

**MINUTES OF THE REGULAR MEETING OF THE WYTHEVILLE TOWN COUNCIL
HELD IN THE COUNCIL CHAMBERS ON MONDAY, JUNE 24, 2019, AT 7:00 P.M.**

Members present: Beth A. Taylor, Jacqueline K. King, Joseph E. Hand, Jr., Mark J. Bloomfield, Cathy D. Pattison

Others present: Town Manager C. Wayne Sutherland, Jr., Assistant Town Manager Stephen A. Moore, Town Clerk Sharon G. Corvin, Town Attorney Christopher R. Menerick, Town Treasurer Michael G. Stephens, David Daniel Jones, Carl Wayne King, Alma Watson, Chuck Johnson, Don Martin, Mike Forrest, Garnett Miller, Jerry Grubb, Kathy Grubb, Polly Miller, Olivia Deal, William Deal, Becky Grubb, C. Paul Stanley, Karen Doyle, John Doyle, Isaac Freeman, Melissa McWhirter, Bob McWhirter, Mary Walters, C.M. Walters, Chris Fox, Patrol Officer Jonathan Lackey

RE: CALL TO ORDER, QUORUM, PLEDGE

Mayor Taylor called the meeting to order and established that a quorum of Council members was present. The Pledge of Allegiance was led by Councilman Bloomfield.

RE: CONSENT AGENDA

Mayor Taylor presented the consent agenda consisting of the minutes of the regular meeting of June 10, 2019. Mayor Taylor inquired if there is a motion to approve the consent agenda as presented or to somehow be amended. A motion was made by Vice-Mayor King and seconded by Councilman Bloomfield to approve the consent agenda consisting of the minutes of the regular meeting of June 10, 2019, as presented. Mayor Taylor inquired if there was any discussion on the motion to approve the consent agenda, as presented. There being none, the motion was approved with the following voting in favor and there being no opposition: For: Beth A. Taylor, Jacqueline K. King, Joseph E. Hand, Jr., Mark J. Bloomfield, Cathy D. Pattison. Against: None.

Mayor Taylor welcomed the citizens attending the meeting. She noted that for those citizens who wished to address the Council during the public hearings, to please come to the podium and state their name and address, so that the minutes can be properly recorded. Mayor Taylor commented that each speaker will be limited to five minutes, which would be timed by Town Attorney Menerick. She expressed that she would remind everyone to please show respect for others and for the Town Council.

RE: PUBLIC HEARING - 2018-19 FISCAL YEAR BUDGET AMENDMENTS

Mayor Taylor advised that the meeting constituted a public hearing (due notice having been given) to consider budget amendments for the Fiscal Year 2018-19 budget. She noted that there is no one listed on the sign in sheet who stated that they wished to address the Council during this public hearing, however, if there is anyone who wished to do so, they may come to the podium at this time. There being none, she declared the public hearing closed and proceeded with the agenda.

RE: PUBLIC HEARING – PLACEMENT OF SMALL-LOT/SMALL-HOME OVERLAY ZONE

Mayor Taylor advised that the meeting constituted a public hearing (due notice having been given) to consider revising Ordinance No. 640, generally known as the Zoning Ordinance, to amend Article XVI, General Provisions, Subsection 16-19, Small-Lot/Small-Home Overlay Zone, Subsection 16-19.2, Applicability, placing the Small-Lot/Small-Home Overlay Zone on certain properties bounded by: (a) West Jefferson Street, Railroad Avenue and South 8th Street; (b) West Jefferson Street, South 14th Street, South 18th Street and West Washington Street; and, (c) West Jefferson Street, South 12th Street, South 10th Street and West Union Street, all in R-3 Residential or M-1 Industrial Zoning Districts. She noted that there is no one listed on the sign in sheet who stated that they wished to address the Council during this public hearing, however, if there is anyone who wished to do so, they may come to the podium at this time. There being none, she declared the public hearing closed and proceeded with the agenda.

RE: PUBLIC HEARING – CASSELL-SMITH REZONING

Mayor Taylor advised that the meeting constituted a public hearing (due notice having been given) to consider revising Ordinance No. 640, generally known as the Zoning Ordinance, to rezone the Cassell-Smith property, which is located on the west side of Community Boulevard, between Lithia Road and Cassell Road, from A-1 Agricultural and R-3 Residential to B-2 Business. She noted that there is no one listed on the sign in sheet who stated that they wished to address the Council during this public hearing, however, if there is anyone who wished to do

so, they may come to the podium at this time. There being none, she declared the public hearing closed and proceeded with the agenda.

RE: PUBLIC HEARING – HOMESTAY ORDINANCE

Mayor Taylor advised that the meeting constituted a public hearing (due notice having been given) to consider revising Ordinance No. 640, generally known as the Zoning Ordinance, to amend Article III–Definitions to add Section 3-42.2 Homestay, and to add the use of Homestay to Article V–Agricultural District A-1; Article VII–Residential District R-2; Article VIII–Residential District R-3; Article VIII–A–Residential District R-3MH; Article X–Business District B-1; Article XI–Business District B-2 (General); and, Article XI–A–Business District B-2 DT General Business District–Downtown. She noted that there are several citizens listed on the sign in sheet who stated that they wished to address the Council during this public hearing. Mayor Taylor advised that she will proceed in the order as the names are listed on the sign in sheet.

Ms. Alma Watson was recognized and stated that she lives at 580 East Withers Road in Wytheville, which is a part of the R-1M Residential Zoning District. She explained that she would like to give voice to her neighbors on Withers Road who disagree with the decision to remove their homes from the proposed Homestay Ordinance. Ms. Watson advised that she submitted a petition to the Town Council, several weeks ago, which listed 18 signatures from individuals who are in favor of keeping the R-1M Residential Zoning District in the Homestay Ordinance. She commented that many of those individuals are not in attendance due to family obligations or work. Ms. Watson remarked that she would also like to shine a light on the opportunity for the growth across the historical community as the Town Council moves forward with this new option for visitors to experience the town. Ms. Watson continued to express her thoughts to the Council regarding the proposed Homestay Ordinance. She expressed that if the Council adopts this ordinance, she would like to note that she will not proceed forward with a request for a Special Exception Permit as other factors have come in to play for her. Ms. Watson stated that she challenges the Council to ensure equitable progress across the entire community. She thanked the Council for allowing her to speak. Mayor Taylor thanked Ms. Watson for her comments.

Mr. Chuck Johnson was recognized and stated that he lives at 170 East Franklin Street in Wytheville, which is located in the R-1M Residential Zoning District and the Historic District. He noted that he would like to address the issues of the proposed Homestay Ordinance more from the standpoint of what the Revitalization Committee has been trying to achieve through the economic development initiative in downtown Wytheville. Mr. Johnson explained that their focus has been on expanding businesses in the B-2 DT General Business District – Downtown Zoning District. He remarked that the Committee has worked with the Town to create incentives, and there are many of those incentives available to people who would like to have a Bed and Breakfast in the downtown area. Mr. Johnson continued to express his thoughts regarding the proposed Homestay Ordinance in the R-1M Residential Zoning District. He advised that he does not feel that the R-1M Residential Zoning District is the right area for Homestays and would rather see them in zoning areas such as the B-2 DT General Business District – Downtown. Mr. Johnson thanked the Council for allowing him to speak. Mayor Taylor thanked Mr. Johnson for his comments.

Mr. Don Martin was recognized and stated that he lives at 360 Church Street in Wytheville. He noted that he moved to this residence approximately one year ago, however, he was born and raised in Wytheville. Mr. Martin explained that he is a George Wythe High School graduate, and he left the area in 1991. He commented that he worked two summers for the Town of Wytheville, and then worked several years for the Federal Government. Mr. Martin explained that part of the reason he moved back to Wytheville was because of the hard work that the Council has accomplished. He noted that as a government employee, he realizes that the Council and Town staff never receive thanks for their hard work, therefore, he would like to thank the Council and Town staff for how great Wytheville looks now and how it is moving forward. Mr. Martin remarked that he was shocked to find out about the proposed Homestay Ordinance. He commented that he has lived in a lot of places across the country, and Airbnbs are quite normal with nothing truly controversial. Mr. Martin expressed that he read the draft ordinance and felt that it was a great draft until he read where the Council had omitted the one place where the town needs Airbnbs, which is in the historic district. He stated that he is an Airbnb user who wants to stay in a historic district when he visits a locality. Mr. Martin advised that he had individuals approach him to support the opposition of Homestays in the R-1, R-1A and R-1M Zoning Districts, however, he is not in opposition, but, rather, he is in favor of the sensible regulations that are listed in the draft Homestay Ordinance in those zoning districts, as well. He stated that he would like to encourage the Council to table the ordinance and add the historic district to the proposed ordinance because they should want wealthy people coming to Wytheville and walking the streets. Mr. Martin noted that Homestays are not the same as a Bed and Breakfast. He commented that he can tell that some of the speakers do not understand the

difference between an Airbnb and a true Bed and Breakfast. Mr. Martin continued to express his thoughts regarding the proposed Homestay Ordinance. He thanked the Council for allowing him to speak. Mayor Taylor thanked Mr. Martin for his comments.

Mr. Mike Forrest was recognized and stated that he lives at 630 East Withers Road in Wytheville. He noted that he is also upset that the Council is considering denying one section of town and allowing Homestays virtually everywhere else in town. Mr. Forrest commented that the Town's Historical Walking Tour Guide represents historical homes defined by the guide. He noted that some pages have multiple houses that are historic houses, which are located outside of the R-1M Residential Zoning District. Mr. Forrest stated that he does not understand why the Council is not going to allow the Homestays in this district. He remarked that he also agrees that the proposed ordinance should be tabled by the Council, and the Council should reconsider placing the R-1, R-1A and R-1M Residential Zoning Districts back in the ordinance because the Council did not make this decision, but, rather, the Planning Commission made this recommendation. Mr. Forrest continued to express his thoughts regarding the proposed Homestay Ordinance. He advised that he is aware that the Council would have to schedule another public hearing if they chose to include the R-1, R-1A and R-1M Residential Zoning Districts in the proposed Homestay Ordinance, however, he would ask that the Council table the vote and review the ordinance again before making a decision to remove those zoning districts from the ordinance. Mr. Forrest thanked the Council for allowing him to speak. Mayor Taylor thanked Mr. Forrest for his comments.

Mr. Jerry Grubb was recognized and stated that he lives at 690 East Liberty Street in Wytheville, which is located in the R-1M Residential Zoning District. He noted that he also owns 710 East Liberty Street, which is located in an R-2 Residential Zoning District. Mr. Grubb commented that across the street from Liberty Street, the zoning is R-3 Residential. He explained that his properties are surrounded by the areas in which the Homestays will be allowed. Mr. Grubb stated that it cannot be determined in what neighborhood a Homestay may start up. He noted that it could be in one of the nice historic homes or it could be in one of the homes in an older, rundown neighborhood. Mr. Grubb expressed his appreciation to the Council for their actions on May 28, 2019, regarding the Criminal Blight Ordinance No. 1362. He advised that he thought the unanimous vote on first and final reading of this ordinance was outstanding. Mr. Grubb continued to express his appreciation to the Council regarding the adoption of Ordinance No. 1362. He noted that the reason he is opposing the Homestay Ordinance is because of the possibility of blight on the neighborhoods, which is what Ordinance No. 1362 is helping to stop when possible. Mr. Grubb expressed that he opposes any business located in a residential neighborhood because it is simply a bad idea. He inquired of the Council that when the proposed Homestay Ordinance speaks about a "host" does this mean a designated host or does it mean the owner of the property. Town Manager Sutherland stated that it is referring to the primary resident of the property. Mr. Grubb stated, therefore, it does not have to be the owner of the property. Town Manager Sutherland commented that the ordinance does not state that it is required to be the owner of the property. Mr. Grubb noted that a lessee of the property or someone placed in the position to manage the property could be the host of the Homestay. He continued to express his opposition regarding the Homestay Ordinance to the Council. Mr. Grubb stated that he could not agree more with Vice-Mayor King's statement from the Council meeting on May 28, 2019, in regard to the Criminal Blight Ordinance No. 1362, which stated, "Vice-Mayor King expressed that the Committee realizes that there may be a learning curve in implementing this provision of law, but the Council believes that it is important that the Town begins somewhere." He noted that when he and his wife purchased their property in 1962, it was because the town offered something that they could not get in the county, which was security and zoning. Mr. Grubb expressed that now it appears that the Town is considering throwing zoning away to appease a few property owners for a few dollars. He noted that the Council took the first step by adopting Ordinance No. 1362 to try to help the blighted neighborhoods, and he feels that the next step is to keep Homestays out of residential neighborhoods so there is no chance of anything going wrong in the future. Mr. Grubb thanked the Council for allowing him to speak. Mayor Taylor thanked Mr. Grubb for his comments.

Dr. William Deal was recognized and stated that he lives at 515 Withers Road in Wytheville. He noted that there are two issues that the Council is addressing at this meeting. Dr. Deal commented that the first issue is the definition of Airbnb, which he commends the Council for in trying to get a handle on this issue and deal with public safety, etc. He remarked that the second issue, however, has to do with zoning. Dr. Deal expressed that he would like to remind the Town Council of how the R-1M Residential Zoning District came about. He noted that a lot of newcomers to town have no idea how the zoning district was established. He commented that it would be a travesty to now make Withers Road a commercial district. Dr. Deal continued to explain to the Council and the citizens the background of how the R-1M Residential Zoning District was established. He stated that if someone does not like R-1 Residential zoning, then they should not buy a house that is zoned R-1 Residential and ask to change the rules at

everyone else's expense. Dr. Deal thanked the Council for allowing him to speak. Mayor Taylor thanked Dr. Deal for his comments.

Mr. Paul Stanley was recognized and stated that he lives at 410 South 5th Street in Wytheville. He noted that all of the issues that have been before the Council at this meeting have been before the Planning Commission, as well. Mr. Stanley commented that if his memory is correct, at the last meeting he attended, Ms. Watson stated that she would respect the decision of the Council regarding Homestays, whether it was in her favor or not. He remarked that apparently that is not what has happened. He noted that the common debate is the character of the neighborhood. Mr. Stanley expressed that this area is not exactly like Alexandria or Asheville because it is a small neighborhood comprised of landowners who have been here for a long time and invested lots of money and time to keep the area the same. He continued to express his opposition regarding the proposed Homestay Ordinance being a permitted use in the R-1M Residential Zoning District. Mr. Stanley thanked the Council for allowing him to speak. Mayor Taylor thanked Mr. Stanley for his comments.

Ms. Karen Doyle was recognized and stated that she lives at 510 East Withers Road in Wytheville. She noted that during the March 14, 2019, Planning Commission meeting, Assistant Town Manager Moore advised that the R-1M Residential Zoning District had, inadvertently, been included in the proposed Homestay Ordinance, and that it would be removed since it should not have been included in the ordinance draft. Ms. Doyle remarked that as a relatively newcomer to the area, who was totally neutral and had no one influence her thinking, it did not take her long to understand and appreciate the kind of commonly held understanding and respect that she thinks Assistant Town Manager Moore conveyed, which almost seemed apologetic for the R-1M Residential Zoning District being included in the proposed ordinance at the March 14, meeting. She noted some articles from a website that were discussing how Airbnbs are destructing some localities. Ms. Doyle continued to express her thoughts regarding the proposed Homestay Ordinance. She commented that she and her husband are thrilled with the changes that have been made in the town since they moved here 10 years ago. Ms. Doyle inquired of the Council if someone could clarify what the regulation in the proposed Homestay Ordinance, which states, "no obvious exterior changes to the residential building shall be made as a result of the Homestay operation" is defined and how it will be enforced. Ms. Doyle stated that she voiced her opposition to the R-1M Residential Zoning District at the March 14, 2019, Planning Commission meeting and submitted an opposition email to the Council, therefore, she would respectfully ask that the Council uphold the exclusion in its entirety inclusive of Withers Road. Ms. Doyle thanked the Council for allowing her to speak. Mayor Taylor thanked Ms. Doyle for her comments.

Mayor Taylor inquired if Mr. Garnett Miller wished to address the Council regarding the Homestay Ordinance. Mr. Miller stated that Mr. Stanley covered what he planned to address with the Council.

Mayor Taylor noted that there is no one else listed on the sign in sheet who stated that they wished to address the Council during this public hearing, therefore, she declared the public hearing closed and proceeded with the agenda.

RE: CITIZENS' PERIOD

Mayor Taylor advised that the next agenda item is Citizens' Period. She stated that the sign in sheet indicated that there is one citizen listed who wished to address the Council during Citizens' Period.

Mr. David Daniel Jones was recognized and stated that he lives at 1235 West Main Street in Wytheville. He advised that he is the owner of Jones Mowing, as well as Jones Nursery, which has been a business in his family since 1967. Mr. Jones explained that he likes to do business as required, which is to pay Town, County, State and Federal taxes. He remarked that the same is not being done by other business owners. Mr. Jones commented that there are roughly 30 to 40 businesses operating in town without business licenses and not paying Town taxes, which is stealing from everyone. He remarked that for the businesses that operate like they are supposed to, it is a bigger expense. Mr. Jones stated that when he has voiced his concern to Town staff, he was told that there is no way to regulate or stop these unlicensed businesses. He commented that the County allows businesses to operate without a license, which allows businesses to not pay taxes. Mr. Jones explained that if he wants to operate his business in the county, he would not be required to have a business license and could work for free without paying taxes to the government, which is not fair. He continued to express his concerns regarding the unlicensed businesses operating in the town and county. Mr. Jones stated that he has one other issue. He noted that he is a licensed business, and he is not allowed to dump brush, therefore, if he wants to haul off brush for anybody that he works for, he had to pay

\$20,000 for a piece of land to dispose of brush. Mr. Jones advised that he has done this, but it makes the cost for everyone more expensive because of businesses having to travel 40 to 50 miles to dispose of brush. He commented that the Town owns a very large dumpsite, and he would suggest the Town charge landscaping businesses a fee to dispose of brush. Mr. Jones suggested the Town issue a business decal for their vehicles/trailers, so that when a Town Police Officer rides by a landscaping contractor, they will know whether or not the business is licensed. He continued to express his thoughts regarding the businesses in town operating without a license. Mr. Jones stated that almost everyone he has discussed this issue with agrees with the idea of some type of decal for landscaping businesses. He noted that a decal would allow customers to call in and make complaints to the Town for businesses operating without a decal, etc. Mr. Jones stated that with the businesses being allowed to take brush to the disposal site, it would help with the cleanup of the town, as well. He noted that he spent \$5,000 of his own money cleaning an alley that the Town refused to clean up. Mr. Jones explained that he cleaned that alley himself by pulling stumps, etc., and hauling the brush away because he wants the neighborhood to look better. He stated that he thinks the Council should at least consider a decal for landscaping businesses. Mr. Jones thanked the Council for allowing him to speak. Mayor Taylor thanked Mr. Jones for his comments.

Mayor Taylor inquired if there were others who wished to address the Council during Citizens' Period. There being none, she proceeded with the agenda.

RE: OLD BUSINESS

Under Old Business, Town Manager Sutherland reported the following:

1. The next Council Work Session will be held Tuesday, June 25, 2019, at 7:00 a.m., in the Council Conference Room.
2. The Crossroads Regional Industrial Facilities Authority (CRIFA) will meet on Tuesday, June 25, 2019, at 11:00 a.m., at the Joint Industrial Development Authority office.
3. The Joint Industrial Development Authority will meet on Thursday, June 27, 2019, at 3:00 p.m., in the Council Chambers.
4. The Council Personnel Committee will meet on Friday, June 28, 2019, at 8:15 a.m., at the Heritage Preservation Center.

RE: BUDGET AND FINANCE COMMITTEE REPORT

Vice-Mayor King, reporting for the Budget and Finance Committee, stated that earlier in the meeting, the Council conducted a public hearing to make adjustments and amendments to the current Fiscal Year 2018–19 budget. She noted that the State law requires that at any time the appropriations within a budget exceed those amounts which were adopted by one percent, an amendment to the budget is required. Vice-Mayor King explained that as it was noted at the public hearing, the total amendment to the existing budget will be approximately \$2.0 million. She commented that the Council did, in fact, know that some of these line items were in excess and did authorize these appropriations for the past year. Vice-Mayor King advised that it would be the recommendation of the Budget and Finance Committee that the budget for Fiscal Year 2018–19 be amended as noted above. A motion was made by Vice-Mayor King and seconded by Councilwoman Pattison to approve the budget amendments for the Fiscal Year 2018-19 budget in the following amounts: Perpetual Care Budget - \$75,000, General Fund Budget - \$1,520,000 and Museum Endowment Fund - \$3,000. Mayor Taylor inquired if there was any discussion on the motion to approve the budget amendments. There being none, the motion was approved with the following voting in favor and there being no opposition: For: Beth A. Taylor, Jacqueline K. King, Joseph E. Hand, Jr., Mark J. Bloomfield, Cathy D. Pattison. Against: None.

Vice-Mayor King, also, reported that over the past couple of years, the Council has had a focus on projects that will promote the health of the citizens. She noted that the Council has promoted activities that encourage healthy eating and exercising. Vice-Mayor King explained that the Council was pleased to learn, this week, that the Department of Conservation and Recreation has solicited applications for projects that develop trails for hiking and exercising. She commented that the grant is for projects that exceed \$125,000 in cost but provide for a \$100,000 State grant. Vice-Mayor King stated that in different terms, the State is providing an 80/20 grant opportunity. She noted that over the past couple of years, the Town has developed a number of trails and outdoor recreation opportunities at the Crystal Springs Recreation Area located on Sand Mountain. Vice-Mayor King explained that the Council would like to enhance its offerings at this location. She expressed that outdoor sports are a growing phenomenon that the

Council wants to continue to support for its citizens. Vice-Mayor King advised, as such, it would be the motion of the Budget and Finance Committee that the Council ask the Director of Parks and Recreation to submit such an application and that the Town Manager be authorized to execute all documents associated with the grant application. A motion was made by Vice-Mayor King and seconded by Councilwoman Pattison to request the Director of Parks and Recreation to apply for a Department of Conservation and Recreation grant to be used for Crystal Springs, and authorize the Town Manager to execute all documents associated with the grant. Mayor Taylor inquired if there was any discussion on the motion in regard to Crystal Springs. There being none, the motion was approved with the following voting in favor and there being no opposition: For: Beth A. Taylor, Jacqueline K. King, Joseph E. Hand, Jr., Mark J. Bloomfield, Cathy D. Pattison. Against: None. A copy of the Budget and Finance Committee report is attached and made part of these minutes.

RE: PUBLIC WORKS COMMITTEE REPORT

Councilman Bloomfield, reporting for the Public Works Committee, stated that this past week at the Work Session, the Council heard a presentation from representatives from the Wythe County Extension Service. He noted that Ms. Sandy Stoneman, the area's Food Safety Extension Agent, gave the Council an overview of the programs and certifications that her agency could provide for food services and food service workers. Councilman Bloomfield explained that Ms. Kelsey Grimes, who is the 4-H Youth Development Extension Agent, spoke about the 4-H Programs with Wythe County children. He remarked that she described a variety of worthwhile programs in which children in Wythe County Schools have access. Councilman Bloomfield explained that during the course of the conversation, the Council learned that at their location which is at the corner of Stafford Umberger Drive and North Fourth Street their water service consists of a well that had been determined unfit for consumption. He stated that it was noted that employees have to purchase water that they consume at the workplace, and the absence of a potable water supply limited the programs that they could provide. Councilman Bloomfield noted that during the discussion, they requested that the Town provide a water service from the Town's system. He explained that it was noted that the property was owned by Wythe County, but the representatives noted that Wythe County had agreed that it would connect to the Town's system if it were made available without charge. Councilman Bloomfield remarked that the Public Works Committee believes that these programs are worthwhile to all of the county residents and agree that a waiver of the connection fee is warranted. He advised that it would be the recommendation of the Public Works Committee that the Council waive the water connection fee for the Extension Office at the corner of North Fourth Street and Stafford Umberger Drive. A motion was made by Councilman Bloomfield and seconded by Councilman Hand to approve a waiver of the water connection fee for the Wythe County Extension Agency, located at the corner of North Fourth Street and Stafford Umberger Drive. Mayor Taylor inquired if there was any discussion on the motion to waive the water connection fee for the Wythe County Extension Agency. There being none, the motion was approved with the following voting in favor and there being no opposition: For: Beth A. Taylor, Jacqueline K. King, Joseph E. Hand, Jr., Mark J. Bloomfield, Cathy D. Pattison. Against: None. A copy of the Budget and Finance Committee report is attached and made part of these minutes.

Councilman Bloomfield, also, reported that this past week at the Work Session, the Town's Engineering Department provided the Council with an update on the progress of the Edgemont Sewer Project. He noted that the contractor on the project is Little B. Enterprises and is working at a really good construction pace. Councilman Bloomfield expressed that they are well equipped and are aggressively working to install the various sewer lines associated with the project. He commented that the project was delayed approximately two weeks in the beginning because of materials delivery, but, since that time, the work has moved at a good pace. Councilman Bloomfield stated, to date, there are approximately 2,500 feet of gravity sewer line that has been installed and about 30 manholes. He explained that there are also other activities that have been done, which are related to the sewage pump station and the force main that will be heading westward toward Chapman Road. Councilman Bloomfield remarked that the Town is also working with the railroad company in terms of a crossing that will be a part of the project. He stated that the Public Works Committee believes that there may be an existing culvert under the railroad track that will be available for use by the Town, which could somewhat reduce the expenses on the project. Councilman Bloomfield expressed that all of this is yet to be determined as the engineers look at these possibilities. He commented that the project is being inspected by Peed & Bortz, Inc., the Town's design engineers, and it is being monitored by the Town's local engineering staff of Mr. Trevor Hackler and Mr. Billy Anderson. Councilman Bloomfield stated that the Town Council anticipates that this project will be complete and in service by October 2019. He remarked that once in service, the existing sewage lagoon that is located on the Edgemont property will be abandoned as a responsibility of the property owner. Councilman Bloomfield advised that there is no action required by the Council, but the Committee thought that it may be helpful for everybody to be up to date on the progress that is

taking place on the Edgemont Sewer Project. A copy of the Public Works Committee report is attached and made part of these minutes.

RE: ORDINANCE NO. 1363

Mayor Taylor presented Ordinance No. 1363, an ordinance amending and reenacting Ordinance No. 640, generally known as the Zoning Ordinance, to amend Article XVI, General Provisions, Subsection 16-19, Small-Lot/Small-Home Overlay Zone, Subsection 16-19.2, Applicability, placing the Small-Lot/Small-Home Overlay Zone on certain properties bounded by: (a) West Jefferson Street, Railroad Avenue and South 8th Street; (b) West Jefferson Street, South 14th Street, South 18th Street and West Washington Street; and, (c) West Jefferson Street, South 12th Street, South 10th Street and West Union Street, all in R-3 Residential or M-1 Industrial Zoning Districts, on first reading. A motion was made by Councilman Hand and seconded by Councilwoman Pattison to suspend the rules and adopt Ordinance No. 1363, an ordinance amending and reenacting Ordinance No. 640, generally known as the Zoning Ordinance, to amend Article XVI, General Provisions, Subsection 16-19, Small-Lot/Small-Home Overlay Zone, Subsection 16-19.2, Applicability, placing the Small-Lot/Small-Home Overlay Zone on certain properties bounded by: (a) West Jefferson Street, Railroad Avenue and South 8th Street; (b) West Jefferson Street, South 14th Street, South 18th Street and West Washington Street; and, (c) West Jefferson Street, South 12th Street, South 10th Street and West Union Street, all in R-3 Residential or M-1 Industrial Zoning Districts, on first and final reading. Mayor Taylor inquired if there was any discussion on the motion to adopt the ordinance on first and final reading. There being none, the motion was approved with the following voting in favor and there being no opposition:

FOR: Beth A. Taylor, Jacqueline K. King, Joseph E. Hand, Jr., Mark J. Bloomfield, Cathy D. Pattison

AGAINST: None

ABSTENTIONS: None

Ordinance No. 1363 was adopted on first and final reading.

RE: ORDINANCE NO. 1364

Mayor Taylor presented Ordinance No. 1364, an ordinance amending and reenacting Ordinance No. 640, generally known as the Zoning Ordinance, to rezone the Cassell-Smith property, which is located on the west side of Community Boulevard, between Lithia Road and Cassell Road, from A-1 Agricultural and R-3 Residential to B-2 Business, on first reading. A motion was made by Councilman Hand and seconded by Councilman Bloomfield to suspend the rules and adopt Ordinance No. 1364, an ordinance amending and reenacting Ordinance No. 640, generally known as the Zoning Ordinance, to rezone the Cassell-Smith property, which is located on the west side of Community Boulevard, between Lithia Road and Cassell Road, from A-1 Agricultural and R-3 Residential to B-2 Business, on first and final reading. Mayor Taylor inquired if there was any discussion on the motion to adopt the ordinance on first and final reading. There being none, the motion was approved with the following voting in favor and there being no opposition:

FOR: Beth A. Taylor, Jacqueline K. King, Joseph E. Hand, Jr., Mark J. Bloomfield, Cathy D. Pattison

AGAINST: None

ABSTENTIONS: None

Ordinance No. 1364 was adopted on first and final reading.

RE: ORDINANCE NO. 1365

Mayor Taylor presented Ordinance No. 1365, an ordinance amending and reenacting Ordinance No. 640, generally known as the Zoning Ordinance, by amending Article III – Definitions to add Section 3-42.2 Homestay, and to add the use of Homestay to Article V – Agricultural District A-1; Article VII–Residential District R-2; Article VIII– Residential District R-3; Article VIII–A–Residential District R-3MH; Article X–Business District B-1; Article XI–Business District B-2 (General); and, Article XI–A–Business District B-2 DT General Business District–Downtown, on first reading. A motion was made by Councilman Hand and seconded by Councilwoman Pattison to suspend the rules and adopt Ordinance No. 1365, an ordinance

amending and reenacting Ordinance No. 640, generally known as the Zoning Ordinance, by amending Article III – Definitions to add Section 3-42.2 Homestay, and to add the use of Homestay to Article V – Agricultural District A-1; Article VII–Residential District R-2; Article VIII–Residential District R-3; Article VIII–A–Residential District R-3MH; Article X–Business District B-1; Article XI–Business District B-2 (General); and, Article XI-A–Business District B-2 DT General Business District–Downtown, on first and final reading. Mayor Taylor inquired if there was any discussion on the motion to adopt the ordinance on first and final reading. There being none, the motion was approved with the following voting in favor and there being no opposition:

FOR: Beth A. Taylor, Jacqueline K. King, Joseph E. Hand, Jr., Mark J. Bloomfield, Cathy D. Pattison

AGAINST: None

ABSTENTIONS: None

Ordinance No. 1365 was adopted on first and final reading.

RE: ADJOURNMENT

There being no further business to be discussed, a motion was duly made, seconded and carried to adjourn the meeting (8:00 p.m.).

Beth A. Taylor, Mayor

Sharon G. Corvin, CMC, Town Clerk