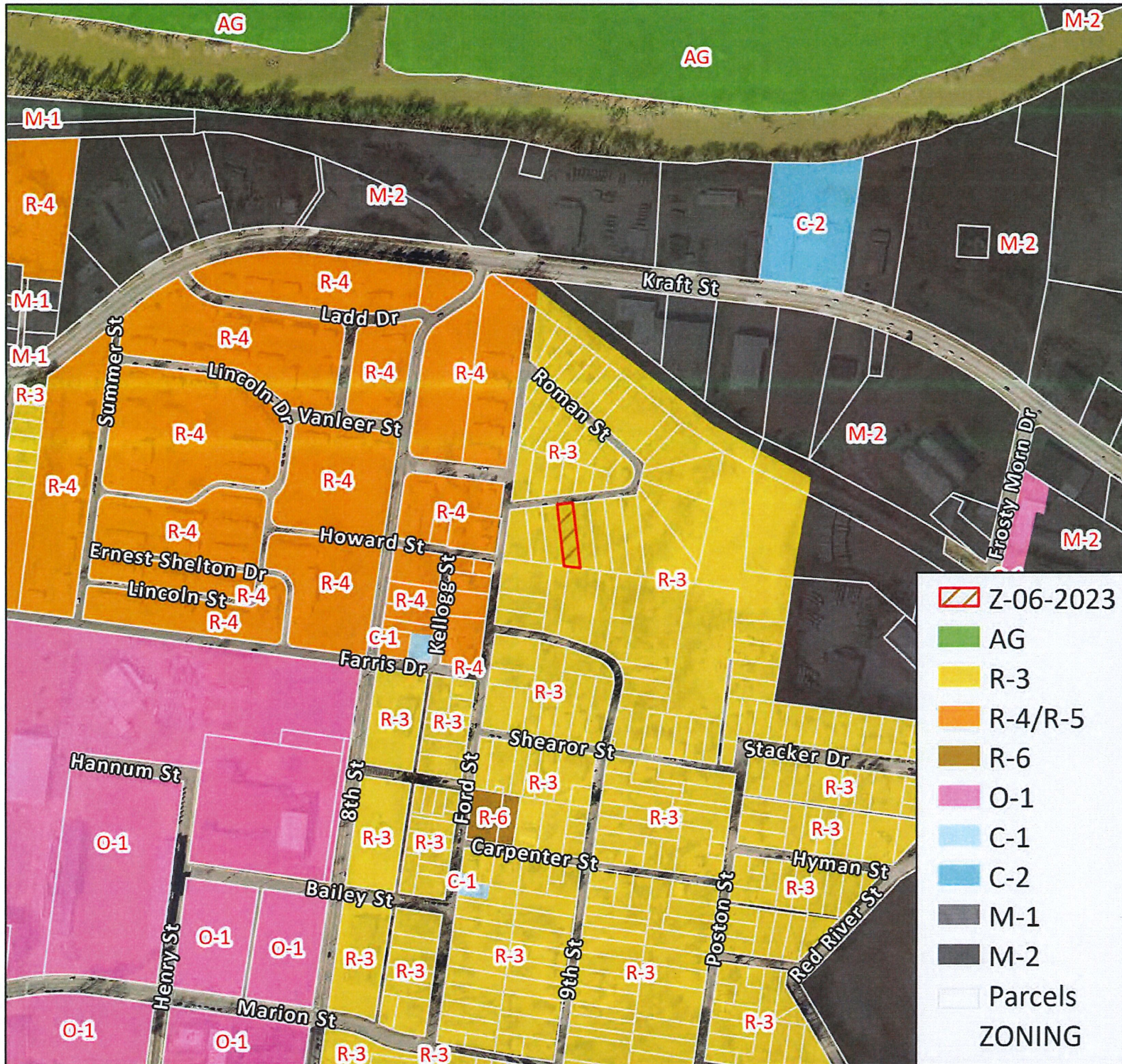
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2/21/2023

 **Z-06-2023**

 **Parcels**
ZONING



Z-06-2023

APPLICANT:
JONATHAN BLICK

REQUEST:

R-3

TO

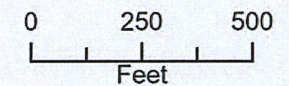
R-6

MAP & PARCEL

055N D 06700

ACRES +/-
0.25

Scale: 1:5,000



2/21/2023

CASE NUMBER: Z 6 2023 MEETING DATE 02/21/2023

APPLICANT: Johnathan Blick

PRESENT ZONING R-3

PROPOSED ZONING R-6

TAX PLAT # 055N

PARCEL D 067.00

GEN. LOCATION A parcel fronting on the south frontage of Roman St. 180 +/- feet east of the southern intersection of Roman St. & Ford St.

PUBLIC COMMENTS

None received as of 8:30 A.M. on 2/21/2023 (A.L.)

ORDINANCE 83-2022-23

AMENDING THE ZONING ORDINANCE AND MAP OF THE CITY OF CLARKSVILLE, APPLICATION OF FERNANDO RAMOS FOR A ZONE CHANGE ON PROPERTY LOCATED AT THE INTERSECTION OF DANIEL ST AND CENTRAL AVE

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

That the Zoning Ordinance and Map of the City of Clarksville, Tennessee are hereby amended by designating the zone classification of the property described in Exhibit A, currently zoned as R-3 Three Family Residential District as R-6 Single Family Residential District

PUBLIC HEARING: March 2, 2023

FIRST READING: March 2, 2023

SECOND READING:

EFFECTIVE DATE:

EXHIBIT A

BEGINNING AT 1/2" PIPE FOUND IN THE SOUTH RIGHT OF WAY LINE OF DANIEL STREET, SAID PIPE BEING LOCATED 99 FEET, MORE OR LESS FROM THE INTERSECTION OF DANIEL STREET AND CENTRAL AVENUE; THENCE LEAVING SAID RIGHT OF WAY LINE WITH THE WISE PROPERTY, RECORDED IN VOLUME 1314, PAGE 1587 S 04 0 3258" W A DISTANCE OF 181.97 FEET TO A 1/2" FROM PEN SET IN THE NORTH RIGHT OF WAY LINE OF AN ALLEY; THENCE WITH SAID ALLEY N 85 0 51'26" W A DISTANCE OF 59.57 FEET TO A 1/2" PIPE FOUND; THENCE LEAVING SAID ALLEY WITH THE BUFFALO VALLEY INC PROPERTY, RECORDED IN VOLUME 1670, PAGE 1740 N 04 0 32 1 58" E A DISTANCE OF 181.97 FEET TO A 1/2" PIPE FOUND IN THE SOUTH RIGHT OF WAY LINE OF SAID DANIEL STREET; THENCE WITH SAID RIGHT OF WAY LINE S 85 0 51'26" E A DISTANCE OF 59.57 FEET TO THE POINT OF BEGINNING. HAVING AN AREA OF 10,840 SQUARE FEET, 0.24 ACRES, MORE OR LESS.

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING

STAFF REVIEW - ZONING

RPC MEETING DATE: 02/21/2023

CASE NUMBER: Z - 9 - 2023

NAME OF APPLICANT: Fernando Ramos

AGENT:

GENERAL INFORMATION

TAX PLAT: 079D

PARCEL(S): L 005.00

ACREAGE TO BE REZONED: .24 +/-

PRESENT ZONING: R-3

PROPOSED ZONING: R-6

EXTENSION OF ZONING

CLASSIFICATION: NO

PROPERTY LOCATION: A parcel fronting on the south frontage of Daniel St., 120 +/- feet west of the Daniel St. & Central Ave intersection.

CITY COUNCIL WARD: 6

COUNTY COMMISSION DISTRICT: 4

CIVIL DISTRICT: 12

DESCRIPTION OF PROPERTY: Currently a single family homesite with a residence onsite.

APPLICANT'S STATEMENT FOR PROPOSED USE: To improve the property and update the property.

GROWTH PLAN AREA: CITY

PLANNING AREA: South Clarksville

PREVIOUS ZONING HISTORY:

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING

STAFF REVIEW - ZONING

DEPARTMENT COMMENTS

Z 9 2023

- ☒ 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)
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- ☒ 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:

Possible water main upgrade.

2. STREET DEPARTMENT/ COUNTY HIGHWAY DEPARTMENT:

Sidewalks required.

3. DRAINAGE COMMENTS:

Any modification of catch basin will be at the cost of the developer.

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:

No Comment(s) Received

8. SCHOOL SYSTEM:

Norman Smith Elementary is at 90% capacity and currently has 5 portable classrooms. Richview Middle is at 93% capacity and currently has 2 portable classrooms. Clarksville High is at 104% capacity and 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: NORMAN SMITH

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

Z 9 2023

IMPACT OF PROPOSED USE ON Increased Single Family Residential
SURROUNDING DEVELOPMENT:

INFRASTRUCTURE:

WATER SOURCE: CITY

SEWER SOURCE: CITY

STREET/ROAD ACCESSIBILITY: Daniel St.

DRAINAGE COMMENTS:

RESIDENTIAL DEVELOPMENT

APPLICANT'S ESTIMATES HISTORICAL ESTIMATES

LOTS/UNITS:

2

2

POPULATION:

5

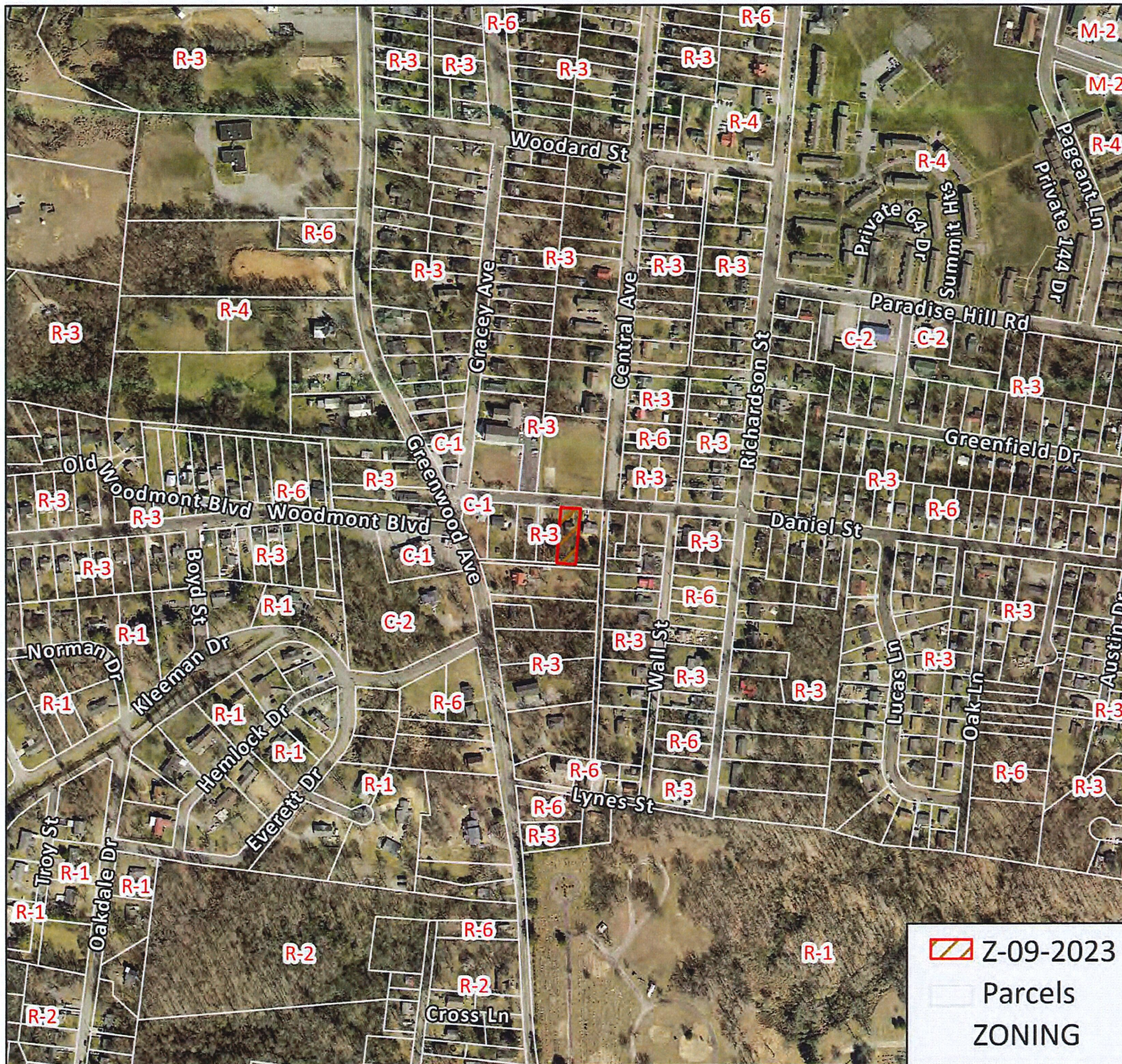
APPLICABLE LAND USE PLAN

South Clarksville Planning Area - South Clarksville is dominated by residential development but is ringed by commercial and light industrial uses. It is near the core of the city and has a well developed transportation network for destinations within its boundaries and other areas of the city. Sufficient infrastructure to support high density development.

STAFF RECOMMENDATION: **APPROVAL**

1. The proposed zoning request is consistent with the adopted Land Use Plan.
2. The proposed R-6 Single Family Residential Zoning is not out of character with the surrounding development pattern.
3. Adequate infrastructure serves the site, including other residential-supportive uses such as, mass transit and retail services are in the area. The adopted Land Use Plan indicates that it is encouraged to maintain a desirable mixture of housing types. Sidewalks are required as part of the R-6 Zoning Classification.
4. No adverse environmental issues were identified relative to this request

5.



Z-09-2023

APPLICANT:
FERNANDO RAMOS

REQUEST:

R-3

TO

R-6

MAP & PARCEL

079D L 00500

ACRES +/-
0.24

Scale: 1:5,000

0 250 500
Feet

2/21/2023

 **Z-09-2023**
 **Parcels**
ZONING



Z-09-2023

APPLICANT:
FERNANDO RAMOS

REQUEST:

R-3

TO

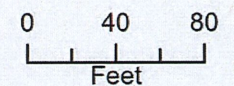
R-6

MAP & PARCEL

079D L 00500

ACRES +/-
0.24

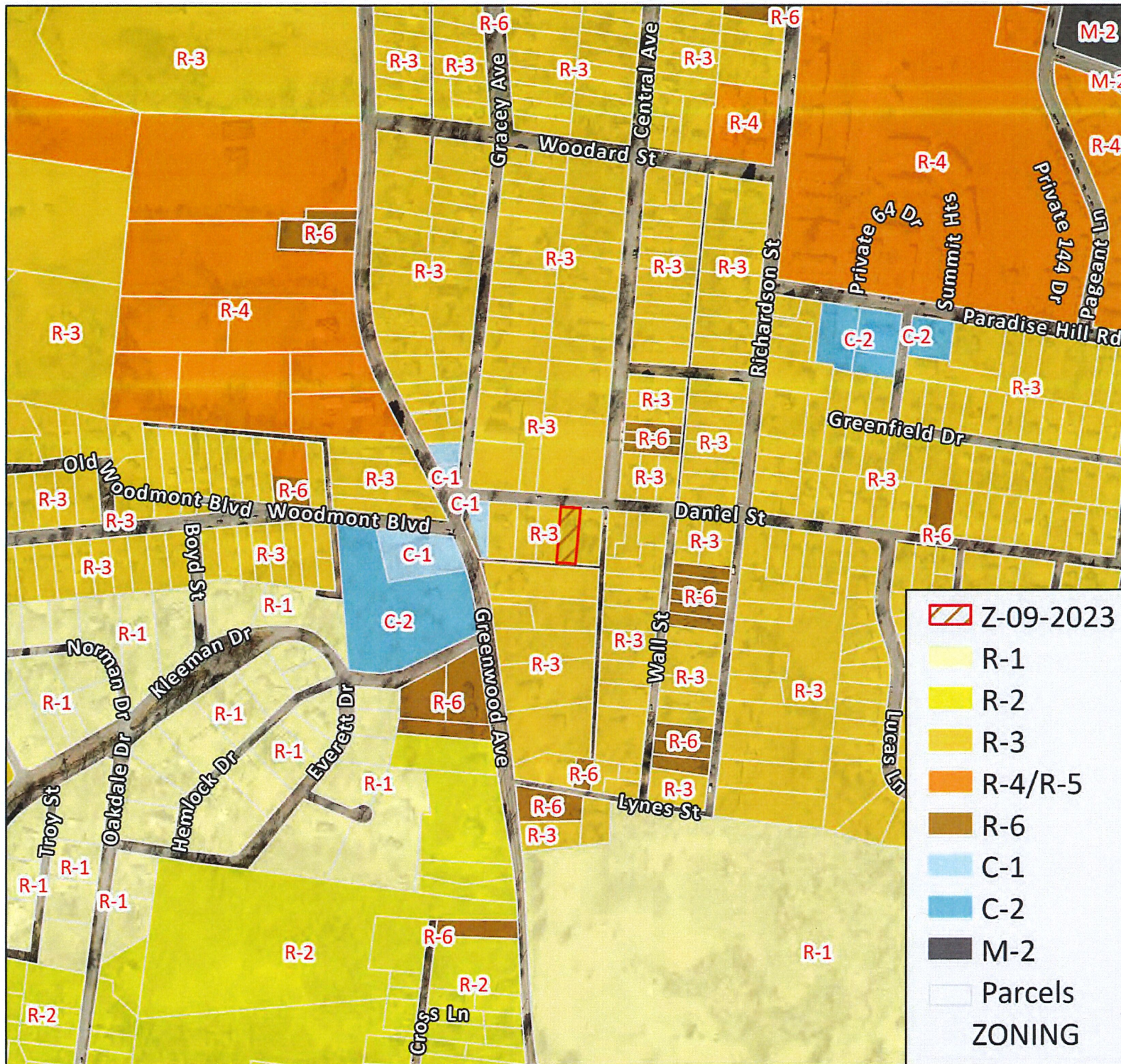
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2/21/2023

 **Z-09-2023**

 **Parcels**
ZONING



Z-09-2023

APPLICANT:
FERNANDO RAMOS

REQUEST:

R-3

TO

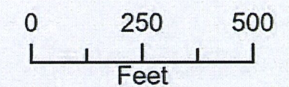
R-6

MAP & PARCEL

079D L 00500

ACRES +/-
0.24

Scale: 1:5,000



2/21/2023

CASE NUMBER: Z 9 2023 MEETING DATE 02/21/2023

APPLICANT: Fernando Ramos

PRESENT ZONING R-3

PROPOSED ZONING R-6

TAX PLAT # 079D

PARCEL L 005.00

GEN. LOCATION A parcel fronting on the south frontage of Daniel St., 120 +/- feet west of the Daniel St. & Central Ave intersection.

PUBLIC COMMENTS

None received as of 8:30 A.M. on 2/21/2023 (A.L.)

ORDINANCE 84-2022-23

AMENDING THE ZONING ORDINANCE AND MAP OF THE CITY OF CLARKSVILLE, APPLICATION OF GHANSYHAM AND CHANDRIKA PATEL FOR A ZONE CHANGE ON PROPERTY LOCATED AT THE INTERSECTION OF CROSSLAND AVE AND GREENWOOD AVE

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

That the Zoning Ordinance and Map of the City of Clarksville, Tennessee are hereby amended by designating the zone classification of the property described in Exhibit A, currently zoned as C-1 Neighborhood Commercial District as C-2 General Commercial District

PUBLIC HEARING: March 2, 2023

FIRST READING: March 2, 2023

SECOND READING:

EFFECTIVE DATE:

EXHIBIT A

Beginning at an existing PK located in the north right-of-way Crossland Ave.; thence leaving said right-of-way line along the Patel Property North 07 Degrees 22 Minutes 36 Seconds East 189.48 feet to an iron pin; thence along the Morrow and Meeks Property South 81 Degrees 33 Minutes 47 Seconds East 103.31 feet to an iron pin; thence along Eversole property South 07 Degrees 22 Minutes 17 Seconds West 187.80 feet to a PK in the north right-of-way Crossland Ave.; thence along said right-of-way North 82 Degrees 29 Minutes 47 Seconds West 103.31 feet to the point of beginning containing an area of 0.45 acres

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING

STAFF REVIEW - ZONING

RPC MEETING DATE: 02/21/2023

CASE NUMBER: Z - 10 - 2023

NAME OF APPLICANT:Ghanshyam &

Chandrika Patel

AGENT:

GENERAL INFORMATION

TAX PLAT: 066N

PARCEL(S): F 015.00

ACREAGE TO BE REZONED: 0.49 +/-

PRESENT ZONING: C-1

PROPOSED ZONING: C-2

EXTENSION OF ZONING

CLASSIFICATION: YES

PROPERTY LOCATION: A parcel of land fronting on the north frontage of Crossland Ave., 170 +/- feet east of the Crossland Ave, & Greenwood Ave. intersection.

CITY COUNCIL WARD: 6

COUNTY COMMISSION DISTRICT: 5

CIVIL DISTRICT: 12

DESCRIPTION OF PROPERTY: A relatively level parcel with a residential structure on site.

APPLICANT'S STATEMENT We request to extend the adjacent C-2 zone from the west for the opportunity for mixed
FOR PROPOSED USE: use commercial

GROWTH PLAN AREA: CITY

PLANNING AREA: South Clarksville

PREVIOUS ZONING HISTORY:

CLARKSVILLE-MONTGOMERY COUNTY REGIONAL PLANNING

STAFF REVIEW - ZONING

DEPARTMENT COMMENTS

Z 10 2023

- ☒ 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:

Comments received from department and they had no concerns.

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:

No Comment(s) Received

8. SCHOOL SYSTEM:

Moore Elementary is at 88% capacity and currently has 1 portable classroom.
Richview Middle School is at 93% capacity and has 2 portable classrooms.
This development could add additional students and require additional infrastructure, funding and rezoning in order to achieve optimal utilization throughout the District. This development falls within the parent transportation responsibility zone where no bus service is provided.

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

Z 10 2023

IMPACT OF PROPOSED USE ON SURROUNDING DEVELOPMENT: C-2 allows for mixed use commercial & multi-family residential use.

INFRASTRUCTURE:

WATER SOURCE: CITY

SEWER SOURCE: CITY

STREET/ROAD ACCESSIBILITY: Crossland Ave.

DRAINAGE COMMENTS:

RESIDENTIAL DEVELOPMENT

APPLICANT'S ESTIMATES HISTORICAL ESTIMATES

LOTS/UNITS:

6

POPULATION:

16

APPLICABLE LAND USE PLAN

South Clarksville Planning Area - South Clarksville is dominated by residential development but is ringed by commercial and light industrial uses. It is near the core of the city and has a well developed transportation network for destinations within its boundaries and other areas of the city. Sufficient infrastructure to support high density development.

STAFF RECOMMENDATION: **APPROVAL**

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

- 2.** This request is an extension of the existing C-2 General Commercial zoning district to the west.

- 3.** C-2 zoning permits the opportunity for general goods & services establishments with the additional opportunity for mixed use residential. The adopted Land Use Plan states that mixed use, residential & commercial developments should be encouraged.

- 4.** Adequate infrastructure serves the site & no adverse environmental issues were identified relative to this request.

- 5.**



Z-10-2023

APPLICANT:

GHANSHYAM &
CHANDRIKA PATEL

REQUEST:

C-1

TO

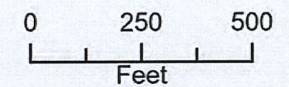
C-2

MAP & PARCEL

066N F 01500

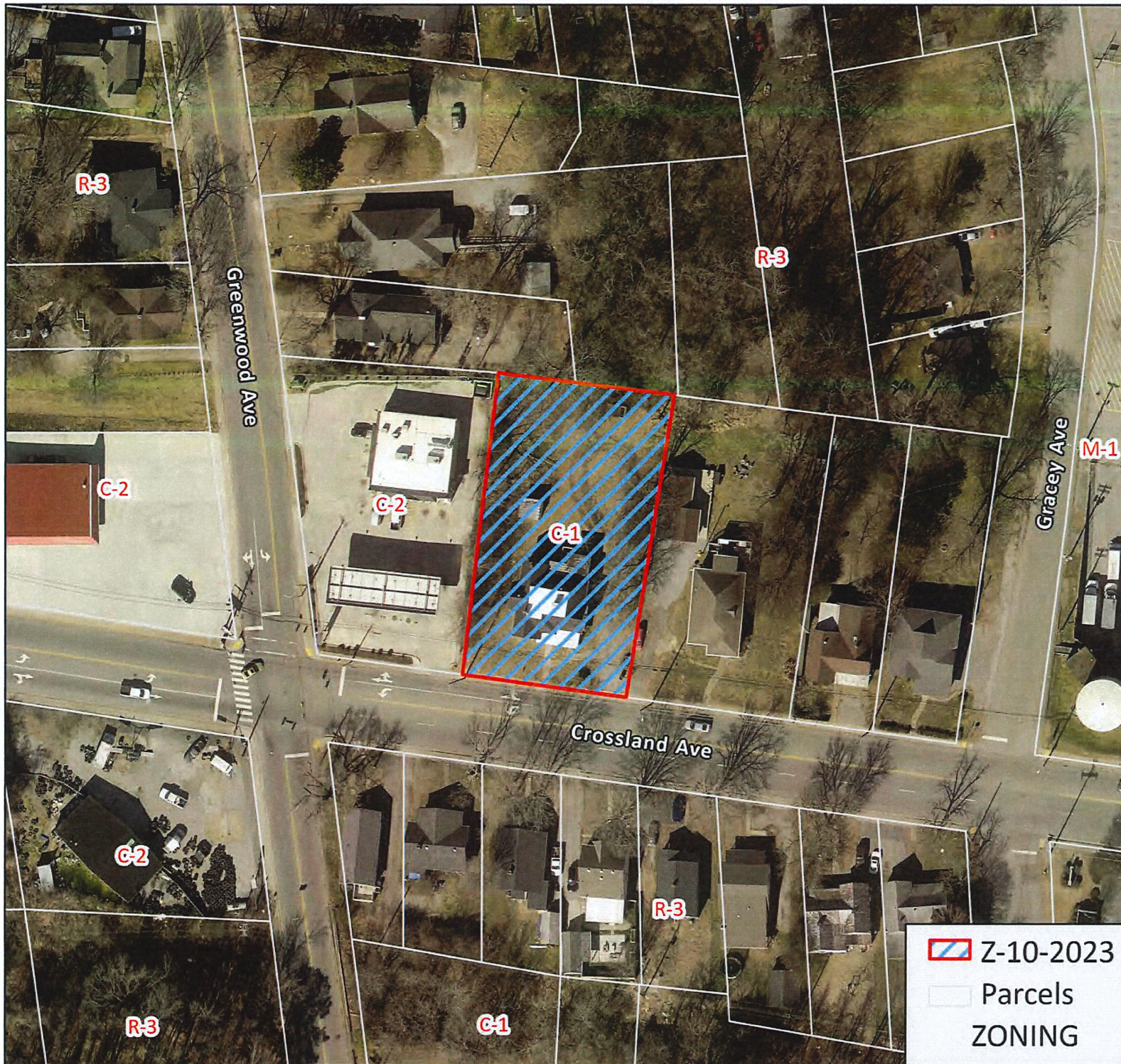
ACRES +/-
0.49

Scale: 1:5,000



2/21/2023

 **Z-10-2023**
 **Parcels**
ZONING



Z-10-2023

APPLICANT:

GHANSHYAM &
CHANDRIKA PATEL

REQUEST:

C-1

TO

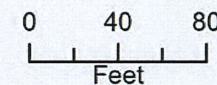
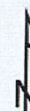
C-2

MAP & PARCEL

066N F 01500

ACRES +/-
0.49

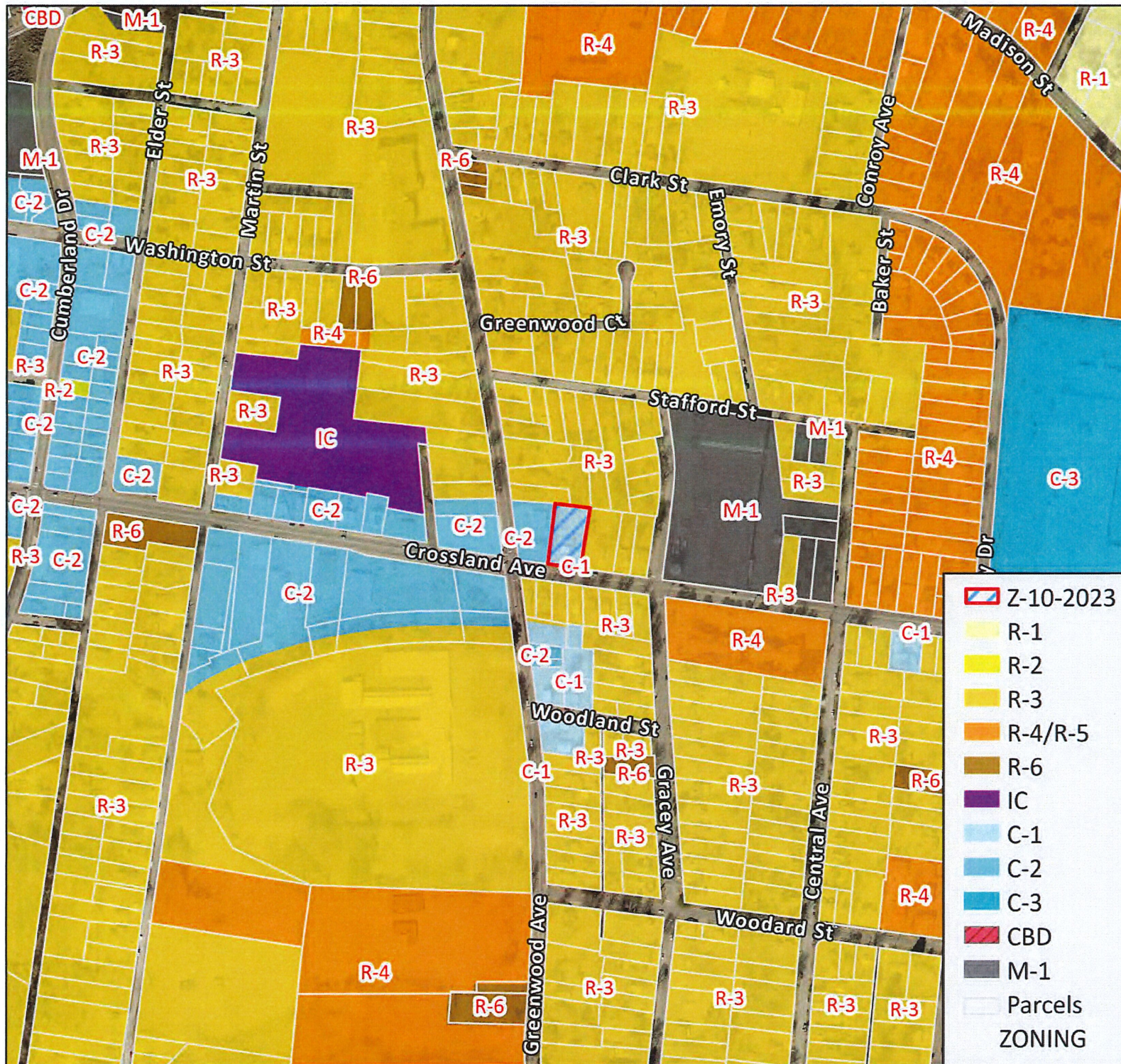
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2/21/2023

 **Z-10-2023**

 **Parcels**
ZONING



Z-10-2023

APPLICANT:

GHANSHYAM &
CHANDRIKA PATEL

REQUEST:

C-1

TO

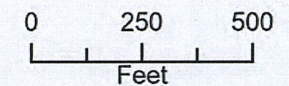
C-2

MAP & PARCEL

066N F 01500

ACRES +/-
0.49

Scale: 1:5,000



2/21/2023

CASE NUMBER: Z 10 2023 **MEETING DATE** 02/21/2023

APPLICANT: Ghanshyam & Chandrika Patel

PRESENT ZONING C-1 **PROPOSED ZONING** C-2

TAX PLAT # 066N **PARCEL** F 015.00

GEN. LOCATION A parcel of land fronting on the north frontage of Crossland Ave., 170 +/- feet east of the Crossland Ave, & Greenwood Ave. intersection.

PUBLIC COMMENTS

None received as of 8:30 A.M. on 2/21/2023 (A.L.)



CLARKSVILLE CITY COUNCIL SPECIAL SESSION MINUTES JANUARY 4, 2023, 4:00 P.M.

CALL TO ORDER Special Session of the Clarksville City Council was called to order by Mayor Joe Pitts on Wednesday, January 4, 2023, at 4:00 p.m. at the Wilma Rudolph Event Center, 8 Champions Way, Clarksville, Tennessee. Clarksville Fire Rescue Honor Guard posted the colors, a prayer was offered by Pastor Katherine Minor Walker; the Pledge of Allegiance was led by Mayor Pro Tem Smith and the National Anthem was sung by LaVon Bracey.

ATTENDANCE

PRESENT: Brian Zacharias (Ward 1), Deanna McLaughlin (Ward 2), DaJaun Little (Ward 3), Wallace Redd (Ward 4) Ambar Marquis (Ward 5), Wanda Smith (Ward 6), Travis Holleman (Ward 7), Wanda Allen (Ward 8) Karen Reynolds (Ward 9), Stacey Streetman (Ward 10), Joe Shakeenab (Ward 11), Trisha Butler (Ward 12)

ADJOURNMENT

The meeting was adjourned at 8:14 pm

OATH OF OFFICE OF CITY COUNCIL

Mayor Pitts gave the Oath of Office to Brian Zacharias (Ward 1), Deanna McLaughlin (Ward 2), Ambar Marquis (Ward 5), Wanda Smith (Ward 6), Travis Holleman (Ward 7), Stacey Streetman (Ward 10) and Joe Shakeenab (Ward 11). Elizabeth Black, Election Administrator, presented all Council Members with their certificates of election.

ELECTION OF MAYOR PRO TEM

Mayor Pitts made a motion to elect Wanda Smith as Mayor Pro Tem. The motion was seconded by Councilperson Zacharias. A voice vote was taken:

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

The motion to elect Wanda Smith as Mayor Pro Tem Passed.

Mayor Pitts gave the Oath of Office to Mayor Pro Tem Smith.

ADJOURNMENT

The meeting was adjourned at 4:39 pm



CLARKSVILLE CITY COUNCIL
REGULAR SESSION MINUTES
February 2, 2023, 6:00 P.M.

PUBLIC COMMENTS: There were no public comments

CALL TO ORDER Regular Session of the Clarksville City Council was called to order by Mayor Joe Pitts on Thursday, February 2, 2023, at 6:00 p.m. in City Council Chambers, 106 Public Square, Clarksville, Tennessee. A prayer was offered by Pastor Toni Jenkins; the Pledge of Allegiance was led by Councilperson Travis Holleman

ATTENDANCE

PRESENT: Brian Zacharias (Ward 1), Deanna McLaughlin (Ward 2), DaJaun Little (Ward 3), Wallace Redd (Ward 4) Ambar Marquis (Ward 5), Wanda Smith (Ward 6), Travis Holleman (Ward 7), Karen Reynolds (Ward 9), Stacey Streetman (Ward 10), Joe Shakeenab (Ward 11), Trisha Butler (Ward 12)

ABSENT: Wanda Allen (Ward 8)

PLANNING COMMISSION PUBLIC HEARING *Councilperson Stacey Streetman*

1. **ORDINANCE 73-2022-23 (First Reading) Amending the Zoning Ordinance and Map of the City of Clarksville, application of DJ Development, LLC - Agent, Stanley Ross, for Zone Change on property located at the intersection of Madison St & Village Way from C-5 Highway & Arterial Commercial District to R-4 Multiple Family Residential District**
RPC: Approval/Approval

Mr. Stanley Ross spoke for. Mr. David Gillespie spoke against. Mr. McKay spoke in rebuttal.

2. **ORDINANCE 74-2022-23 (First Reading) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Chris Blackwell Construction for Zone Change on property located at the intersection of Crossland Ave & Martin St from R-3 Three Family Residential District to R-6 Single Family Residential District**
RPC: Approval/Approval

No one spoke for or against.

3. [**ORDINANCE 75-2022-23** \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Concord Ventures Group, LLC - Richard Garrett Agent, for Zone Change on property located at the intersection of Oak St & B St from R-3 Three Family Residential District to R-4 Multiple Family Residential District](#)
RPC: Approval/Approval

Mr. Richard Garrett spoke for; no one spoke against.

4. [**ORDINANCE 76-2022-23** \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Rick Reda Homes, LLC for Zone Change on property located east of Ft Campbell Blvd and north of Idlewild St from R-1 Single Family Residential District to C-2 General Commercial District](#)
RPC: Approval/Approval

Mr. Rick Reda spoke for; no one spoke against.

5. [**ORDINANCE 77-2022-23** \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Johnathan Blick for Zone Change on property located at the intersection Liberty Pkwy & Delmar Dr from R-2 Single Family Residential District to C-2 General Commercial District](#) *RPC: Approval/Approval*

Mr. Johnathan Blick spoke for; Ms. Dianna Richardson spoke against. Mr. Blick spoke in rebuttal.

6. [**ORDINANCE 78-2022-23** \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Seay Wilson for Zone Change on property located at the intersection Pea Ridge Rd & Sambar Dr from R-1 Single Family Residential District to C-5 Highway & Arterial Commercial District](#) *RPC: Approval/Approval*

Mr. Wade Hadley and Mr. McKay both spoke for; no one spoke against.

7. [**ORDINANCE 79-2022-23** \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Progress Properties, LLC for Zone Change on property located at the intersection Scott Dr & Birch Rd from R-1 Single Family Residential District / C-5 Highway & Arterial Commercial District to R-2A Single Family Residential District](#) *RPC: Approval/Approval*

No one spoke for or against.

8. [**ORDINANCE 55-2022-23** \(First Reading\) \[Referred back to RPC on 12/1/22\] An Ordinance amending the City Zoning Ordinance of the City of Clarksville, Tennessee, as it pertains to lot coverage and cluster subdivision regulations](#) *RPC: Approval/Approval*

No one spoke for or against

ADOPTION OF ZONING

1. [ORDINANCE 73-2022-23 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of DJ Development, LLC - Agent, Stanley Ross, for Zone Change on property located at the intersection of Madison St & Village Way from C-5 Highway & Arterial Commercial District to R-4 Multiple Family Residential District](#)
RPC: Approval/Approval

Councilperson Streetman made a motion to adopt **ORDINANCE 73-2022-23** (First Reading). Councilperson Holleman seconded.

The following vote was recorded:

AYE: Butler, Little, Marquis, McLaughlin, Pitts, Redd, Smith, Streetman

NAY: Holleman, Reynolds, Shakeenab, Zacharias

The motion to adopt **ORDINANCE 73-2022-23** (First Reading) **Passed**.

2. [ORDINANCE 74-2022-23 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Chris Blackwell Construction for Zone Change on property located at the intersection of Crossland Ave & Martin St from R-3 Three Family Residential District to R-6 Single Family Residential District](#)
RPC: Approval/Approval

Councilperson Streetman made a motion to adopt **ORDINANCE 74-2022-23** (First Reading). Councilperson Holleman seconded.

The following vote was recorded:

AYE: Butler, Holleman, Little, Marquis, McLaughlin, Reynolds, Shakeenab, Streetman, Zacharias

NAY: Pitts, Smith

ABSTAIN: Redd

The motion to adopt **ORDINANCE 74-2022-23** (First Reading) **Passed**.

3. [ORDINANCE 75-2022-23 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Concord Ventures Group, LLC - Richard Garrett Agent, for Zone Change on property located at the intersection of Oak St & B St from R-3 Three Family Residential District to R-4 Multiple Family Residential District](#)
RPC: Approval/Approval

Councilperson Streetman made a motion to adopt **ORDINANCE 75-2022-23** (First Reading). Councilperson Holleman seconded.

The following vote was recorded:

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

The motion to adopt ORDINANCE **75-2022-23** (First Reading) **Passed.**

4. [ORDINANCE 76-2022-23 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Rick Reda Homes, LLC for Zone Change on property located east of Ft Campbell Blvd and north of Idlewild St from R-1 Single Family Residential District to C-2 General Commercial District](#)
RPC: Approval/Approval

Councilperson Streetman made a motion to adopt **ORDINANCE 76-2022-23** (First Reading). Councilperson Redd seconded.

The following vote was recorded:

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

The motion to adopt ORDINANCE **76-2022-23** (First Reading) **Passed.**

5. [ORDINANCE 77-2022-23 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Johnathan Blick for Zone Change on property located at the intersection Liberty Pkwy & Delmar Dr from R-2 Single Family Residential District to C-2 General Commercial District](#) *RPC: Approval/Approval*

Councilperson Streetman made a motion to adopt **ORDINANCE 77-2022-23** (First Reading). Councilperson Holleman seconded.

The following vote was recorded:

AYE: Butler, Holleman, Little, Marquis, McLaughlin, Redd, Shakeenab, Streetman

NAY: Pitts, Reynolds, Smith, Zacharias

The motion to adopt ORDINANCE **77-2022-23** (First Reading) **Passed.**

6. [ORDINANCE 78-2022-23 \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Seay Wilson for Zone Change on property located at the intersection Pea Ridge Rd & Sambar Dr from R-1 Single Family Residential District to C-5 Highway & Arterial Commercial District](#) *RPC: Approval/Approval*

Councilperson Streetman made a motion to adopt **ORDINANCE 78-2022-23** (First Reading). Councilperson Redd seconded.

The following vote was recorded:

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

The motion to adopt **ORDINANCE 78-2022-23** (First Reading) **Passed.**

7. [**ORDINANCE 79-2022-23** \(First Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Progress Properties, LLC for Zone Change on property located at the intersection Scott Dr & Birch Rd from R-1 Single Family Residential District / C-5 Highway & Arterial Commercial District to R-2A Single Family Residential District](#) *RPC: Approval/Approval*

Councilperson Streetman made a motion to adopt **ORDINANCE 79-2022-23** (First Reading). Councilperson Holleman seconded.

The following vote was recorded:

AYE: Butler, Holleman, Little, Marquis, McLaughlin, Redd, Streetman

NAY: Reynolds, Shakeenab, Smith, Zacharias

The motion to adopt **ORDINANCE 79-2022-23** (First Reading) **Passed.**

8. [**ORDINANCE 55-2022-23** \(First Reading\) \[Referred back to RPC on 12/1/22\] An Ordinance amending the City Zoning Ordinance of the City of Clarksville, Tennessee, as it pertains to lot coverage and cluster subdivision regulations](#) *RPC: Approval/Approval*

Councilperson Streetman made a motion to adopt **ORDINANCE 55-2022-23** (First Reading). Councilperson Holleman seconded.

The following vote was recorded:

AYE: Holleman, Little, Marquis, McLaughlin, Pitts, Redd, Reynolds, Shakeenab, Smith, Streetman, Zacharias

NAY: Butler

The motion to adopt **ORDINANCE 55-2022-23** (First Reading) **Passed.**

CONSENT AGENDA *City Clerk*

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

1. [ORDINANCE 50-2022-23 \(Second Reading\) \[Withdrawn in accordance with City Code section 1-204 \(b\) -no vote will take place on this item\] Amending the Zoning Ordinance and Map of the City of Clarksville, application of Universal Exports, LLC, for Zone Change on property fronting the western terminus of Prewitt Ln south of Prewitt Ln & west of Whitfield Rd from AG Agricultural District to R-4 Multiple Family Residential District](#)

Councilperson Streetman asked to pull this item; there were no objections.

2. [ORDINANCE 57-2022-23 \(Second Reading\) An Ordinance authorizing the Mayor, through the City Attorney or his designee, to conduct negotiations and enter into an agreement for purchase of certain property to be used as a fire station.](#)
3. [ORDINANCE 58-2022-23 \(Second Reading\) An Ordinance authorizing the Mayor, through the City Attorney, or his designee, to conduct negotiations and to enter into an agreement to acquire property for expansion of Dixon Park, or should negotiations fail, to pursue condemnation through use of eminent domain for acquisition of property for a public purpose for expansion and development of Dixon Park](#)

Councilperson Butler registered a No vote

4. [ORDINANCE 59-2022-23 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Bryce Powers, for Zone Change on property located at the intersection of Louisiana Ave & Laura Dr from R-2 Single Family Residential District to R-6 Single Family Residential District](#)

Councilpersons McLaughlin and Reynolds registered a No vote

5. [ORDINANCE 60-2022-23 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of J&N Enterprises, Inc., for Zone Change on property located at a portion of a tract located north of Tiny Town Rd, east of the Hattington Dr street stub, north of Danbury Dr, east of Barkers Mill Rd & Torrington Ln, and west of Sand Piper Dr from R-2 Single Family Residential District to R-2A Single Family Residential District](#)
6. [ORDINANCE 61-2022-23 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Reda Home Builders, Inc., for Zone Change on property fronting on the west frontage of Cave St near the northern terminus of Cave St from R-3 Three Family Residential District to R-4 Multiple Family Residential District](#)

7. [ORDINANCE 62-2022-23 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Anthony D. Weinrich, DBA ADW Investments LLC, for Zone Change on property located at two parcels fronting on the north frontage of Duncan St., 135 +/- feet west of the eastern terminus of Duncan St from R-4 Multiple Family Residential District to R-6 Single Family Residential District](#)
8. [ORDINANCE 64-2022-23 \(Second Reading\) Amending the Zoning Ordinance and Map of the City of Clarksville, application of Habitat for Humanity, for Zone Change on property located at the intersection of Elder St & E. Union St from R-3 Three Family Residential District to R-2A Single Family Residential District](#)
9. [ORDINANCE 65-2022-23 \(Second Reading\) An Ordinance amending the operating budgets for Fiscal Year 2023 for Governmental Funds \(Ordinance 146-2021-22\) to add additional funding to the Capital Projects Fund and General Fund, amend the Pandemic Relief Fund and the Vehicle Replacement Fund](#)

Councilperson Streetman asked to pull this item; there were no objections.

10. [RESOLUTION 45-2022-23 A Resolution approving appointments to the Community Health Foundation, Museum Board, Senior Citizen's Board and Tree Board](#)

Councilperson McLaughlin abstained

11. [RESOLUTION 47-2022-23 A Resolution approving a Certificate of Compliance for Sale of Wine at Quicktrip Market, 1265 Rossvie Road, Clarksville TN 37043](#)

Adoption of Minutes: [January 5, 2023](#)

Councilperson Smith made a motion to adopt the Consent Agenda. Councilperson Holleman seconded the motion.

The following vote was recorded:

AYE: Butler, Holleman, Little, Marquis, McLaughlin, Pitts, Red, Reynolds, Shakeenab, Smith, Streetman, Zacharias

The motion to adopt the Consent Agenda **Passed**.

ITEM PULLED FROM CONSENT

1. [ORDINANCE 50-2022-23 \(Second Reading\) \[Withdrawn in accordance with City Code section 1-204 \(b\) -no vote will take place on this item\] Amending the Zoning Ordinance and Map of the City of Clarksville, application of Universal Exports, LLC, for Zone Change on property fronting the western terminus of Prewitt Ln south of Prewitt Ln & west of Whitfield Rd from AG Agricultural District to R-4 Multiple Family Residential District](#)

Councilperson Streetman read the ordinance into the record and stated that this item was withdrawn in accordance with City Code section 1-204 (b) and no vote would be taken on this item.

COMMITTEE REPORTS

FINANCE COMMITTEE *Chairperson Stacey Streetma*

1. [ORDINANCE 67-2022-23 \(First Reading\) An Ordinance of the City of Clarksville authorizing the Mayor, or his designee, to conduct negotiations and to enter an agreement for purchase and acquisition of easements and/or property rights for a public purpose for the Hazelwood\Pisgah School Sidewalk Project](#) *Finance Committee: Approval*
2. [ORDINANCE 68-2022-23 \(First Reading\) An Ordinance of the City of Clarksville authorizing the Mayor, or his designee to conduct negotiations and to enter an agreement for purchase and acquisition of easements and/or property rights for a public purpose for the Meriwether Connection School Sidewalk Project](#) *Finance Committee: Approval*
3. [ORDINANCE 69-2022-23 \(First Reading\) An Ordinance of the City of Clarksville authorizing the Mayor, or his designee to conduct negotiations and to enter an agreement for purchase and acquisition of easements and/or property rights for a public purpose for the Rossview Elementary Connection School Sidewalk Project](#) *Finance Committee: Approval*
4. [ORDINANCE 70-2022-23 \(First Reading\) An Ordinance of the City of Clarksville authorizing the Mayor, or his designee to conduct negotiations and to enter an agreement for purchase and acquisition of easements and/or property rights for a public purpose for the Northeast Connection School Sidewalk Project](#) *Finance Committee: Approval*
5. [ORDINANCE 71-2022-23 \(First Reading\) An Ordinance of the City of Clarksville authorizing the Mayor, or his designee to conduct negotiations and to enter an agreement for purchase and acquisition of easements and/or property rights for a public purpose for the Peachers Mill School Sidewalk Project.](#) *Finance Committee: Approval*

Chairperson Streetman made a motion to adopt **Ordinance 67-2022-23** (First Reading). Councilperson Holleman seconded the motion. Councilperson McLaughlin then made a motion to adopt **Ordinances 67-71** as a whole. Councilperson Redd seconded the motion. The following vote was recorded:

AYE: Butler, Holleman, Little, Marquis, McLaughlin, Pitts, Redd, Reynolds, Shakeenab, Smith, Streetman, Zacharias.

The motion to adopt **ORDINANCES 67 through 71-2022-23** (First Reading) **Passed**.

ITEM PULLED FROM CONSENT

1. [ORDINANCE 65-2022-23 \(Second Reading\) An Ordinance amending the operating budgets for Fiscal Year 2023 for Governmental Funds \(Ordinance 146-2021-22\) to add additional funding to the Capital Projects Fund and General Fund, amend the Pandemic Relief Fund and the Vehicle Replacement Fund](#)

Chairperson Streetman made a motion to adopt **ORDINANCE 65-2022-23 (Second Reading)**. Councilperson Holleman seconded the motion. Councilperson Streetman then made a motion to [amend ORDINANCE 65-2022-23](#). Councilperson Redd seconded the motion. The following vote was recorded:

AYE: Butler, Holleman, Little, Marquis, McLaughlin, Pitts, Redd, Reynolds, Shakeenab, Smith, Streetman, Zacharias.

The motion to amend **ORDINANCE 65-2022-23 (Second Reading)** **Passed**.

The following vote was then taken to adopt **ORDINANCE 65-2022-23 (Second Reading)**, as amended.

AYE: Holleman, Little, Marquis, McLaughlin, Pitts, Redd, Reynolds, Shakeenab, Smith, Streetman, Zacharias

NAY: Butler

The motion to adopt **ORDINANCE 65-2022-23 (Second Reading)** as amended **Passed**.

GAS & WATER COMMITTEE *Chairperson Travis Holleman*

1. Chairperson Holleman reported that the call center handled 9,970 calls, the services dept completed 4,593 work orders and responded to 461 after calls and the billing dept. Read 106,605 with an accuracy rate of 99.9%.

NEIGHBORHOOD & COMMUNITY SERVICES COMMITTEE *Chairperson Joe Shakeenab*

1. Chairperson Shakeenab reported on the lead hazard protection program, the tenant-based rental assistance program and the emergency home rehab program.

PARKS & RECREATION COMMITTEE *Chairperson Brian Zacharias*

1. Chairperson Zacharias reported on upcoming events.

PUBLIC SAFETY COMMITTEE *Chairperson Wallace Redd*

1. Chairperson reported that CPD is hiring. He also reported on the upcoming police academy.

TRANSPORTATION-STREETS-GARAGE COMMITTEE *Chairperson Wanda Smith*

1. Chairperson Smith reported that the transportation department transported 43,344 passengers in January. She also reminded everyone to use the app. Street department had 8 zoning cases and 1 site review and active projects right now are sidewalks with 7 active road projects.

NEW BUSINESS

1. [ORDINANCE 56-2022-23 \(First Reading - Postponed 12/1/22\) An Ordinance amending the Operating Budgets for Fiscal Year 2023 for Governmental Funds \(ORDINANCE 146-2021-22\) to remove funding for the Roxy Regional Theater](#) Councilperson *Trisha Butler (previously sponsored by Vondell Richmond)*

Councilperson Butler made a motion to adopt **ORDINANCE 56-2022-23** (First Reading). Councilperson Reynolds seconded the motion. Councilperson Butler then made a motion to adopt an [amendment to ORDINANCE 56-2022-23](#) (First Reading) that would erase the last whereas statement. Councilperson Reynolds seconded.

The following vote was recorded:

AYE: Butler, Holleman, Little, Marquis, McLaughlin, Pitts, Red, Reynolds, Shakeenab, Smith, Streetman, Zacharias

The motion to amend the **ORDINANCE 56-2022-23** (First Reading) **Passed**.

The following vote was recorded on **ORDINANCE 56-2022-23** (First Reading) as amended.

AYE: Butler

NAY: Holleman, Little, Marquis, McLaughlin, Pitts, Red, Reynolds, Shakeenab, Smith, Streetman, Zacharias

The motion to adopt **ORDINANCE 56-2022-23** (First Reading) as amended **Failed**.

2. [RESOLUTION 46-2022-23 A Resolution requesting the Parking Commission reconsider their decision and reinstate the issuance of free parking passes to the elected City Councilpersons in the City of Clarksville, TN and to the elected Commissioners in Montgomery County, TN](#) Councilperson *Karen Reynolds*

Councilperson Reynolds made a motion to adopt **RESOLUTION 46-2022-23** and then presented an amendment. Councilperson Reynolds made a motion to [amend RESOLUTION 46-2022-23](#). Councilperson Butler seconded. Councilperson Redd then made a motion to postpone the amendment to **RESOLUTION 46-2022-23** until the March Regular Session. Councilperson Holleman seconded.

Councilperson Streetman called for the question. There were no objections and the following vote was taken.

AYE: Pitts, Redd, Smith, Streetman

NAY: Butler, Holleman, Little, Marquis, Reynolds, Shakeenab, Zacharias

ABSTAIN: McLaughlin

The motion to postpone adopting the amendment to **RESOLUTION 46-2022-23** to the March Regular Session **FAILED**.

The following vote was taken on the amendment to **RESOLUTION 46-2022-23**

AYE: Butler, Holleman, Little, Marquis, McLaughlin, Pitts, Redd, Reynolds, Shakeenab, Smith, Zacharias

NAY: Streetman

The motion to amend **RESOLUTION 46-2022-23 Passed**.

Councilperson Redd made a motion to postpone **RESOLUTION 46-2022-23**, as amended until the March Regular Session. Councilperson Streetman called for the question. With objection, the following vote was taken:

AYE: Butler, Little, McLaughlin, Pitts, Shakeenab, Smith, Streetman

NAY: Holleman, Marquis, Redd, Reynolds, Zacharias

The motion to ease discussion **Passed**.

The following vote was taken:

AYE: Holleman, Little, Marquis, McLaughlin, Pitts, Redd, Smith, Streetman

NAY: Reynolds, Shakeenab, Zacharias

The motion to postpone **RESOLUTION 46-2022-23**, as amended, to the March Regular Session **Passed**.

3. **CONSIDERATION OF RESOLUTION 48-2022-23** A Resolution authorizing reapplication for Zone Change for property located at the intersection of Earl Slate Rd & Sanders Rd. (Requires a $\frac{3}{4}$ Majority Vote)

Councilperson Redd made a motion to approve consideration of **RESOLUTION 48-2022-23**. Councilperson Smith seconded.

The following vote was taken:

AYE: Butler, Holleman, Little, Marquis, Pitts, Redd, Smith

NAY: McLaughlin, Reynolds, Shakeenab, Streetman, Zacharias

The motion to Consider **RESOLUTION 48-2022-23 Failed.**

4. [**RESOLUTION 48-2022-23 A Resolution authorizing reapplication for Zone Change for property located at the intersection of Earl Slate Rd & Sanders Rd.**](#) (Requires a $\frac{3}{4}$ Majority Vote)

Because the motion to consider failed, this item could not be voted on.

MAYOR AND COUNCIL MEMBER COMMENTS

1. Councilperson Marquis reminded everyone about the reading program on the first Friday of the month. She also mentioned an Eagle Scout contacting her about the Little Library and would like help placing one. She asked any residents interested to please contact her so he can earn his badge.
2. Councilperson McLaughlin shared an email she received regarding parking downtown and the need for a smart phone and asked that all methods of payment be considered. The Mayor shared that there are old analog meters on the street which do accept coins.
3. Councilperson Zacharias shared that the application period for Habitat for Humanity homeownership program and the application period closes 2/28. For more information, go to the Habitat for Humanity website.
4. Councilperson Reynolds reminded everyone about the Healthy Yards at Strawberry Ale Works.
5. Councilperson Smith reminded everyone that February is Black History month and encouraged everyone to work for change and to please take your families to the various events within the city.

ADJOURNMENT

The meeting was adjourned at 8:14 pm

ORDINANCE 121-2021-22

AN ORDINANCE SUBMITTING TO THE QUALIFIED VOTERS OF THE CITY OF CLARKSVILLE THE QUESTION OF WHETHER THE CITY SHALL ADOPT HOME RULE

WHEREAS, the City of Clarksville currently operates under a Private Act Charter, and any Charter amendments require the approval of the Tennessee General Assembly; and

WHEREAS, adoption of Home Rule would allow the City to adopt and amend its Charter by referendum without the approval of the Tennessee General Assembly; and

WHEREAS, for the purpose of allowing the qualified voters of the City of Clarksville to determine whether the City shall adopt Home Rule, the Clarksville City Council, in accordance with Article XI, Section 9 of the Tennessee State Constitution, finds it to be in the best interest of the City to submit to its qualified voters the question of whether to adopt Home Rule.

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

1. The City Council requests the Montgomery County Election Commission and the Montgomery County Administrator of Elections to cause to be placed on the ballot of the ~~November 8, 2022~~ November 5th, 2024 City of Clarksville General Election the following question, to be submitted to the qualified voters of the City of Clarksville: “Shall this municipality adopt home rule?”

FIRST READING: June 2, 2022

SECOND READING: Postponed July 7, 2022

EFFECTIVE DATE:



City of Clarksville

Staff Report

Agenda Date: February 27, 2023

Department: City Clerk

Submitted By:

Item #8B: ORDINANCE 80-2022-23 (First Reading) An Ordinance relative to water and sewer capacity reservation fees and authority to negotiate reservation fees and terms and to contract with consumers of large volumes of water and/or producers of large volumes of sewer Finance and Gas & Water Committees: Approval

Summary:

Fiscal Impact:

Recommendation:

Attachments:

None