

KINGSTON CITY COUNCIL PUBLIC HEARING
TUESDAY, DECEMBER 12, 2023 – 5:50 P.M.
KINGSTON CITY HALL

The Kingston City Council held a Public Hearing on Tuesday, December 12, 2023 at 5:50 p.m. Mayor Neal called the Hearing to Order. City Council Members present include Council Member Philip Bredwell, Vice-Mayor Tony Brown, Council Member Randy Childs, Council Member Stephanie Wright and Mayor Tim Neal. Staff present: City Manager David Bolling (5:57PM), City Clerk Kelly Jackson, Finance Director Michelle Kelley (5:56PM), City Attorney Andrew Thompson, and Utility Director Kevin Hamilton. Others present include Dudley Evans and Michael Stooksbury

The hearing was for the purpose of:

Consideration of Ordinance 23-11-14-01, an ordinance amending the zoning map of Kingston, Tennessee by zoning certain territory annexed by Resolution 23-11-14-01 as C-2, Highway Business District.

Mayor Neal made two announcements inquiring if anyone wished to address Council regarding the above-listed Ordinance. Mayor Neal adjourned the Public Hearing at 6:00 P.M. after seeing there was no one present that wished to address Council regarding this ordinance.

REGULAR MEETING KINGSTON CITY COUNCIL
TUESDAY, DECEMBER 12, 2023 – 6:00 P.M.
KINGSTON CITY HALL

The Kingston City Council met in regular session on Tuesday, December 12, 2023 at 6:00 P.M. Mayor Tim Neal called the meeting to order. Vice-Mayor Tony Brown gave the Invocation after a moment of silence was observed for the passing of Vice-Mayor Brown's father, Ralph Brown. Council Member Randy Childs led the pledge. Upon roll call the following members were present: Council Member Philip Bredwell, Vice Mayor Tony Brown, Council Member Randy Childs, Council Member Stephanie Wright, and Mayor Tim Neal. Staff present: City Manager David Bolling, City Clerk Kelly Jackson, Finance Director Michelle Kelley, City Attorney Andrew Thompson, and Utility Director Kevin Hamilton. Council Member Tommy Guinn and Council Member Lucy Johnson were absent.

APPROVAL OF PREVIOUS MINUTES

A motion was made by Member Childs, second by Member Bredwell to waive the reading and approve as written the minutes of the Work Session on November 7, 2023 and the Public Hearing/Regular Meeting on November 14, 2023.

The motion passed with a unanimous roll call vote. 5 Ayes.

CITIZEN COMMENTS/PERSONS TO APPEAR/PROCLAMATIONS-NONE

REPORTS-MAYOR AND COUNCIL-

- Member Bredwell-No additional comments
- Member Brown-Thanked the City of Kingston for everything during the passing of his father, Ralph Brown.
- Member Childs-No additional comments.
- Member Guinn-No additional comments.
- Member Johnson-No additional comments
- Member Wright-No additional comments.
- Mayor Neal- Complimented the city employees for all the Christmas decorations this year.

REPORTS-CITY MANAGER'S REPORT

- Build Grant-First meeting scheduled for January 12, 2024 at 2PM
- Lights at 352-REU advised they have 45 completed and 15 more to install.
- We received a capital improvement grant for Southwest Point Fort to make much need repair/improvements to the Palisade wall. It is a 100% grant for \$33,250
- STP Project-sent an email regarding the lack of progress on this project and copied Senator Yager and Representative Fritts.

ADDITION OF ITEMS TO THE MEETING AGENDA RECEIVED AFTER CLOSE OF AGENDA DEADLINE (BY UNANIMOUS CONSENT OF ALL MEMBERS PRESENT. - NONE

UNFINISHED BUSINESS:

- A. Consideration of the second reading of Ordinance 23-11-14-01, an ordinance amending the zoning map of Kingston, Tennessee by zoning certain territory annexed by Resolution 23-11-14-01 as C-2, Highway Business District.**

A motion was made by Member Wright, second by Member Childs to approve the second reading of Ordinance 23-11-14-01, an ordinance amending the zoning map of Kingston, Tennessee by zoning certain territory annexed by Resolution 23-11-14-01 as C-2, Highway Business District.

The motion passed with a unanimous roll call vote. 5 Ayes

- B. Consideration of the second reading of Ordinance 23-11-14-02, an ordinance adopting and enacting a comprehensive codification and revision of the personnel rules and regulations of the City of Kingston.**

A motion was made by Member Wright, second by Member Bredwell to approve the second reading of Ordinance 23-11-14-02, an ordinance adopting and enacting a comprehensive codification and revision of the personnel rules and regulations of the City of Kingston.

The motion passed with a unanimous roll call vote. 5 Ayes

C. Consideration of the second reading of Ordinance 23-11-14-03, an ordinance amending the annual budget for the City of Kingston, Tennessee for fiscal year 2023-2024.

A motion was made by Member Childs, second by Member Bredwell to approve the second reading of Ordinance 23-11-14-03, an ordinance amending the annual budget for the City of Kingston, Tennessee for fiscal year 2023-2024.

The motion passed with a unanimous roll call vote. 5 Ayes.

NEW BUSINESS:

A. Consideration to authorize the City Manager to begin the procurement process for garbage pick-up.

A motion was made by Member Childs, second by Member Wright to authorize the City Manager to begin the procurement process for garbage pick-up.

The motion passed with a unanimous roll call vote. 5 Ayes.

B. Consideration to fill three expiring term vacancies on the Historic Zoning Commission.

A motion was made by Member Wright, second by Member Childs to appoint the three applicants (Mary Pippin, Adam Gallaher, and Michael Stooksbury) to fill the vacancies on the Historic Zoning Commission. Terms to expire 12/31/2028

The motion passed with a unanimous roll call vote. 5 Ayes.

C. Consideration to fill one expiring term vacancy on the Library Board.

A motion was made by Member Bredwell, second by Member Wright to reappoint Kerry Willett to a second term on the Kingston Library Board. Term to expire 12/31/2026

The motion passed with a unanimous roll call vote. 5 Ayes.

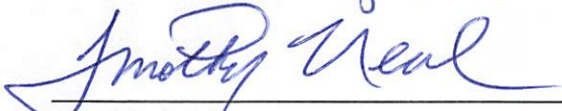
D. Consideration to authorize the surplus of City property.

A motion was made by Member Childs, second by Member Wright to authorize the surplus of City property.

The motion passed with a unanimous roll call vote. 5 Ayes.

Mayor Neal adjourned the meeting at 6:12 pm

APPROVED January 9, 2024



Tim Neal, Mayor

ATTEST:



City Clerk

NOTICE OF PUBLIC HEARING
CITY OF KINGSTON, TENNESSEE
PROPOSED ORDINANCE TO REZONE
PROPERTY

The Kingston City Council will hold a public hearing at 5:50 p.m. on Tuesday, December 12, 2023 at the second floor of the Kingston City Office Building, 900 Waterford Place. The purpose of the hearing will be to receive comments from the public regarding proposed Ordinance 23-11-14-01, which if adopted, will rezone one lot located at 1190 Gallaher Road - (Roane County tax map 049G, Group A, Parcel 001.06) from R-1, Residential District to C-2, Highway Business District. Three copies of the proposed ordinance are available for public inspection at the office of the City Manager, second floor of the Kingston City Office Building.

Public Hearing

TUESDAY, DECEMBER 12, 2023 (5:50pm-6:00pm)

ORDINANCE 23-11-14-01

An ordinance, which if adopted, will rezone one lot which was recently annexed located at 1190 Gallaher Road (Roane County Tax Map 049G, Group A, Parcel 001.06) from R-1, Residential District to C-2, Highway Business District.

SIGN IN SHEET

PLEASE PRINT NAME/ADDRESS

NAME

ADDRESS

[illegible]

ORDINANCE: 23-11-14-01

AN ORDINANCE AMENDING “THE ZONING MAP OF KINGSTON, TENNESSEE” BY ZONING CERTAIN TERRITORY ANNEXED BY RESOLUTION 23-11-14-01, AS C-2, HIGHWAY BUSINESS DISTRICT.

WHEREAS, The Kingston City Council, in accordance with Section 13-7-204 of the Tennessee Code Annotated, may amend the zoning ordinance and the “Zoning Map of Kingston, Tennessee”; and

WHEREAS, The Kingston Municipal Planning Commission has forwarded its recommendation to the Kingston City Council regarding the amendment to the “Zoning Map of Kingston, Tennessee”;

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Kingston, Tennessee;

Section 1. As shown on the attached map, parcel 001.06, Roane County Tax Map 049G, Group A, and the right-of-way of Highway 58/Gallaher Road, from the existing corporate limits to the easternmost point of parcel 001.06, Roane County Tax Map 049G, Group A, is hereby zoned as C-2, Highway Business District.

Section 2. This ordinance shall be effective from and after its passage, the public welfare requiring it.

Passed on first reading: November 14, 2023

Public Hearing Held: December 12, 2023

Passed on second reading: December 12, 2023



Mayor



City Clerk



December 13, 2023

Molly Hartup
Roane County Assessor of Property
200 East Race Street, Suite 5
Kingston, TN 37763

Glen Cofer
Roane County Building Codes/Zoning Office
308 N. Third St.
Kingston, TN 37763

Guadalupe Calderon Borja
6249 Rexburg Drive
Knoxville, TN 37921

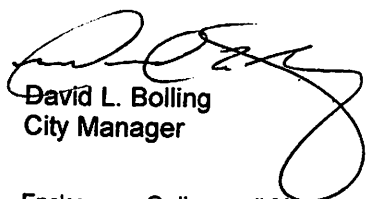
Jose Juan Zarate
6249 Rexburg Drive
Knoxville, TN 37921

Re: ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF KINGSTON, TENNESSEE BY ZONING CERTAIN TERRITORY ANNEXED BY RESOLUTION 23-11-14-01 AS C-2, HIGHWAY BUSINESS DISTRICT.

Greetings:

Enclosed please find a copy of an Ordinance rezoning the above-described property, together with a copy of the map attachment for the above-described property which ordinance and map were first adopted on December 12, 2023 at the regular meeting of the Kingston City Council following a public hearing as required by law.

Sincerely,

A handwritten signature in black ink, appearing to read "David L. Bolling".

David L. Bolling
City Manager

Enclosures: Ordinance # 23-11-14-01

ORDINANCE 23-11-14-02

**AN ORDINANCE ADOPTING AND ENACTING A COMPREHENSIVE
CODIFICATION AND REVISION OF THE PERSONNEL RULES AND REGULATIONS
OF THE CITY OF KINGSTON.**

WHEREAS, the City Council of the City of Kingston has heretofore adopted a personnel system pursuant to Article 6, Section 6.02 of the Kingston City Charter; and,

WHEREAS, the Personnel Rules and Regulations of the City of Kingston are in need of revision; and,

WHEREAS, the City Council of the City of Kingston deems it to be in the best interest of the City to adopt new Personnel Rules and Regulations,

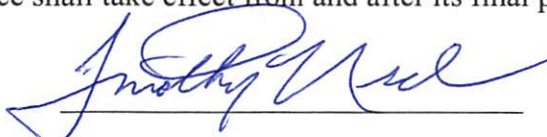
NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF KINGSTON THAT:

Section 1. Personnel Rules and Regulations Adopted. Personnel Rules and Regulations attached hereto as Exhibit A are hereby adopted in their entirety.

Section 2. Ordinances Repealed. All ordinances inconsistent with this ordinance and the rules and regulations hereby adopted are repealed to the extent of any such conflict.

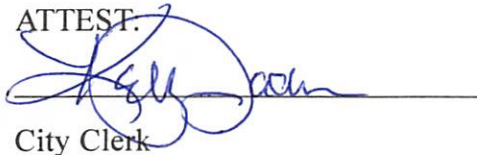
Section 3. Severability Clause. The invalidity of any section, subsection, paragraph, sentence or clause in the Personnel Rules and Regulations of the City of Kingston shall not affect the validity of any other portion of said Rules and Regulations and only any portion declared to be invalid by a court of competent jurisdiction shall be deleted therefrom.

Section 4. Date of Effect. This ordinance shall take effect from and after its final passage, the public welfare requiring it.



Mayor

ATTEST.


City Clerk

Passed First Reading: November 14, 2023

Passed Second Reading: December 12, 2023

ORDINANCE NO. 23-11-14-03

**AN ORDINANCE AMENDING THE ANNUAL BUDGET FOR THE CITY OF KINGSTON, TENNESSEE FOR
FISCAL YEAR 2023-2024**

WHEREAS, *Tennessee Code Annotated* Title 9 Chapter 1 Section 116 requires funds first be appropriated before being expended and that no appropriations may exceed available funds;

WHEREAS, *Tennessee Code Annotated* Title 6 Chapter 56 Section 208 allows amendment of the budget ordinance in the same manner as any other ordinance may be amended;

WHEREAS, Allocations are made for Lighting projects and a HVAC unit replacement;

NOW, THEREFORE BE IT ORDAINED by the City Council for the City of Kingston, Tennessee, that:

SECTION 1: Appropriations. The governing body appropriates the following increases to Capital Improvements and Repair and Maintenance of City Hall Buildings, Fire Department Radios, Police grant money, and a State Capital Grant:

General Fund:

Revenues:

110-38000	Donation from Roane County	\$25,000.00
110-33479	State Capital Grant	\$33,250.00
110-33479	THSO State Grant	\$10,786.18
110-34746	Fire Department Donations	\$1,060.00


Fund Balance:

110-27100	Fund Balance	\$170,435.00
110-26435	Assigned Fund Balance Library	\$1,750.00


Expenditures:

110-43750-933	Capital Improvements I40 Lighting Project	\$150,000.00
110-41810-260	City Hall Buildings Repair & Maintenance	\$6,625.00
110-41810-260	City Hall Buildings Library Heat and Air Replacement	\$16,750.00
110-43750-932	Outdoor Fitness Court	\$10,000.00
110-41500-260	Finance Repair & Maintenance	\$2,500.00
110-41810-260	City Hall Repair & Maintenance	\$2,500.00
110-44400-111	P&R Salaries	\$5,000.00
110-43750-949	Fire Dept Radios & Pagers	\$7,000.00
110-43750-939	Fort SWP Improvements	\$33,250.00
110-43750-915	Pavement Resurface	\$6,810.00
110-42100-940	Police Capital Equipment	\$8,120.00
110-42100-112	Police Overtime	\$2,666.18
110-42200-720	Fire Donations Expense	\$1,060.00

Section 2 : **Submission to the Director of Local Finance.** This amendment will be submitted to the Director of the Office of State and Local Finance as required by state statute to show continued compliance with the requirements of Tennessee Code Annotated Title 9 Chapter 21 Section 403 to maintain a balanced budget.



Kelly Jackson
City Clerk



Tim Neal
Mayor

Passed 1st Reading November 14, 2023
Passed 2nd Reading December 12, 2023

Public Notice

The City of Kingston is seeking applicants
interested in serving on the

Historic Zoning Commission

To fill three expiring terms.

The term is for 5 years

(December 31, 2023-December 31, 2028)

Those interested may submit a letter of
interest to City Manager David L. Bolling,
900 Waterford Place, Kingston, TN
37763 or email to

humanresources@kingstontn.gov

No later than 4:30 PM on Thursday,
November 30, 2023.

Kelly Jackson

From: mary pippin <clsunfun@yahoo.com>
Sent: Thursday, November 30, 2023 11:37 AM
To: Kelly Jackson
Subject: Re: Historic Zoning

****EXTERNAL****

Yes I will. Thank you for asking me.

Mary

On Thursday, November 30, 2023 at 09:26:11 AM EST, Kelly Jackson <kelly.jackson@kingstontn.gov> wrote:

Mary,

Good Morning. I just wanted to reach out again to see if you are interested in serving another term on the Kingston Historic Zoning Commission. If so, please respond to this email today so I can get your name included in the council packet that will be distributed tomorrow.

Regards,

Kelly Jackson

Kingston City Manager's Office

City of Kingston

900 Waterford Place

Kingston, TN 37763

(865) 376-6584 ext 1102

Kelly.Jackson@kingstontn.gov

Kelly Jackson

From: Adam Gallaher <adamgallaher@icloud.com>
Sent: Wednesday, October 4, 2023 9:15 PM
To: Human Resources
Subject: Historical Zoning Commission

****EXTERNAL ****

Hello. My name is Adam Gallaher. I am interested in joining the Historical Zoning Commission. I truly love our community and have a deep passion for history. Please let me know what all I need to do in order to pursue this. Thank you !!

My contact info is

Adam Gallaher
2232 Lawnville Rd
Kingston TN 37763
Phone 8653079970

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KINGSTON OFFICE:
804 W. Race Street
Kingston, TN 37763
P: (865) 354-3333
F: (865) 354-4442



CROSSVILLE OFFICE:
28 W. Fifth Street
Crossville, TN 38555
P: (931) 248-7100
F: (931) 250-8202

www.dlfattorneys.com ■ davislawfirminfo@gmail.com

November 29, 2023

David L. Bolling
City of Kingston
900 Waterford Place
Kingston, TN 37763
humanresources@kingstontn.gov

Re: Historic Zoning Commission vacancy

Dear Mr. Bolling:

My name is Michael Stooksbury, and I am an attorney at Davis Law Firm. I am writing you to express my interest in one of the three expiring seats on the Kingston Historic Zoning Commission. I believe my interests and my background lend themselves to service on this Commission, and I would be honored to be considered for one of your openings.

Growing up in Kingston instilled in me a profound appreciation for our community's history and the unique charm embodied in its historic structures. Having recently completed my legal education and entered the practice, I have developed a keen interest in efficient land use, particularly in the context of preserving existing structures with historical significance. My legal background equips me with the skills necessary to navigate the complexities of land use regulations and zoning issues. I am particularly passionate about finding efficient and innovative solutions to balance the need for progress with the imperative to preserve our valuable historic assets. I believe that my legal training, coupled with my deep connection to Kingston, positions me well to contribute meaningfully to the Kingston Historic Zoning Commission.

In addition to my legal qualifications, I have a personal stake in the prosperity of our community. I am committed to ensuring that Kingston continues to thrive while safeguarding its unique character. If appointed to the Kingston Historic Zoning Commission, I am eager to bring my fresh perspective, legal acumen, and unwavering commitment to the table. I see this as an opportunity to contribute to the well-being of Kingston and to actively shape the future of our community.

I appreciate your time and consideration of my application. I would welcome the opportunity to discuss my candidacy further and explore how my skills align with the goals of

the Historic Zoning Commission. Feel free to contact me at my office using the address or phone number above. You may also reach me via my personal cell phone at 865-224-4206. I look forward to hearing from you soon.

Sincerely,

A handwritten signature in blue ink, appearing to read "Michael Stooksbury". The signature is fluid and cursive, with the first name "Michael" and last name "Stooksbury" clearly distinguishable.

Michael R. Stooksbury, Esq.

MRS/mrs

Kelly Jackson

From: Michael Stooksbury <mrstooksburylaw@gmail.com>
Sent: Friday, December 1, 2023 9:56 AM
To: Human Resources
Subject: Re: Historic Zoning Commission vacancy

****EXTERNAL****

Hi Kelly,

My address is 512 Manor View Drive, Knoxville, TN 37923. For what it's worth, my wife and I are moving back to Kingston in January or February. I don't believe this should be a problem since the ordinance creating this body does not have a strict residency requirement, only stating members shall "be from the community in general." *See* Kingston, Tenn., Zoning Ordinance art. 11 § 901 (2013).

Thank you!

Michael R. Stooksbury

Associate Attorney

Davis Law Firm

804 West Race Street

Kingston, Tennessee 37763

865.354.3333 (Tel.)

865.354.4442 (Fax)

DLFAAttorneys.com

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On Fri, Dec 1, 2023 at 8:53 AM Human Resources <humanresources@kingstontn.gov> wrote:

Michael,

Good Morning. I did receive your updated letter and I will send this to council who will vote on December 12th to make any appointments. Can you advise me of your home address please?

Regards,

Kelly Jackson

Kingston City Manager's Office

City of Kingston

900 Waterford Place

Kingston, TN 37763

(865) 376-6584 ext 1102

Kelly.Jackson@kingstontn.gov

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From: Michael Stooksbury <mrstooksburylaw@gmail.com>
Sent: Wednesday, November 29, 2023 2:05 PM
To: Human Resources <humanresources@KINGSTONTN.GOV>
Subject: Historic Zoning Commission vacancy

****EXTERNAL****

To whom it may concern:

You will find a corrected letter attached. Embarrassingly, I previously misspelled Mr. Bolling's name.

Thank you for your grace.

Michael R. Stooksbury

Associate Attorney

Davis Law Firm

804 West Race Street

Kingston, Tennessee 37763

865.354.3333 (Tel.)

865.354.4442 (Fax)

DLFAAttorneys.com

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PUBLIC NOTICE

The City of Kingston is seeking applicants
interested in serving on the

Library Board

to fill one expiring 3-year term

December 31, 2023 to December 31, 2026

Applications are available at the
Kingston Public Library

Deadline for applications-Thursday, November 30, 2023
at 4:30PM

Kelly Jackson

From: Kerry <kerrydonohue3@yahoo.com>
Sent: Monday, October 2, 2023 10:41 AM
To: Kelly Jackson
Subject: Re: Kingston Library Board

****EXTERNAL****

I'm fine if no one else wants it. If someone does then I'll work on starting up the friends of the library

Sent from my iPhone

On Oct 2, 2023, at 9:01 AM, Kelly Jackson <Kelly.Jackson@kingstontn.gov> wrote:

Kerry,

Good Morning. First I want to thank you for your willingness to serve on the Kingston Library Board. Your current term expires on 12/31/2023 and we have to advertise for any expiring term on our boards at least 30 days prior. I will post a public notice advertising today. If you would like to serve another term please respond to this email indicating that and we can present it to Council at the December meeting.

Thanks again and Have a great day !!
Regards,

Kelly Jackson

Kingston City Manager's Office
City of Kingston
900 Waterford Place
Kingston, TN 37763
(865) 376-6584 ext 1102
Kelly.Jackson@kingstontn.gov

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December 2023 Surplus Requests

- Miscellaneous Furniture
- Christmas Decorations
- 32 bundles of cedar shingles
- Misc. surveillance camera equipment
- Handheld barcode scanners