



City Council

Work Session

190 Church St., NE
Cleveland, TN 37312
www.clevelandtn.gov

Agenda

Monday, May 10, 2021

1:00 PM

Municipal Building

- 1. SPECIAL PRESENTATIONS AND PUBLIC COMMENTS**
- 2. CITY MANAGER REPORT**
 - a. Review of Paul Huff Corridor Improvements
 - b. Review of 25th Street Corridor Improvements
- 3. REVIEW OF 3:00 AGENDA – CITY MANAGER**
- 4. REPORTS OF COUNCIL MEMBERS**
 - a. Councilman Cassada
 - b. Councilman May
 - c. Councilman Hughes
 - d. Councilman Webb
 - e. Vice Mayor Johnson
 - f. Councilwoman McKenzie
 - g. Councilman Estes
- 5. ANNOUNCEMENTS**
- 6. ADJOURNMENT**



City Council

Regular Session

190 Church St., NE
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Agenda

Monday, May 10, 2021

3:00 PM

Municipal Building

1. CALL TO ORDER
2. ROLL CALL
3. PLEDGE OF ALLEGIANCE AND INVOCATION
4. WAIVE READING OF MINUTES
 - a. Regular Session – April 26, 2021 (p. 1)
5. SPECIAL PRESENTATIONS AND PUBLIC COMMENTS
 - a. Representative Mark Hall – State Proclamation Honoring the late Councilman Charlie McKenzie.
 - b. Recognizing Outgoing and Incoming Flag Sentry
6. HEARING PETITIONS AND COMMUNICATIONS
 - a. **Public Hearing** - To hear public comments concerning a request by the property owners to rezone 1.87 acres, more or less, located on Hiwassee Ave NE (Tax Map 42G Group B Parcels 18.00,19.00 & 20.00 and Tax Map 42G Group C Parcel 9.00 & 11.00) from R1 Single Family Residential Zoning District to R2 Low Density Single and Multi-family Residential Zoning District (Planning Commission: Approved 5-1; 3 absent) (p. 2-17).
 - b. **Public Hearing** – To hear public comments concerning a request by the property owners to rezone 4.11 acres, more or less, located at 184 Durkee Rd NE (Tax Map 58F Group D Parcels 19.00, 20.00, 21.00, 22.00, 23.00) from IL Light Industrial Zoning District to IH Heavy Industrial Zoning District (Planning Commission: Approved 6-0; 3 absent) (p. 18-24).
 - c. **Public Hearing** - To hear public comments concerning a request by the property owner to rezone 6.02 acres, more or less, located at Benton Pike and Durkee Rd (Tax Map 58 Parcel 78.00) from IH Heavy Industrial Zoning District to MU Mixed Use Zoning District (Planning Commission: Approve 6-0; 3 members absent) (p. 25-30).
 - d. **Public Hearing** - To hear public comments concerning an amendment to section 2.12 of the zoning ordinance concerning the development standards within the CBD Central Business District Zoning District (Planning Commission: Approved 6-0; 3 absent) (p. 31-35).

7. CONSENT AGENDA

- a. **Resolution 2021-34** - Approval of the 2021-2022 CDBG Annual Action Plan (p. 36-38).
- b. **Resolution 2021-35** – Authorizing the Mayor to sign a sewer easement in connection with the Durkee Road Sewer extension project (p. 39-44).
- c. **Resolution 2021-36** – Authorizing the Mayor to sign the FY2022 TDOT State Highway Maintenance contract (p. 45-70).
- d. **Bid Report** – Street Paving (p. 71).
- e. **Motion** – Approving Change Order #2 with East TN Construction Services, Inc for the Blythe to Blythe Sidewalk Fence project (p. 72-73).
- f. **Motion** – Issuing a new Certificate of Compliance to I-75 Wine & Spirits, LLC due to change in the ownership interest of members (p. 74-80).

8. UNFINISHED BUSINESS

9. REPORTS OF COUNCIL MEMBERS

- a. Councilman Cassada
- b. Councilman May
- c. Councilman Hughes
- d. Councilman Webb
- e. Vice Mayor Johnson
- f. Councilwoman McKenzie
- g. Councilman Estes

10. NEW BUSINESS AND ORDINANCES

- a. **Zoning Ordinance 2021-10** – Rezoning 1.87 acres, more or less, located on Hiwassee Ave NE (Tax Map 42G Group B Parcels 18.00,19.00 & 20.00 and Tax Map 42G Group C Parcel 9.00 & 11.00) from R1 Single Family Residential Zoning District to R2 Low Density Single and Multi-family Residential Zoning District (Planning Commission: Approved 5-1; 3 absent) (p. 81-83).
- b. **Zoning Ordinance 2021-11** – Rezoning 4.11 acres, more or less, located at 184 Durkee Rd NE (Tax Map 58F Group D Parcels 19.00, 20.00, 21.00, 22.00, 23.00) from IL Light Industrial Zoning District to IH Heavy Industrial Zoning District (Planning Commission: Approved 6-0; 3 absent) (p. 84-86).
- c. **Zoning Ordinance 2021-12** – Rezoning 6.02 acres, more or less, located at Benton Pike and Durkee Rd (Tax Map 58 Parcel 78.00) from IH Heavy Industrial Zoning District to MU Mixed Use Zoning District (Planning Commission: Approve 6-0; 3 members absent) (p. 87-89).
- d. **Ordinance 2021-13** – Amending Section 2.12 of the Zoning Ordinance concerning the development standards within the CBD Central Business District Zoning District (Planning Commission: Approved 6-0; 3 absent) (p. 90-97).

11. ANNOUNCEMENTS

- a. The next City Council meeting will be held on Monday, May 24, 2021.

12. ADJOURNMENT