



EAGLEVILLE CITY COUNCIL REGULAR MEETING AGENDA

Eagleville City Hall

108 South Main Street

Thursday, December 19, 2024

7:00 p.m.

Immediately Following Public Hearing

Prior to meeting, please silence all electronic devices.

- 1) MAYORS WELCOME and CALL TO ORDER – Mayor Chad Leeman
- 2) ROLL CALL – City Recorder Christina Rivas
- 3) INVOCATION/PLEDGE OF ALLEGIANCE
- 4) ADOPTION OF THE AGENDA
- 5) CITIZENS' INPUT - *Any Citizen shall be given up to three (3) minutes to address City Council on any issue. When the Mayor asks, please raise your hand if you wish to speak.*
- 6) ADOPTION OF THE CONSENT AGENDA
 - a) Approval of Minutes
 - Work Session – October 17, 2024
 - Work Session – November 21, 2024
 - Regular Session – November 21, 2024
 - b) Financial Report – October 2024
- 7) MAYOR AND COUNCIL PRESENTATIONS
- 8) DEPARTMENT REPORTS
 - City Recorder
 - Finance Consultant's Report
 - Fire Department
 - Parks Department
 - Police Department
- 9) CITY MANAGER REPORT

10) OLD BUSINESS

- a. Approve or Deny ORDINANCE 2024-004 AN AMENDMENT TO ORDINANCE 2015-003 OF THE CITY OF EAGLEVILLE, TENNESSEE, TO ADOPT PRESIDENTS DAY (THE THIRD MONDAY OF FEBRUARY) AND JUNETEENTH (THE 19TH DAY OF JUNE); ADDING THE TWO HOLIDAYS TO THE PERSONNEL POLICIES AND PROCEDURES, SECTION 1, SUBSECTION V (1)a "HOLIDAYS" (Second Reading).
- b. Approve or Deny Ordinance 2024-005, AN ORDINANCE TO ESTABLISH A NEW FEE SCHEDULE FOR THE PARK AND RECREATIONAL FACILITIES OF THE CITY OF EAGLEVILLE (Second Reading).
- c. Approve or Deny Ordinance 2024-006, AN ORDINANCE TO ADOPT AMENDMENTS TO THE CITY OF EAGLEVILLE, TENNESSEE'S ZONING ORDINANCE, BY AMENDING ORDINANCE 2016-009, WITH AMENDMENTS THROUGH OCTOBER 2023 (Second Reading).

11) NEW BUSINESS

- a. Approve or Deny Ordinance 2024-007 An Ordinance Repealing Title 8, Chapter 1, Alcoholic Beverages and Replacing with Title 8, Chapter 1, Alcoholic Beverages (First Reading).

12) MAYOR'S AND COUNCIL'S CLOSING REMARKS

13) ADJOURNMENT

ITEM 6a

Approval of Minutes:

- Work Session – October 17, 2024
- Work Session – November 21, 2024
- Regular Session – November 21, 2024

**Minutes of the
City Council Work Session
Eagleville City Hall, Eagleville, TN
Thursday, October 17, 2024 – 7:00 PM**

1. MAYORS WELCOME and CALL TO ORDER

Mayor Chad Leeman called the meeting to order at 7:00 p.m.

2. ROLL CALL

The roll was called by City Manager Hellyn Riggins.

PRESENT:

Mayor Chad Leeman
Vice Mayor Bill Tollett
Councilman Jason Blair
Councilman Ryan Edwards
Councilman Brandon Emamalie

ABSENT:

Councilman Craig Campbell
Councilman Chris Hendrix

STAFF:

City Manager Hellyn Riggins
Chief David Breniser

Management Consultant Mike Walker
Fire Chief Jonathan Armstrong

GUESTS:

Will Vaughn

3. DISCUSSION

a) Discussion of Rental House and Contract for Management

City Manager Hellyn Riggins explained that she has an appointment with the rental agent, tomorrow; October 18, to sign a new contract with the agency. Also, the current tenants have given notice.

Mayor Chad Leeman stated that the agent continually contacts Ms. Riggins with questions which the agent was hired to field and manage. He noted that he had spoken with the agent and informed her that she and her agency were hired to manage the property for the City and that the constant involvement of the City to handle situations, was unacceptable. He further noted that a contract had been signed for a 12-month lease and that the full amount of rent had been built in to the City's budget and could not be dismissed.

Mayor Leeman stated that, subsequent to this conversation, the agent sent an email to the City stating that she had complied with the tenants' request to be released from their lease early, without penalty. He informed Council that he had spoken with other lease agents and that they found these practices to be unusual. He stated that he believed a letter outlining what the City expects should be drafted and included in the with the new contract.

Mayor Leeman noted that he confirmed that 10% was the appropriate rate to pay a rental agent, which is what the City has been paying.

Discussion ensued noting the following:

- The contract is with Maples Realty & Auction Co.
- The current lease notes that the renter's deposit is forfeited if the lease is broken early.
 - The City lost one month's rent.
 - The agent believes the property will be rented before December.
- The current tenants will vacate in mid-November.

Ms. Riggins stated that her opinion was to renew the contract; noting however, that there is a clause in the lease which states that if the property is not rented within 30 days, the City could opt out of the contract. She further stated that the City could also cancel the contract due to dissatisfaction with the agent's lack of upholding the terms of the lease.

Councilmember Jason Blair recommended requesting a different agent from Maples Realty to handle the City's account.

Ms. Riggins stated that she would compose a letter for Mayor Leeman to sign that outlines the expectations of the City and would request a new agent to handle the property going forward.

b) Discussion of Park Board Recommendation of Park Fees

City Manager Hellyn Riggins introduced Park Board Chairman, Will Vaughn, to discuss the Board's recommendation.

Chairman Vaughn stated that upon reviewing the current fees for Parks and Recreation, the Board believed that most of the fees were outdated. He reviewed the changes as follows:

1. Pavilion rental for 4 hours is \$25; recommending \$50.
2. All Day Pavilion rental is \$50; recommending \$100.
3. Recommended maintaining field rental at \$100 per day.
 - a. Add a fee of \$25 per hour, up to 4 hours.
4. Recommended removing the mound and temporary fencing fees due to a lack of staffing.
 - a. It was suggested to maintain the ability to charge for these items if the service was necessary.
5. Increase the fee for field conditioner from \$10 to \$25 per bag.
6. Recommended increasing the Ball Club fees before their next season; from \$10 per child to \$20 per child.
7. Due to the increase in costs for signage, an increase for sponsorship sign fees would increase from \$250 to \$350 for the first year.
 - a. Renewals would increase from \$150 to \$200.

Chairman Vaughn explained that the increase for the Ball Club would generate approximately \$2000 for the City. He noted that despite such an increase, it would cover almost half of the cost for water and electricity at the ball field.

Ms. Riggins stated her appreciation for Chairman Vaughn's efforts to research the City's cost prior to addressing the Ball Club, to prepare this fee schedule.

Chairman Vaughn informed Council that the Park Board had discussed having the Ball Club president serve on the Park Board. He noted that business that impacts the Ball Club often arises and that if a member of the Ball Club were present at meetings, items could be addressed more expediently.

Discussion ensued regarding:

- An effort could be made invite the Ball Club to Park Board meetings; allowing the Ball Club the opportunity to attend and be represented.
- Chairman Vaughn suggested charging a fee of \$500 which would cover 2 years for sponsorship signage to help defray the cost to the City.
- Charging for admission to the ball games.
 - Chapel Hill no longer charges admission for their ball club.
 - The entrance to the ball field is not controlled.
 - It would be difficult to ensure that all attendees paid admission.
 - Vice Mayor William Tollett suggested, in lieu of admission, to add another \$5-\$10 to the sign-up fee, per child.
 - Councilmember Blair stated that admission fees were in the purview of the Ball Club.

c) Discussion of Pickle Ball Courts

Vice Mayor William Tollett stated that he requested this item as he has found there was significant interest in the sport. He questioned if there was an area that would be suitable for Pickle Ball Courts.

Mayor Chad Leeman asked Park Board Chairman Will Vaughn if there was an area at the park that would be suitable.

Chairman Vaughn stated that it would require some work, but there is suitable space available.

Discussion suggested that Field 3 would be suitable if some of the fencing were moved and that the lighting from the parking lot would be sufficient.

Chairman Vaughn noted that part of the larger plan is to add batting cages between Fields 1 and 2. He further estimated that it would cost approximately \$30,000 for the concrete slab.

City Manager Hellyn Riggins stated that this item could be submitted to the Park Board to determine the layout and then submitted to City Engineer Will Owen. She noted that Pickle Ball Courts were not in the current fiscal year's budget.

Vice Mayor Tollett stated that it could be slated for fiscal year 2025-2026.

Ms. Riggins informed Council that the park has inadequate parking for the activities it currently offers. She asked Council to consider the following:

- Should the City query property owners if they are willing to sell their land to the City, in order to expand the park for new facilities?
- Should the City consider purchasing property in a different area and create an additional park?
- The park is at capacity.

Chairman Vaughn added that it had been mentioned that the City could host tournaments at the park. He noted that it would be a considerable investment to develop the park in order to hold tournaments. He further concurred that when games are held that the park is completely full and that the overflow parking area is packed with cars.

Chairman Vaughn stated that the Board wants to be informed of the plan that Council has for the park: whether they should plan to grow the park or keep it small and maintained for minimal use.

Vice Mayor Tollett stated his desire that the batting cages, Pickle Ball Courts, and placement of the fence be researched.

Discussion noted that this area was the simplest place to install Pickle Ball Courts. It was noted that it offered something new that could appeal to more residents.

Council thanked Chairman Vaughn for his contributions and efforts.

Ms. Riggins stated that the Park Board would meet again and return to Council with their findings.

d) Discussion of City Manager Time Off

City Manager Hellyn Riggins informed Council that she would be out of the office for two weeks in November. She noted that she would have access to City email in the evening. She stated that Management Consultant Mike Walker would be available to Council and Staff in her absence.

e) Discussion of October 24 Meeting

City Manager Hellyn Riggins noted that all of the items agendaized this evening were topics for discussion; none of which were substantive to require action taken at the scheduled October 24th meeting. She stated that, as such, Council could opt to cancel the meeting.

Mayor Leeman and Council agreed to cancel the October 24, 2024 Regular meeting.

Ms. Riggins stated that she would post a notice to that affect.

f) Discussion of TN Highway Safety Officer F\FY 2025 Grant

City Manager Hellyn Riggins informed Council that Police Chief David Breniser is in the process of applying for this grant and that it is the same grant the City applied for, last year.

Chief Breniser stated that this was an alcohol enforcement and education grant and that the award amount increased from a maximum of \$5,000 last year to \$10,000 this year. He noted that these funds would allow him to spend \$8,000 on equipment and \$2,000 for overtime spent on Driving Under the Influence enforcement.

He continued, noting that the grant was specified the type of equipment he could purchase. He reviewed the items that he would purchase, if approved:

- In-car camera system to replace an aging system currently in use.
- Laptop computers to replace old ones.
- Reflective gloves, a flashlight, cones and signage for traffic safety duties.

Ms. Riggins noted that the grant was not a matching grant and covered 100% of the cost up to \$10,000.

g) Updates of Annexed Properties or Properties to be Annexed

City Manager Hellyn Riggins stated that Salem Creek Properties had filed a request for annexation. She explained that the area consisted of 98 acres and that the developer was considering to designate some of the lots for equestrian purposes. She noted their intention to defer development of a corner of the property, in order to develop it for commercial use, potentially in future.

Ms. Riggins stated that there would need to be stipulations in place regarding the property's use, prior to bringing it before Council for consideration. She stated her preference to wait to address this, until the Council meeting in December, when she returns. She noted that she further wants to determine the property improvements and compose the improvement into an agreement, rather than an ordinance.

Ms. Riggins continued, noting that the developer for the College Grove property was preparing the site plan. She informed Council that she may not see this plan until the Planning Commission meeting in December.

Ms. Riggins stated that Salem Creek Properties also planned to submit an annexation request for the Moore property.

Ms. Riggins state that the Scales property abuts areas the City had previously annexed.

It was noted that this property:

- Would be separate from Stephenson Farms, though the developer would be the same.
- The long narrow lots originally proposed would now have flexibility in the shape of the lot, due to the ability to tie into the Step Sewer System.
 - Before they were limited due to the designated perk sites.
- The lots are 5 acre lots.

h) Updates of Development Fee Study

City Manager Hellyn Riggins stated that she met with Tischler Bise and that at this time, they are working to ascertain the type of impact fees the City can require. She emphasized that the study is progressing forward.

i) Updates of Engineering Items (Paving, Demolition, etc.)

City Manager Hellyn Riggins stated that she requested that City Engineer Will Owen establish start dates for these projects. She emphasized that she conveyed to Mr. Owen that the demolition of the safety building was a priority for Council.

Ms. Riggins informed Council that the two phases (demolition and paving) would be conducted by separate companies. She noted that she also requested that he work with her to compose the Request for Proposal (RFP); particularly since there may be tanks beneath the building that could pose issues.

Ms. Riggins addressed that the paving aspect would also need to be written and will include the New Town neighborhood and Cheatham Springs Road. She stated that this would be a separate bid for these three projects and that she hoped it would garner more proposals, as it was a larger project overall.

Discussion ensued, attempting to discern if the tanks were onsite and what type of material they had contained. It was determined that further investigation and direction from Mr. Owen was needed.

Councilmember Ryan Edwards questioned whether the parking lot would be beautified with trees and minor landscaping in order to increase curb appeal.

Ms. Riggins stated that once the parking lot is mapped out, the City could manage the landscaping. She noted that as it is required of the businesses, that the City should follow suit.

Vice Mayor William Tollett stated that lighting should be included.

Management Consultant Mike Walker stated that the number of spaces and the flow of traffic needed to be determined.

It was noted that the handicapped parking spaces was determined by the parameters set in the Building Code.

Ms. Riggins informed Council that the insurance on the building was canceled when the Fire and Police departments moved to their new facilities. She stated that liability, however had been maintained, though the structure was no longer covered.

j) Updates of Public Safety Center

City Manager Hellyn Riggins stated that preparations for the grand opening of the new Public Safety Center (PSC) were underway. She noted that invitations had been sent and the responses have been favorable. She stated that cake and punch would be served and that the ribbon cutting would commence after the speeches.

Ms. Riggins stated that speakers still needed to be determined and that she was reviewing the people/entities than needed to be thanked in the speeches. She reminded those in attendance that the ribbon cutting would be from 2:00 p.m. to 4:00 p.m. Sunday, October 27, 2024.

Management Consultant Mike Walker emphasized that the ribbon cutting ceremony was an opportunity for the Police and Fire Chiefs to promote their departments to children, by having them sit in the fire trucks and police cars. Discussion noted that fire hats and stickers had been ordered for distribution.

Mr. Walker informed Council that the final request for funding for the PSC was submitted on October 16, 2024. He stated that the funding would pay off the interim loan, some financing costs, legal fees and the sign for the PSC. He noted that the City was awaiting approval by the United States Department of Agriculture (USDA) for \$2,009,000 in reimbursements to pay these bills. Mr. Walker stated that on the same day that funds are received, the contractors and vendors would be paid. He noted that the original loan was for \$2,126,500 and that the City's final tally came in under budget by \$116,900. He accentuated that the City spent the funds wisely and that this was accomplished even with having to absorb unforeseen expenses.

Ms. Riggins interjected that money had been saved by Mr. Walker's management of the financing. She noted that his negotiations with the USDA to allow the City to close on the first loan in July 2024 saved a substantial amount of interest costs.

Ms. Riggins informed Council that the first payment on the \$4.5M loan financed at 2.125% would not be due until July 2025. Mr. Walker confirmed this and explained that the first payment on the second loan, financed at 3.625% would be due November 2025.

Mayor Leeman asked if a walk through of the PSC could be conducted after the meeting this evening.

Council thanked Mr. Walker for his hard work and efforts on behalf of the City. Council also thanked Ms. Riggins for efforts as well.

Councilmember Emamalie asked for an update on the hole in the roof of the cabinet shop. Ms. Riggins stated that a contractor is supposed to begin repair work on Monday, October 21 or the

City will impose fines starting on that day. She stated that she has been to the shop several times and is trying to bring the property into compliance.

4. ADJOURNMENT

Mayor Leeman confirmed that there was no further business and adjourned the meeting at 8:25 p.m.

Submitted by:

Approved by:

City Recorder Christina Rivas

Mayor Chad Leeman

Date minutes approved: _____

Finance Consultant Mike Walker stated that it could be cost prohibitive.

Vice Mayor Tollett stated that he thought 8 cameras could be strategically placed along Main Street.

Councilmembers Hendrix and Emamalie concurred that the City used to have black and white surveillance cameras, at one time.

Vice Mayor Tollett explained that a robbery which took place just north of the City, brought this to the forefront.

City Recorder Christina Rivas noted that the grant referenced in Item 3g included the replacement of the obsolete camera system at City Hall. She stated that she had received a quote this morning and could look into this, as well.

Police Chief David Breniser stated that the new Public Safety Center and the Apex Bank building have surveillance cameras; some of which are aimed at Main Street.

City Manager Hellyn Riggins stated that Staff will research Vice Mayor Tollett’s request.

Councilmember Brandon Emamalie requested an update regarding the hole in the roof at 1075 S. Main Street.

Ms. Riggins stated that she would contact the owner of the building, tomorrow to ascertain when the hole will be repaired.

4. ADJOURNMENT

Mayor Leeman confirmed that there was no further business and adjourned the meeting at 7:30 p.m.

Submitted by:

Approved by:

City Recorder Christina Rivas

Mayor Chad Leeman

Date minutes approved: _____

**Minutes of the
City Council Regular Meeting
Eagleville City Hall, Eagleville, TN
Tuesday, November 21, 2024 – 7:00 PM**

1) MAYORS WELCOME and CALL TO ORDER

Mayor Chad Leeman called the meeting to order at 7:30 p.m.

2) ROLL CALL

The roll was called by City Recorder Christina Rivas.

PRESENT:

Mayor Chad Leeman
Vice Mayor Bill Tollett
Councilman Brandon Emamalie
Councilman Chris Hendrix

ABSENT:

Councilman Jason Blair
Councilman Craig Campbell
Councilman Ryan Edwards

STAFF:

City Manager Hellyn Riggins
City Recorder Christina Rivas
Chief David Breniser
City Engineer Will Owen

Financial Consultant Mike Walker
City Attorney Stephen Aymett
Fire Chief Jonathan Armstrong

GUESTS:

Will Vaughn

3) INVOCATION/PLEDGE OF ALLEGIANCE

Mayor Chad Leeman gave the Invocation.
Councilman Chris Hendrix led the Pledge of Allegiance.

4) ADOPTION OF THE AGENDA

Vice Mayor Tollett moved to adopt the Agenda.
Councilman Hendrix seconded the motion.
The **MOTION** passed 4-0.

5) CITIZENS' INPUT - There were no speakers.

6) ADOPTION OF THE CONSENT AGENDA

- a. Approval of Minutes:
 - Work Session – September 17, 2024
 - Public Hearing – September 24, 2024

Regular Session – September 24, 2024

b. Financial Report – September 2024

Financial Report – October 2024 (If available) – The report was unavailable.

Vice Mayor Tollett moved to adopt the Consent Agenda without the October 2024 Financial Report.

Councilman Emamalie seconded the motion.

The **MOTION** passed 4-0.

7) **MAYOR AND COUNCIL PRESENTATIONS**

City Engineer Will Owen provided a comprehensive update regarding City projects.

Federal Emergency Management Agency (FEMA)

He noted that City Manager Hellyn Riggins has endeavored to address the FEMA findings that were, in his opinion, minor.

Ms. Riggins confirmed that everything FEMA has requested of the City, was submitted.

Consolidated Utility District (CUD)

Mr. Owen stated that he met with CUD to discuss preliminary observations of the treatment plant.

He noted that during this meeting the deleterious effects of Fats, Oils and Grease (FOG) to the sewer system and pumps were discussed.

Mr. Owen suggested that the City adopt a FOG program to review restaurants for the proper use of grease traps to deter these elements from entering the sewer system. He explained that an ordinance would be necessary to address and enforce the program.

Ms. Riggins stated that one restaurant was identified as needing to retrofit their filters.

Paving Projects

Mr. Owen stated that paving New Town will begin in late January, early February.

It was clarified that ditch work would be posted as a separate proposal; allowing the Council to choose whether to engage the projects at the same time or separately, dependent upon costs.

Demolition of Former Public Safety Building

Mr. Owen informed Council that he will develop a proposal to demolish the old building and recommended leaving the concrete pads in place until the paving project begins in Spring 2025. He stated that the two paving projects could be completed at the same time.

Mr. Owen recommended the removal of the underground tanks should they be found, though this is not a required measure. He explained that if the lot is to be a parking lot only, the removal is not necessary; however, the City may want to mitigate a potential environmental hazard. He noted that he is uncertain as to what materials are in the tanks and that his understanding was that one tank stored oil and the other stored gas, however this is not a known fact. Mr. Owen further noted that, if the City were to sell the lot in the future, the tanks would have to be removed.

Discussion clarified that:

- If the lot were paved, the possibility of collapse is not anticipated.
- The tanks, if there, are undocumented as there is no record of them with the State.
- The prior owner indicated that there was a hydraulic lift down there; thus, hydraulic fluid may be there, as well.

American Recovery Plan Projects/Sewer Projects

Mr. Owen stated that the Tennessee Department of Environment and Conservation (TDEC), approved procurement for sewer projects on October 31, 2024 for exploration and design only. He noted the need to identify and test land for additional drip and disposal areas. He stated that any remaining funds could offset the cost to acquire the land.

Mr. Owen noted that the sewer system for the Eaglecrest subdivision was under utilized as full development of the subdivision did not materialize.

He informed Council that CUD was willing to transfer the Eagle Crest sewer system over to the City. He speculated that the City could use the excess capacity for other areas.

Tennessee Department of Transportation

Mr. Owen stated that there was difficulty maintaining forward momentum with this project. He explained that the projects were currently in the design phase and would be ready for approval in early 2025.

He reviewed that the first part of the sidewalk improvements started from the new Fire Hall at 307 N. Main Street to the intersection of North Main Street and Old Highway 99. He stated that Phase 2 had funded and began from the intersection and went south to (new) Highway 99.

Mr. Owen informed Council that they could apply for funding for Phase 3 which encompassed the area from the intersection heading east to Eagleville School on Old Highway 99.

8) DEPARTMENT REPORTS

Finance Consultant's Report

Finance Consultant Mike Walker informed Council reviewed the financial highlights of the last month, since the completion of the Public Safety Center:

- The second bond for the building closed on November 5, 2025
- The City did not have to borrow the full amount and closed under budget by \$117,000.
- The Debt Service payment each year would be \$266,026 each year.
- The annual budget should increase funds to the Debt Service Fund each year by \$30,000.
- The second bond is financed at 3.625%; the first bond is financed at 2.125%.
- The remaining items to be completed by contractor Hawkins & Price were completed, today.

Mr. Walker noted that it went smoothly and the Grand Opening was well attended.

City Recorder

City Recorder Christina Rivas stated that there was nothing further to add to her report which was comprised mainly of Items 11e and 11f which she would present, later, in the meeting.

Fire Department

Parks Department

Police Department

Rutherford County Library System

Mayor Leeman noted that the remaining reports were in the packet.

9) CITY MANAGER REPORT

It was noted that the City Manager's report was in the packet.

10) OLD BUSINESS – There was no Old Business.

11) NEW BUSINESS

- ** a. ~~Approve or Deny referral of Resolution 2024-012, A Resolution to annex the Scales Property to the Planning Commission.~~
This item was removed from the agenda after posting.
- b. **Approve or Deny Ordinance 2024-006, AN ORDINANCE TO ADOPT AMENDMENTS TO THE CITY OF EAGLEVILLE, TENNESSEE'S ZONING ORDINANCE, BY AMENDING ORDINANCE 2016-009, WITH AMENDMENTS THROUGH OCTOBER 2023 (First Reading)**

Vice Mayor Tollett moved to approve Ordinance 2024-006 and refer it to the Planning Commission.

Councilman Hendrix seconded the motion.

The **MOTION** passed 4-0.

- c. **Approve or Deny Ordinance 2024-005, AN ORDINANCE TO ESTABLISH A NEW FEE SCHEDULE FOR THE PARK AND RECREATIONAL FACILITIES OF THE CITY OF EAGLEVILLE. (First Reading)**

Vice Mayor Tollett moved to approve Ordinance 2024-005.

Councilman Emamalie seconded the motion.

The **MOTION** passed 4-0.

- d. **Approve or Deny Ordinance 2024-004 to amend Ordinance 2015-003 Personnel Policies and Procedures; adding Presidents Day and Juneteenth holidays to the City of Eagleville's Observed Holidays. (First Reading)**

Vice Mayor Tollett moved to approve Ordinance 2024-004.

Councilman Hendrix seconded the motion.

The **MOTION** passed 4-0.

- e. **Approve or Deny Resolution 2024-011, A RESOLUTION OF THE CITY OF EAGLEVILLE, TENNESSEE AUTHORIZING PARTICIPATION IN THE CYBER SECURITY MATCHING GRANT PROGRAM WITH PUBLIC ENTITY PARTNERS**

Vice Mayor Tollett moved to approve Resolution 2024-011.

Councilman Emamalie seconded the motion.

The **MOTION** passed 4-0.

- f. **Approve or Deny to direct the City Recorder to pursue non matching grant funds with the State and Local Cybersecurity Grant Program (SLCGP).**

Vice Mayor Tollett moved to approve to the item.

Councilman Emamalie seconded the motion.

The **MOTION** passed 4-0.

- g. **Approve or Deny 2025 City Council Meeting Calendar.**

Vice Mayor Tollett moved to approve the 2025 City Council Meeting Calendar.

Councilman Emamalie seconded the motion.

The **MOTION** passed 4-0.

- h. **Approve or Deny Acknowledgement and Acceptance of the Tennessee Comptroller of the Treasury's Report on Debt Obligation.**

Councilman Emamalie moved to approve acknowledgement and acceptance of the Tennessee Comptroller of the Treasury's Report on Debt Obligation.

12) MAYOR'S AND COUNCIL'S CLOSING REMARKS

Mayor Leeman announced the City's upcoming holiday festivities:

- Wreath Ceremony and Tree Lighting will be held Sunday, December 1, 2024 at 4:45 p.m.

- The Christmas Parade will take place on Saturday, December 7, 2024 at 5:00 p.m.

13) EXECUTIVE SESSION REGARDING LITIGATION

Vice Mayor Tollett moved to go into Executive Session inviting City Attorney Stephen Aymett, Management Consultant Mike Walker and City Manager Hellyn Riggins. Councilman Hendrix seconded the motion.

The **MOTION** passed 4-0.

Council went into Executive Session at 7:59 p.m. and adjourned at 8:10 p.m.

14) ADJOURNMENT

Mayor Leeman adjourned the meeting at 8:11 p.m.

Submitted by:

Approved by:

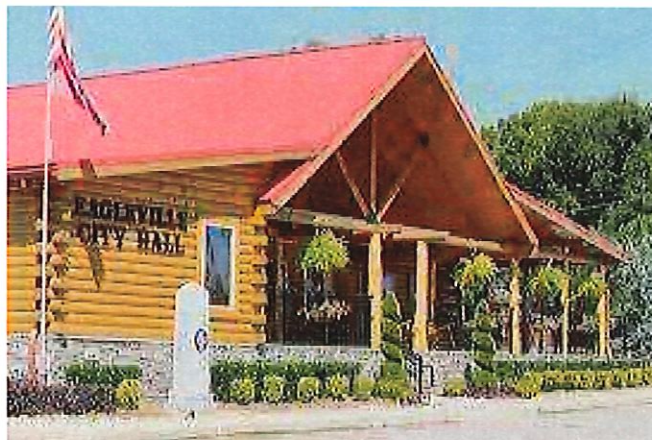
City Recorder Christina Rivas

Mayor Chad Leeman

Date minutes approved: _____

ITEM 6b Financial Report - October 2024

CITY OF EAGLEVILLE, TENNESSEE
FOR THE MONTH ENDED OCTOBER 31, 2024



Waycaster, CPA LLC

To the City Council
City of Eagleville, Tennessee

Please accept this letter as a summary of the City's activity for the month ended October 31, 2024.

- The General Fund had \$1,083,622 in cash at October 31st; an decrease from the prior month of \$763,800. This change is due to expenses that will be later reimbursed by the Capital Projects Fund. The Fund reports a monthly profit of \$53,204, with a year-to-date profit of \$63,867. Local sales tax this month totaled \$88,555. \$20,000 was received for our fire funding from the County this month – bringing the total to \$40,000. Fall Festival refunds were issued in October which reduced the revenues in the current month.
- The overall revenues of the General Fund were \$140,542 while total expenditures were \$87,338.
- The overall budgeted revenues are \$1,808,436; \$560,446 of this has been collected – this represents 30.99%. The overall budgeted expenditures (excluding transfers) are \$1,572,844; \$450,579 of this has been expended – this represents 28.65%.
- Below is a table detailing the fund balance of the General Fund as of October 31, 2024:

General Fund	
Fund Balance - Beginning	\$ 2,229,472.00
Add: Revenues	\$ 560,446.00
Less: Expenses	<u>\$ (496,579.00)</u>
Fund Balance - Ending	\$ 2,293,339.00
Recommended Minimum Balance	\$ 1,500,000.00
Excess Fund Balance	<u>\$ 793,339.00</u>

- The Capital Projects Fund has \$1,474,671 available as of October 31st. Of this amount, a total of \$1,055,204 is due to the General Fund in relation to the public safety building. The fund reports a profit of \$21,621 and a year-to-date loss of \$48,436.
- The Sewer Fund had \$714,883, as of October 31st. This is an increase of \$9,243 from the prior month. October reports an operating profit of \$5,899 with a net profit of \$4,966 The year-to-date operating income is \$16,634, with a net profit of \$17,189. As a reminder, this includes depreciation expense totaling \$28,835 thus far, which is a non-cash expenditure. Interest earned totaled \$2,242.
- The Debt service fund currently has \$246,678 in cash available. Interest earnings totaled \$153. The fund reports a profit of \$153 and a year-to-date profit of \$30,241 due to a transfer of \$46,000 from the General Fund.
- At month-end, the State Street Aid Fund had a cash balance of \$267,267 – a decrease of \$2,987 from the prior month. Interest earnings totaled \$634 from the LGIP. The fund has a monthly loss of \$498, with a year-to-date loss of \$932.

Thank you,
Cassie Edrington, MPA

Waycaster, CPA LLC

To the City Council
City of Eagleville, Tennessee
Eagleville, Tennessee

The accompanying financial statements of the City of Eagleville, Tennessee as of October 31, 2024, and for the four months ended were not subjected to an audit, review, or compilation engagement by us and we do not express an opinion, a conclusion, nor provide any assurance on them.

November 25, 2024

City of Eagleville
Balance Sheet
As of October 31, 2024

Oct 31, 24

ASSETS

Current Assets

Checking/Savings

Apex Bank - CD	200,000.00
LGIP - General Fund	261,447.16
100 - Petty Cash	250.00
104 - US Bank Checking	568,421.18
116 - Apex Bank - General Fund	<u>53,503.77</u>

Total Checking/Savings 1,083,622.11

Other Current Assets

122 - State/Local Taxes Recv.	105,551.72
126 - Prop. Taxes Rec-Curr Yr	206,717.88
AFDA Property Taxes	-3,496.41
Due from Capital Projects Fund	1,055,204.31
124 - Lease Receivable	81,710.08
125 - Lease Receivable - Interest	598.98
135 - Due from Sewer Fund	<u>50,213.44</u>

Total Other Current Assets 1,496,500.00

Total Current Assets 2,580,122.11

TOTAL ASSETS 2,580,122.11

LIABILITIES & EQUITY

Liabilities

Current Liabilities

Other Current Liabilities

215 - Due to Street Aid Fund	10,293.83
221 - Payroll Liabilities	-19.98
230 - Deferred Property Tax Rev	203,221.47
226 - Refundable Deposits	50.00
233 - Lease Deferred Inflow	73,189.25
239 - Due to State - Litigation Tax	63.58
243 - E-Ticketing	<u>-15.00</u>

Total Other Current Liabilities 286,783.15

Total Current Liabilities 286,783.15

Total Liabilities 286,783.15

Equity

350 - Fund Balance	2,229,471.78
Net Income	<u>63,867.18</u>

Total Equity 2,293,338.96

TOTAL LIABILITIES & EQUITY 2,580,122.11

City of Eagleville
Profit & Loss
October 2024

	<u>Oct 24</u>	<u>Jul - Oct 24</u>
Income		
Fines & Fees		
32615 · Planning Dept. Fees	350.00	350.00
32616 · CC Processing Fees	1.25	185.65
35110 · City Court Fines & Costs	350.00	5,105.88
Total Fines & Fees	<u>701.25</u>	<u>5,641.53</u>
Fire Dept. Income		
34260 · Fire Dept Donations	0.00	185.00
Total Fire Dept. Income	<u>0.00</u>	<u>185.00</u>
Interest Income		
36100 · Interest Gen. Fund Svgs	1,142.88	4,739.07
36101 · Interest Income - CD	834.25	3,392.62
Total Interest Income	<u>1,977.13</u>	<u>8,131.69</u>
Intergovernmental Revenue		
33102 · Ruth. Co Fire Dept Grant	20,000.00	40,000.00
33320 · TVA n Lieu of Tax	2,469.24	2,469.24
33500 · State of TN-Telecomm.STG	60.85	241.98
33510 · State of TN-Sales Tax	8,304.94	32,797.56
33552 · St of TN-Cty St/Trans	123.72	494.88
33558 · State Trans. & Modernization	26.92	119.55
33700 · State of TN Sport Betting	369.43	728.41
Total Intergovernmental Revenue	<u>31,355.10</u>	<u>76,851.62</u>
License & Permits		
32600 · Business License	50.00	105.00
32610 · Building Permits	475.50	16,391.60
Total License & Permits	<u>525.50</u>	<u>16,496.60</u>
Local Taxes		
31100 · Property Tax	6,684.44	6,684.44
31200 · Property Taxes-Pr. Years	888.88	1,453.73
31300 · Tax Penalty & Interest	82.02	114.85
31600 · Rutherford Co Sales Tax	88,554.91	377,560.94
31800 · Business Taxes	245.77	724.90
31980 · Liquor by Drink Tax	2,906.50	12,351.58
31990 · Local Beer Tax	3,655.79	12,796.91
Total Local Taxes	<u>103,018.31</u>	<u>411,687.35</u>
Misc. Revenues		
36211 - Rent - House	1,700.00	6,800.00
36000 · Misc. Income	0.00	330.21
36200 · Chamber of Commerce Rent	1,000.00	2,500.00
36210 · Rental Income	3,558.33	13,940.17
36240 · Dividends & Reimbursements	756.00	5,257.18
Total Misc. Revenues	<u>7,014.33</u>	<u>28,827.56</u>
Parks & Recreation Revenue		
34724 · Ballpark Fence Banners	0.00	150.00

City of Eagleville
Profit & Loss
 October 2024

	<u>Oct 24</u>	<u>Jul - Oct 24</u>
34725 · Conc. Stand Income	0.00	-1,000.00
34726 · Ball Sign-up Fees	1,550.00	1,550.00
34727 · Pavilion & Field Rent	25.00	275.00
34728 · Booth Fees	-5,625.00	-50.00
34729 · Event Sponsorships	0.00	11,700.00
Total Parks & Recreation Revenue	<u>-4,050.00</u>	<u>12,625.00</u>
Total Income	<u>140,541.62</u>	<u>560,446.35</u>
Gross Profit	140,541.62	560,446.35

City of Eagleville
Profit & Loss
 October 2024

Expense	Oct 24	Jul - Oct 24
41000 - General Gov.		
111 - City Recorder	4,078.40	14,274.40
113 - City Manager	7,406.16	25,921.56
114- Salaries -City Clerk	4,121.60	14,425.60
140 - Retirement	1,136.13	4,514.73
141 - Payroll Taxes	1,147.32	4,015.30
142 - Insurance	1,851.69	7,406.76
146 - Workman's Comp	0.00	6,125.00
211 - Postage	146.00	398.74
230 - Dues	0.00	1,034.71
231 - Legal Notices / Ads	511.97	662.25
241 - Electricity	1,117.27	3,014.30
242 - Water	41.70	115.81
244 - Natural Gas	40.00	120.00
245 -Telephone & Internet	37.99	973.05
250 - Professional Services	0.00	13,570.00
251 - City Judge Fee	150.00	600.00
252 - Attorney Fees	1,750.00	5,970.00
253 - Accounting Fees	2,083.00	11,058.00
254 - Engineering	1,753.60	4,008.54
255 - Data Processing Support	0.00	0.00
257 - Planning / Zoning	32.94	243.55
258 - House - Lease Expenses	170.00	680.00
261 - Repair & Maint Vehicle	130.11	190.98
280 - Staff - day trips	81.07	506.02
282 - City Council Travel	0.00	405.73
295 - Trash pickup	54.02	216.08
299 - Miscellaneous	10.02	201.98
310 - Office Supplies	88.85	1,326.49
331 - Fuel - Vehicle	165.33	529.78
454 - Sewer	104.01	502.69
471 - Economic Development	0.00	7,400.00
510 - Insurance/ Bonds	0.00	24,615.00
531 - Copier Lease / New Equip.	509.84	986.58
534 - Cleaning/Janitorial	205.00	820.00
535 - Facility & Grounds R&M	0.00	224.00
536 - Parts/Supplies	303.41	348.38
538 - Library Grant	0.00	12,429.75
539- Building Inspections	560.00	2,324.60
548 - Mayor's Discretionary Acc	0.00	0.00
555 - Credit Card Fee	215.67	431.96
556 - Bank Fees - Other	3.30	6.86
562 - Repair & Maint - Technolo	0.00	12,193.37

City of Eagleville
Profit & Loss
 October 2024

	<u>Oct 24</u>	<u>Jul - Oct 24</u>
563 - Parts & Supplies - Tech	0.00	15.00
619 - Technology	1,258.77	1,258.77
540 - Schools - Liquor Tax Pass Thru	0.00	4,722.54
546 - 546 - Staff Mtgs/Confer	-54.94	-1.22
564 - Storage	75.00	375.00
568 - Property Tax Fees	0.00	4,673.00
Total 41000 - General Gov.	<u>31,285.23</u>	<u>195,835.64</u>

City of Eagleville
Profit & Loss
 October 2024

Expense	Oct 24	Jul - Oct 24
42100 · Police Dept.		
111 - Salaries - Police Chief	5,682.16	19,887.56
113 - Hourly Pay	3,692.80	18,718.44
140 - Retirement	682.50	3,281.94
141 - Payroll Taxes	607.67	2,439.05
142 - Insurance	1,851.69	7,406.68
146 - Workman's Comp	0.00	6,200.00
147 - Unemployment Tax	0.00	0.00
148 - Police Training	0.00	208.00
241 - Electricity	54.49	204.19
242- Water	33.11	43.51
244 - Natural Gas	7.39	22.40
245 - Internet	0.00	9.94
261 - Vehicle Expense	0.00	315.03
266 - Facility Repair & Maint	0.00	1,800.76
295 - Trash Pickup	13.50	54.00
296 - Telecom	0.00	120.15
299 - Miscellaneous	73.00	73.00
300 - Supplies	7.99	222.76
301 - Cell phones & Air Cards	252.57	744.41
312 - Equipment	0.00	1,887.00
326 - Clothing	184.00	184.00
331 - Vehicle Fuel	237.89	1,140.12
454 - Sewer	9.70	35.67
510 - Insurance	0.00	13,420.00
618 - New Hire Cost	24.86	74.58
619 - Technology	4,516.27	4,516.27
Total 42100 · Police Dept.	17,931.59	83,009.46

City of Eagleville
Profit & Loss
 October 2024

Expense	Oct 24	Jul - Oct 24
42200 · Fire Dept.		
111 - Salaries - Fire Chief	5,593.16	19,576.06
113 - Salaries - Fire Hourly	11,652.50	41,679.03
140 - Retirement	1,255.48	5,031.25
141 - Payroll Taxes	1,315.27	4,671.91
142 - Insurance	1,234.43	6,172.24
146 - Workman's Comp	0.00	7,700.00
148 - Training	91.00	415.65
162 - Incentive Program	1,733.00	4,699.12
230 - Dues	0.00	241.94
231 - Advertising / Promotion	0.00	371.00
241 - Electricity	163.45	612.54
242 - Water	77.16	102.27
244 - Natural Gas	64.15	149.19
245 - Phone & Internet	69.98	219.90
261 - R & M - Veh & Equip	98.39	3,297.70
266 - Facility R & M	172.82	256.82
280 - Travel	0.00	-10.18
295 - Trash pickup	13.50	54.00
296 - Telecom	0.00	120.15
300 - Fire Dept Supplies/ Misc.	191.65	259.10
320 - Parts & Supplies - Truck	0.00	116.86
331 - Fire Dept. Fuel	284.10	1,743.14
454 - Sewer	29.11	88.81
510 - Insurance	0.00	20,726.00
619 - Technology	5,644.04	10,345.04
624 - On Truck Equip	0.00	14.99
631 - Storage	0.00	920.00
900 - Capital Outlay	0.00	627.00
Total 42200 · Fire Dept.	29,683.19	130,201.53

City of Eagleville
Profit & Loss
 October 2024

Expense	Oct 24	Jul - Oct 24
44400 · Parks & Recreation		
111 - Salary -Park/Maint Super,	3,620.80	12,672.80
140 - Retirement	263.59	1,048.54
141 - Payroll Taxes	264.04	923.52
142 - Insurance	617.23	2,468.92
146 - Workman's Comp	0.00	1,710.00
241 - Electricity	416.45	1,002.97
242 - Water	31.43	115.61
245 - Phone	30.10	92.75
254 - Mowing	0.00	2,469.17
260 - Maintenance	1,124.71	1,511.27
295 - Trash pickup	75.00	300.00
300 - Supplies	149.89	624.16
312 - Equipment	0.00	297.97
320 - Concession Stand	0.00	462.05
510 - Insurance	0.00	3,103.00
583 - Fall Festival	1,844.81	11,229.81
584 - Christmas Events	0.00	0.00
585 - Summer Events	0.00	1,500.00
Total 44400 · Parks & Recreation	8,438.05	41,532.54

City of Eagleville
Profit & Loss
October 2024

	<u>Oct 24</u>	<u>Jul - Oct 24</u>
Expense		
51000 - Other Financing Use		
51630 - Transfer to Debt Serv	0.00	46,000.00
Total 51000 - Other Financing Use	<u>0.00</u>	<u>46,000.00</u>
Total Expense	<u>87,338.06</u>	<u>496,579.17</u>
Net Income	<u>53,203.56</u>	<u>63,867.18</u>

City of Eagleville
Profit & Loss Budget vs. Actual
 July through October 2024

	<u>Jul - Oct 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Income				
Fines & Fees				
32615 · Planning Dept. Fees	350.00	600.00	-250.00	58.33%
32616 · CC Processing Fees	185.65	1,600.00	-1,414.35	11.6%
35110 · City Court Fines & Costs	5,105.88	70,000.00	-64,894.12	7.29%
Total Fines & Fees	5,641.53	72,200.00	-66,558.47	7.81%
Fire Dept. Income				
34260 · Fire Dept Donations	185.00			
Total Fire Dept. Income	185.00			
Interest Income				
36100 · Interest Gen. Fund Svgs	4,739.07	18,000.00	-13,260.93	26.33%
36101 · Interest Income - CD	3,392.62	18,000.00	-14,607.38	18.85%
Total Interest Income	8,131.69	36,000.00	-27,868.31	22.59%
Intergovernmental Revenue				
33100 · Police Salary Supplement	0.00	1,600.00	-1,600.00	0.0%
33101 · TSHO Grant	0.00	8,000.00	-8,000.00	0.0%
33102 · Ruth. Co Fire Dept Grant	40,000.00	60,000.00	-20,000.00	66.67%
33320 · TVA n Lieu of Tax	2,469.24	9,963.00	-7,493.76	24.78%
33500 · State of TN-Telecomm.STG	241.98	740.00	-498.02	32.7%
33510 · State of TN-Sales Tax	32,797.56	97,500.00	-64,702.44	33.64%
33530 · State of TN-Beer Tax	0.00	375.00	-375.00	0.0%
33552 · St of TN-Cty St/Trans	494.88	1,400.00	-905.12	35.35%
33558 · State Trans. & Modernization	119.55	250.00	-130.45	47.82%
33593 · Excise Tax	0.00	1,900.00	-1,900.00	0.0%
33700 · State of TN Sport Betting	728.41	1,250.00	-521.59	58.27%
Total Intergovernmental Revenue	76,851.62	182,978.00	-106,126.38	42.0%
License & Permits				
32600 · Business License	105.00	60.00	45.00	175.0%
32610 · Building Permits	16,391.60	20,000.00	-3,608.40	81.96%
32620 · Beer Permits	0.00	200.00	-200.00	0.0%
Total License & Permits	16,496.60	20,260.00	-3,763.40	81.42%
Local Taxes				
31100 · Property Tax	6,684.44	191,798.00	-185,113.56	3.49%
31200 · Property Taxes-Pr. Years	1,453.73	5,000.00	-3,546.27	29.08%
31300 · Tax Penalty & Interest	114.85	500.00	-385.15	22.97%
31600 · Rutherford Co Sales Tax	377,560.94	1,065,000.00	-687,439.06	35.45%
31800 · Business Taxes	724.90	70,000.00	-69,275.10	1.04%
31980 · Liquor by Drink Tax	12,351.58	23,000.00	-10,648.42	53.7%
31990 · Local Beer Tax	12,796.91	39,000.00	-26,203.09	32.81%
Total Local Taxes	411,687.35	1,394,298.00	-982,610.65	29.53%
Misc. Revenues				
34621 - Donations Police	0.00	5,000.00	-5,000.00	0.0%
36211 - Rent - House	6,800.00	18,700.00	-11,900.00	36.36%
36000 · Misc. Income	330.21	2,500.00	-2,169.79	13.21%

City of Eagleville
Profit & Loss Budget vs. Actual
 July through October 2024

	<u>Jul - Oct 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
36200 · Chamber of Commerce Rent	2,500.00	6,000.00	-3,500.00	41.67%
36210 · Rental Income	13,940.17	45,000.00	-31,059.83	30.98%
36240 · Dividends & Reimbursements	5,257.18	3,500.00	1,757.18	150.21%
Total Misc. Revenues	28,827.56	80,700.00	-51,872.44	35.72%
Parks & Recreation Revenue				
34724 · Ballpark Fence Banners	150.00	3,400.00	-3,250.00	4.41%
34725 · Conc. Stand Income	-1,000.00	2,000.00	-3,000.00	-50.0%
34726 · Ball Sign-up Fees	1,550.00	2,500.00	-950.00	62.0%
34727 · Pavilion & Field Rent	275.00	100.00	175.00	275.0%
34728 · Booth Fees	-50.00	4,000.00	-4,050.00	-1.25%
34729 · Event Sponsorships	11,700.00	10,000.00	1,700.00	117.0%
Total Parks & Recreation Revenue	12,625.00	22,000.00	-9,375.00	57.39%
Total Income	560,446.35	1,808,436.00	-1,247,989.65	30.99%
Gross Profit	560,446.35	1,808,436.00	-1,247,989.65	30.99%

City of Eagleville
Profit & Loss Budget vs. Actual
 July through October 2024

Expense	Jul - Oct 24	Budget	\$ Over Budget	% of Budget
41000 - General Gov.				
111 - City Recorder	14,274.40	54,528.00	-40,253.60	26.18%
112 - Overtime Pay	0.00	2,525.00	-2,525.00	0.0%
113 - City Manager	25,921.56	96,280.00	-70,358.44	26.92%
114- Salaries -City Clerk	14,425.60	53,071.00	-38,645.40	27.18%
140 - Retirement	4,514.73	17,049.00	-12,534.27	26.48%
141 - Payroll Taxes	4,015.30	15,790.00	-11,774.70	25.43%
142 - Insurance	7,406.76	23,335.00	-15,928.24	31.74%
146 - Workman's Comp	6,125.00	6,000.00	125.00	102.08%
147 - Unemployment Tax	0.00	200.00	-200.00	0.0%
211 - Postage	398.74	700.00	-301.26	56.96%
230 - Dues	1,034.71	2,500.00	-1,465.29	41.39%
231 - Legal Notices / Ads	662.25	2,000.00	-1,337.75	33.11%
241 - Electricity	3,014.30	4,000.00	-985.70	75.36%
242 - Water	115.81	1,000.00	-884.19	11.58%
244 - Natural Gas	120.00	3,600.00	-3,480.00	3.33%
245 -Telephone & Internet	973.05	5,800.00	-4,826.95	16.78%
250 - Professional Services	13,570.00	36,000.00	-22,430.00	37.69%
251 - City Judge Fee	600.00	1,800.00	-1,200.00	33.33%
252 - Attorney Fees	5,970.00	29,000.00	-23,030.00	20.59%
253 - Accounting Fees	11,058.00	36,000.00	-24,942.00	30.72%
254 - Engineering	4,008.54	15,000.00	-10,991.46	26.72%
256 - Audit Fees	0.00	6,500.00	-6,500.00	0.0%
257 - Planning / Zoning	243.55	4,000.00	-3,756.45	6.09%
258 - House - Lease Expenses	680.00	2,370.00	-1,690.00	28.69%
261 - Repair & Maint Vehicle	190.98	1,500.00	-1,309.02	12.73%
280 - Staff - day trips	506.02	600.00	-93.98	84.34%
281 - Staff - overnight	0.00	500.00	-500.00	0.0%
282 - City Council Travel	405.73	500.00	-94.27	81.15%
283 - Boards & Comm - Travel	0.00	500.00	-500.00	0.0%
295 - Trash pickup	216.08	700.00	-483.92	30.87%
299 - Miscellaneous	201.98	2,100.00	-1,898.02	9.62%
310 - Office Supplies	1,326.49	2,500.00	-1,173.51	53.06%
320 - Parts & Supplies - Vehicl	0.00	1,500.00	-1,500.00	0.0%
331 - Fuel - Vehicle	529.78	1,700.00	-1,170.22	31.16%
454 - Sewer	502.69	3,500.00	-2,997.31	14.36%
471 - Economic Development	7,400.00	7,000.00	400.00	105.71%
510 - Insurance/ Bonds	24,615.00	23,892.00	723.00	103.03%
531 - Copier Lease / New Equip.	986.58	3,000.00	-2,013.42	32.89%
534 - Cleaning/Janitorial	820.00	2,500.00	-1,680.00	32.8%
535 - Facility & Grounds R&M	224.00	5,000.00	-4,776.00	4.48%
536 - Parts/Supplies	348.38	600.00	-251.62	58.06%
538 - Library Grant	12,429.75	49,719.00	-37,289.25	25.0%

City of Eagleville
Profit & Loss Budget vs. Actual
 July through October 2024

	<u>Jul - Oct 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
539 - Building Inspections	2,324.60	6,000.00	-3,675.40	38.74%
548 - Mayor's Discretionary Acc	0.00	1,000.00	-1,000.00	0.0%
555 - Credit Card Fee	431.96	1,600.00	-1,168.04	27.0%
556 - Bank Fees - Other	6.86	100.00	-93.14	6.86%
562 - Repair & Maint - Technolo	12,193.37	12,965.00	-771.63	94.05%
563 - Parts & Supplies - Tech	15.00			
565 - Beautification	0.00	1,000.00	-1,000.00	0.0%
619 - Technology	1,258.77			
540 - Schools - Liquor Tax Pass Thru	4,722.54	11,500.00	-6,777.46	41.07%
546 - 546 - Staff Mtgs/Confer	-1.22	500.00	-501.22	-0.24%
546b - 546B - City Council Mtgs/Confer	0.00	500.00	-500.00	0.0%
546c - 546C - PC & BZA Mtgs & Conferen	0.00	300.00	-300.00	0.0%
564 - Storage	375.00	1,000.00	-625.00	37.5%
568 - Property Tax Fees	4,673.00	4,600.00	73.00	101.59%
Total 41000 - General Gov.	195,835.64	567,424.00	-371,588.36	34.51%

City of Eagleville
Profit & Loss Budget vs. Actual
 July through October 2024

	<u>Jul - Oct 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Expense				
42100 · Police Dept.				
111 - Salaries - Police Chief	19,887.56	73,868.00	-53,980.44	26.92%
113 - Hourly Pay	18,718.44	158,150.00	-139,431.56	11.84%
140 - Retirement	3,281.94	19,165.00	-15,883.06	17.13%
141 - Payroll Taxes	2,439.05	17,780.00	-15,340.95	13.72%
142 - Insurance	7,406.68	31,113.00	-23,706.32	23.81%
146 - Workman's Comp	6,200.00	6,200.00	0.00	100.0%
147 - Unemployment Tax	0.00	200.00	-200.00	0.0%
148 - Police Training	208.00	2,500.00	-2,292.00	8.32%
165 - Drug Fund Expenses	0.00	500.00	-500.00	0.0%
211 - Postage	0.00	10.00	-10.00	0.0%
230 - Dues	0.00	3,000.00	-3,000.00	0.0%
241 - Electricity	204.19	4,000.00	-3,795.81	5.11%
242- Water	43.51	300.00	-256.49	14.5%
244 - Natural Gas	22.40	1,500.00	-1,477.60	1.49%
245 - Internet	9.94	100.00	-90.06	9.94%
261 - Vehicle Expense	315.03	10,000.00	-9,684.97	3.15%
266 - Facility Repair & Maint	1,800.76	1,000.00	800.76	180.08%
280 - Travel	0.00	2,500.00	-2,500.00	0.0%
295 - Trash Pickup	54.00	200.00	-146.00	27.0%
296 - Telecom	120.15	450.00	-329.85	26.7%
299 - Miscellaneous	73.00	1,000.00	-927.00	7.3%
300 - Supplies	222.76	5,500.00	-5,277.24	4.05%
301 - Cell phones & Air Cards	744.41	7,500.00	-6,755.59	9.93%
312 - Equipment	1,887.00	6,700.00	-4,813.00	28.16%
326 - Clothing	184.00	2,000.00	-1,816.00	9.2%
331 - Vehicle Fuel	1,140.12	12,000.00	-10,859.88	9.5%
454 - Sewer	35.67	200.00	-164.33	17.84%
510 - Insurance	13,420.00	15,078.00	-1,658.00	89.0%
618 - New Hire Cost	74.58	4,000.00	-3,925.42	1.87%
619 - Technology	4,516.27			
765 - TSHO Grant	0.00	8,000.00	-8,000.00	0.0%
780 - State Salary Supplement	0.00	1,600.00	-1,600.00	0.0%
Total 42100 · Police Dept.	83,009.46	396,114.00	-313,104.54	20.96%

City of Eagleville
Profit & Loss Budget vs. Actual
 July through October 2024

Expense	Jul - Oct 24	Budget	\$ Over Budget	% of Budget
42200 - Fire Dept.				
111 - Salaries - Fire Chief	19,576.06	72,711.00	-53,134.94	26.92%
113 - Salaries - Fire Hourly	41,679.03	156,690.00	-115,010.97	26.6%
140 - Retirement	5,031.25	18,949.00	-13,917.75	26.55%
141 - Payroll Taxes	4,671.91	17,549.00	-12,877.09	26.62%
142 - Insurance	6,172.24	23,335.00	-17,162.76	26.45%
146 - Workman's Comp	7,700.00	7,700.00	0.00	100.0%
147 -Unemployment Tax	0.00	300.00	-300.00	0.0%
148 - Training	415.65	5,000.00	-4,584.35	8.31%
161 - Fire Calls	0.00	1,000.00	-1,000.00	0.0%
162 - Incentive Program	4,699.12	25,000.00	-20,300.88	18.8%
230 - Dues	241.94	1,250.00	-1,008.06	19.36%
231 - Advertising / Promotion	371.00	1,500.00	-1,129.00	24.73%
241 - Electricity	612.54	6,000.00	-5,387.46	10.21%
242 - Water	102.27	500.00	-397.73	20.45%
244 - Natural Gas	149.19	4,000.00	-3,850.81	3.73%
245 - Phone & Internet	219.90	1,000.00	-780.10	21.99%
261 - R & M - Veh & Equip	3,297.70	28,000.00	-24,702.30	11.78%
266 - Facility R & M	256.82	2,500.00	-2,243.18	10.27%
280 - Travel	-10.18	2,000.00	-2,010.18	-0.51%
295 - Trash pickup	54.00	245.00	-191.00	22.04%
296 - Telecom	120.15	500.00	-379.85	24.03%
300 - Fire Dept Supplies/ Misc.	259.10	2,000.00	-1,740.90	12.96%
320 - Parts & Supplies - Truck	116.86	3,000.00	-2,883.14	3.9%
325 - Turnout/Clothing	0.00	9,000.00	-9,000.00	0.0%
326 - Uniform/Clothing	0.00	4,000.00	-4,000.00	0.0%
331 - Fire Dept. Fuel	1,743.14	13,500.00	-11,756.86	12.91%
454 - Sewer	88.81	500.00	-411.19	17.76%
510 - Insurance	20,726.00	23,286.00	-2,560.00	89.01%
619 - Technology	10,345.04	6,000.00	4,345.04	172.42%
621 - Truck & Equip Testing	0.00	12,500.00	-12,500.00	0.0%
622 - Physicals & Testing	0.00	3,600.00	-3,600.00	0.0%
623 - Cleaning - Equip/TO	0.00	2,000.00	-2,000.00	0.0%
624 - On Truck Equip	14.99	30,000.00	-29,985.01	0.05%
631 - Storage	920.00	750.00	170.00	122.67%
636 - Ruth. Co. Emerg. Coord.	0.00	900.00	-900.00	0.0%
720 - Discretionary (Donation)	0.00	1,000.00	-1,000.00	0.0%
900 - Capital Outlay	627.00			
Total 42200 - Fire Dept.	130,201.53	487,765.00	-357,563.47	26.69%

City of Eagleville
Profit & Loss Budget vs. Actual
 July through October 2024

Expense	Jul - Oct 24	Budget	\$ Over Budget	% of Budget
44400 · Parks & Recreation				
111 - Salary -Park/Maint Super,	12,672.80	47,062.00	-34,389.20	26.93%
113 - Salaries - Maintenance	0.00	1,317.00	-1,317.00	0.0%
140 - Retirement	1,048.54	3,887.00	-2,838.46	26.98%
141 - Payroll Taxes	923.52	3,701.00	-2,777.48	24.95%
142 - Insurance	2,468.92	7,778.00	-5,309.08	31.74%
146 - Workman's Comp	1,710.00	1,710.00	0.00	100.0%
147 - Unemployment Tax	0.00	100.00	-100.00	0.0%
241 - Electricity	1,002.97	4,600.00	-3,597.03	21.8%
242 - Water	115.61	400.00	-284.39	28.9%
245 - Phone	92.75	450.00	-357.25	20.61%
254 - Mowing	2,469.17	1,500.00	969.17	164.61%
260 - Maintenance	1,511.27	8,000.00	-6,488.73	18.89%
295 - Trash pickup	300.00	1,000.00	-700.00	30.0%
299 - Misc.	0.00	1,000.00	-1,000.00	0.0%
300 - Supplies	624.16	1,250.00	-625.84	49.93%
312 - Equipment	297.97	1,500.00	-1,202.03	19.87%
320 - Concession Stand	462.05	4,000.00	-3,537.95	11.55%
331 - Fuel	0.00	1,000.00	-1,000.00	0.0%
510 - Insurance	3,103.00	3,486.00	-383.00	89.01%
572 - Ballpark Fence Banners	0.00	800.00	-800.00	0.0%
583 - Fall Festival	11,229.81	12,000.00	-770.19	93.58%
584 - Christmas Events	0.00	8,000.00	-8,000.00	0.0%
585 - Summer Events	1,500.00	7,000.00	-5,500.00	21.43%
Total 44400 · Parks & Recreation	41,532.54	121,541.00	-80,008.46	34.17%

City of Eagleville
Profit & Loss Budget vs. Actual
 July through October 2024

	<u>Jul - Oct 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Expense				
51000 · Other Financing Use				
51621 - Transfer to Street Aid	0.00	50,000.00	-50,000.00	0.0%
51630 - Transfer to Debt Servic	46,000.00	184,000.00	-138,000.00	25.0%
Total 51000 · Other Financing Use	<u>46,000.00</u>	<u>234,000.00</u>	<u>-188,000.00</u>	<u>19.66%</u>
Total Expense	<u>496,579.17</u>	<u>1,806,844.00</u>	<u>-1,310,264.83</u>	<u>27.48%</u>
Net Income	<u><u>63,867.18</u></u>	<u><u>1,592.00</u></u>	<u><u>62,275.18</u></u>	<u><u>4,011.76%</u></u>

Capital Projects Fund
Balance Sheet
As of October 31, 2024
Oct 31, 24

ASSETS

Current Assets

Checking/Savings

Capital Projects Bank - Apex	906,687.01
LGIP - Capital Projects	209,158.78
Money Market - Apex	358,825.53

Total Checking/Savings 1,474,671.32

Total Current Assets 1,474,671.32

TOTAL ASSETS 1,474,671.32

LIABILITIES & EQUITY

Liabilities

Current Liabilities

Other Current Liabilities

Due to General Fund	1,055,204.31
Retainage Payable	211,919.10

Total Other Current Liabilities 1,267,123.41

Total Current Liabilities 1,267,123.41

Total Liabilities 1,267,123.41

Equity

Retained Earnings 255,983.85

Net Income -48,435.94

Total Equity 207,547.91

TOTAL LIABILITIES & EQUITY 1,474,671.32

Capital Projects Fund
Profit & Loss
 October 2024

	<u>Oct 24</u>	<u>Jul - Oct 24</u>
Ordinary Income/Expense		
Income		
36100 - Interest Income	1,333.55	5,454.17
37220 - Interim Tax Exempt Loan	808,915.05	5,532,090.81
Total Income	<u>810,248.60</u>	<u>5,537,544.98</u>
Expense		
9000 - Capital Projects		
901 - Construction of PSC	783,891.22	990,522.79
902 - Miscellaneous PSC Expense	444.99	35,108.95
903 - Principal - Taxable Loan	0.00	225,000.00
903A Principal - Interim Loan	0.00	4,273,612.50
904 - Interest - Taxable Loan	0.00	1,387.50
906 - Architect and Engineering	6,030.92	10,727.84
908 - Builders Risk Insurance	-1,739.65	1,064.06
915 - Parks Improvements	0.00	48,557.28
Total 9000 - Capital Projects	<u>788,627.48</u>	<u>5,585,980.92</u>
Total Expense	<u>788,627.48</u>	<u>5,585,980.92</u>
Net Ordinary Income	<u>21,621.12</u>	<u>-48,435.94</u>
Net Income	<u><u>21,621.12</u></u>	<u><u>-48,435.94</u></u>

Capital Projects Fund
Profit & Loss Budget vs. Actual
 July through October 2024

	<u>Jul - Oct 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Ordinary Income/Expense				
Income				
36100 - Interest Income	5,454.17	10,000.00	-4,545.83	54.54%
37220 - Interim Tax Exempt Loan	5,532,090.81	1,605,729.00	3,926,361.81	344.52%
Total Income	<u>5,537,544.98</u>	<u>1,615,729.00</u>	<u>3,921,815.98</u>	<u>342.73%</u>
Expense				
9000 - Capital Projects				
901 - Construction of PSC	990,522.79	1,431,098.00	-440,575.21	69.21%
902 - Miscellaneous PSC Expense	35,108.95	25,000.00	10,108.95	140.44%
903 - Principal - Taxable Loan	225,000.00			
903A Principal - Interim Loan	4,273,612.50			
904 - Interest - Taxable Loan	1,387.50	5,625.00	-4,237.50	24.67%
905 - Interest - Interim Loan	0.00	154,308.00	-154,308.00	0.0%
906 - Architect and Engineering	10,727.84	12,561.00	-1,833.16	85.41%
907 - Furniture PSC	0.00	30,000.00	-30,000.00	0.0%
908 - Builders Risk Insurance	1,064.06			
909 - Grant Match MultiModal	0.00	15,000.00	-15,000.00	0.0%
910 - Fire Engine Upgrade	0.00	190,000.00	-190,000.00	0.0%
915 - Parks Improvements	48,557.28	12,960.00	35,597.28	374.67%
918 - Demo of Old Bidg/Prkg Lot	0.00	70,000.00	-70,000.00	0.0%
Total 9000 - Capital Projects	<u>5,585,980.92</u>	<u>1,946,552.00</u>	<u>3,639,428.92</u>	<u>286.97%</u>
Total Expense	<u>5,585,980.92</u>	<u>1,946,552.00</u>	<u>3,639,428.92</u>	<u>286.97%</u>
Net Ordinary Income	<u>-48,435.94</u>	<u>-330,823.00</u>	<u>282,387.06</u>	<u>14.64%</u>
Net Income	<u>-48,435.94</u>	<u>-330,823.00</u>	<u>282,387.06</u>	<u>14.64%</u>

City of Eagleville Sewer Fund
Balance Sheet
 As of October 31, 2024

Oct 31, 24

ASSETS

Current Assets

Checking/Savings

LGIP Investment Act	319,503.33
Wilson Bank - Money Market	258,822.98
101 · Wilson Bank & Trust	<u>136,556.70</u>

Total Checking/Savings 714,883.01

Accounts Receivable

Allowance for Doubtful Accounts	-4,283.18
11000 · *Accounts Receivable	<u>26,325.63</u>

Total Accounts Receivable 22,042.45

Total Current Assets 736,925.46

Fixed Assets

151 · Land	72,385.00
155 · Sewer Plant in Service	3,802,455.30
161 · Accumulated Depreciation	-705,384.89
170 · Construction in Progress	<u>20,000.00</u>

Total Fixed Assets 3,189,455.41

TOTAL ASSETS 3,926,380.87

LIABILITIES & EQUITY

Liabilities

Current Liabilities

Other Current Liabilities

141 · Due to General Fund	50,213.44
211 · Accounts Payable Accrual	<u>4,918.68</u>

Total Other Current Liabilities 55,132.12

Total Current Liabilities 55,132.12

Long Term Liabilities

251 · Bonds Payable USDA 2013	1,389,353.00
252 · Bonds Payable USDA 2015	<u>125,995.00</u>

Total Long Term Liabilities 1,515,348.00

Total Liabilities 1,570,480.12

Equity

 301 · Retained Earnings 2,338,711.58

 Net Income 17,189.17

Total Equity 2,355,900.75

TOTAL LIABILITIES & EQUITY 3,926,380.87

City of Eagleville Sewer Fund
Profit & Loss
 October 2024

	Oct 24	Jul - Oct 24
Ordinary Income/Expense		
Income		
37120 · Utility Income	18,775.54	76,174.40
37191 · Late Payment Penalty	172.36	887.97
Total Income	18,947.90	77,062.37
Expense		
52200 · Sewer Expenses		
241 · Electrical	921.62	3,481.21
258 · Permit Fees	0.00	127.41
260 · Operation & Maintenance Charges	4,918.68	19,734.63
261 · Grounds Maintenance	0.00	2,820.00
510 · Insurance	0.00	5,430.00
580 · Depreciation Expense	7,208.78	28,835.12
Total 52200 · Sewer Expenses	13,049.08	60,428.37
Total Expense	13,049.08	60,428.37
Net Ordinary Income	5,898.82	16,634.00
Other Income/Expense		
Other Income		
36100 · Interest Income	2,241.83	9,253.17
37195 · Capacity Fee	0.00	4,000.00
Total Other Income	2,241.83	13,253.17
Other Expense		
898 · Bond Interest	3,174.50	12,698.00
Total Other Expense	3,174.50	12,698.00
Net Other Income	-932.67	555.17
Net Income	4,966.15	17,189.17

City of Eagleville Sewer Fund
Profit & Loss Budget vs. Actual
 July through October 2024

	<u>Jul - Oct 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Ordinary Income/Expense				
Income				
37120 · Utility Income	76,174.40	215,000.00	-138,825.60	35.43%
37191 · Late Payment Penalty	887.97	2,700.00	-1,812.03	32.89%
37296 · Application Fees	0.00	500.00	-500.00	0.0%
Total Income	<u>77,062.37</u>	<u>218,200.00</u>	<u>-141,137.63</u>	<u>35.32%</u>
Expense				
52200 · Sewer Expenses				
241 · Electrical	3,481.21	12,500.00	-9,018.79	27.85%
254 · Engineering Services	0.00	2,000.00	-2,000.00	0.0%
258 · Permit Fees	127.41	700.00	-572.59	18.2%
260 · Operation & Maintenance Charges	19,734.63	59,040.00	-39,305.37	33.43%
261 · Grounds Maintenance	2,820.00	500.00	2,320.00	564.0%
299 · Misc	0.00	1,000.00	-1,000.00	0.0%
322 · Step Inspections	0.00	2,500.00	-2,500.00	0.0%
510 · Insurance	5,430.00	6,100.00	-670.00	89.02%
580 · Depreciation Expense	28,835.12	88,000.00	-59,164.88	32.77%
800 · Delinquency/Writeoffs	0.00	1,000.00	-1,000.00	0.0%
Total 52200 · Sewer Expenses	<u>60,428.37</u>	<u>173,340.00</u>	<u>-112,911.63</u>	<u>34.86%</u>
Total Expense	<u>60,428.37</u>	<u>173,340.00</u>	<u>-112,911.63</u>	<u>34.86%</u>
Net Ordinary Income	<u>16,634.00</u>	<u>44,860.00</u>	<u>-28,226.00</u>	<u>37.08%</u>
Other Income/Expense				
Other Income				
31021 · Grant Income	0.00	175,000.00	-175,000.00	0.0%
36100 · Interest Income	9,253.17	12,000.00	-2,746.83	77.11%
37195 · Capacity Fee	4,000.00	7,000.00	-3,000.00	57.14%
Total Other Income	<u>13,253.17</u>	<u>194,000.00</u>	<u>-180,746.83</u>	<u>6.83%</u>
Other Expense				
898 · Bond Interest	12,698.00	38,094.00	-25,396.00	33.33%
Total Other Expense	<u>12,698.00</u>	<u>38,094.00</u>	<u>-25,396.00</u>	<u>33.33%</u>
Net Other Income	<u>555.17</u>	<u>155,906.00</u>	<u>-155,350.83</u>	<u>0.36%</u>
Net Income	<u><u>17,189.17</u></u>	<u><u>200,766.00</u></u>	<u><u>-183,576.83</u></u>	<u><u>8.56%</u></u>

City of Eagleville-State Street Aid
Balance Sheet
As of October 31, 2024

Oct 31, 24

ASSETS

Current Assets

Checking/Savings

LGIP - State Street Aid 151,738.69

100 - US Bank - Checking 115,527.19

Total Checking/Savings 267,265.88

Other Current Assets

Due from General Fund 10,781.28

Total Other Current Assets 10,781.28

Total Current Assets 278,047.16

TOTAL ASSETS 278,047.16

LIABILITIES & EQUITY

Equity

350 - Fund Balance 278,979.22

Net Income -932.06

Total Equity 278,047.16

TOTAL LIABILITIES & EQUITY 278,047.16

City of Eagleville-State Street Aid
Profit & Loss
 October 2024

	<u>Oct 24</u>	<u>Jul - Oct 24</u>
Income		
36100 - Interest Income	633.98	2,616.41
31730 - State of Tenn Gas Tax	2,489.44	9,951.41
Total Income	<u>3,123.42</u>	<u>12,567.82</u>
Expense		
43100 - Street Aid Expenses		
510 - Insurance	0.00	558.00
765 - Hwy & Street Permit Bond	0.00	100.00
260 - Repairs & Maintenance	1,000.00	2,276.37
247 - Street & Traffic Lights	1,469.26	4,479.82
248 - Contract Labor - Mowing	0.00	2,800.00
254 - Engineering	960.00	3,093.14
342 - Signs	192.55	192.55
Total 43100 - Street Aid Expenses	<u>3,621.81</u>	<u>13,499.88</u>
Total Expense	<u>3,621.81</u>	<u>13,499.88</u>
Net Income	<u><u>-498.39</u></u>	<u><u>-932.06</u></u>

City of Eagleville-State Street Aid Profit & Loss Budget vs. Actual July through October 2024

	<u>Jul - Oct 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Income				
36100 - Interest Income	2,616.41	4,000.00	-1,383.59	65.41%
31730 - State of Tenn Gas Tax	9,951.41	28,300.00	-18,348.59	35.16%
Other Financing Source / Uses				
48500 - Transfer frm Gen. Fund	0.00	50,000.00	-50,000.00	0.0%
Total Other Financing Source / Uses	<u>0.00</u>	<u>50,000.00</u>	<u>-50,000.00</u>	<u>0.0%</u>
Total Income	<u>12,567.82</u>	<u>82,300.00</u>	<u>-69,732.18</u>	<u>15.27%</u>
Expense				
43100 - Street Aid Expenses				
900 - Capital Outlay	0.00	184,400.00	-184,400.00	0.0%
510 - Insurance	558.00	627.00	-69.00	89.0%
765 - Hwy & Street Permit Bond	100.00			
260 - Repairs & Maintenance	2,276.37	7,000.00	-4,723.63	32.52%
247 - Street & Traffic Lights	4,479.82	17,000.00	-12,520.18	26.35%
248 - Contract Labor - Mowing	2,800.00	8,400.00	-5,600.00	33.33%
254 - Engineering	3,093.14	3,000.00	93.14	103.11%
342 - Signs	192.55	600.00	-407.45	32.09%
Total 43100 - Street Aid Expenses	<u>13,499.88</u>	<u>221,027.00</u>	<u>-207,527.12</u>	<u>6.11%</u>
Total Expense	<u>13,499.88</u>	<u>221,027.00</u>	<u>-207,527.12</u>	<u>6.11%</u>
Net Income	<u><u>-932.06</u></u>	<u><u>-138,727.00</u></u>	<u><u>137,794.94</u></u>	<u><u>0.67%</u></u>

Debt Service Fund
Balance Sheet
As of October 31, 2024

Oct 31, 24

ASSETS

Current Assets

Checking/Savings

Apex Bank - Checking 218,962.63

LGIP - Debt Service 27,715.48

Total Checking/Savings 246,678.11

Total Current Assets 246,678.11

TOTAL ASSETS 246,678.11

LIABILITIES & EQUITY

Equity

Retained Earnings 216,437.34

Net Income 30,240.77

Total Equity 246,678.11

TOTAL LIABILITIES & EQUITY 246,678.11

Debt Service Fund
Profit & Loss
October 2024

	<u>Oct 24</u>	<u>Jul - Oct 24</u>
Ordinary Income/Expense		
Income		
36100 - Interest Income	<u>152.99</u>	<u>611.77</u>
Total Income	<u>152.99</u>	<u>611.77</u>
Expense		
219 - Emergency Comm Radios	<u>0.00</u>	<u>16,371.00</u>
Total Expense	<u>0.00</u>	<u>16,371.00</u>
Net Ordinary Income	<u>152.99</u>	<u>-15,759.23</u>
Other Income/Expense		
Other Income		
36961 - Transfer from General	<u>0.00</u>	<u>46,000.00</u>
Total Other Income	<u>0.00</u>	<u>46,000.00</u>
Net Other Income	<u>0.00</u>	<u>46,000.00</u>
Net Income	<u>152.99</u>	<u>30,240.77</u>

Debt Service Fund
Profit & Loss Budget vs. Actual
 July through October 2024

	<u>Jul - Oct 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Ordinary Income/Expense				
Income				
36100 - Interest Income	611.77	8,000.00	-7,388.23	7.65%
Total Income	<u>611.77</u>	<u>8,000.00</u>	<u>-7,388.23</u>	<u>7.65%</u>
Expense				
219 - Emergency Comm Radios	16,371.00	16,371.00	0.00	100.0%
Total Expense	<u>16,371.00</u>	<u>16,371.00</u>	<u>0.00</u>	<u>100.0%</u>
Net Ordinary Income	<u>-15,759.23</u>	<u>-8,371.00</u>	<u>-7,388.23</u>	<u>188.26%</u>
Other Income/Expense				
Other Income				
36961 - Transfer from General	46,000.00	184,000.00	-138,000.00	25.0%
Total Other Income	<u>46,000.00</u>	<u>184,000.00</u>	<u>-138,000.00</u>	<u>25.0%</u>
Net Other Income	<u>46,000.00</u>	<u>184,000.00</u>	<u>-138,000.00</u>	<u>25.0%</u>
Net Income	<u><u>30,240.77</u></u>	<u><u>175,629.00</u></u>	<u><u>-145,388.23</u></u>	<u><u>17.22%</u></u>

ITEM 8

Department Reports:

- City Recorder
- Finance Consultant
- Fire Department
- Parks Department
- Police Department

City Recorder's Report

TO: MAYOR AND COUNCIL

FROM: CITY RECORDER

As of December 3rd, I completed my last CMFO class. On December 6th, I was awarded the designation of Certified Municipal Finance Officer. Thank you so very much for the opportunity and your support. I am especially grateful to Ms. Riggins for her constant championing of me forward. I shall strive to do the title, justice.

Per direction of Council, at the November 21st meeting, Chief Breniser and I have been interviewing camera surveillance companies. While I do not yet have proposals, we have learned from both companies that a camera posted on the front of City Hall can capture license plate numbers. One company has the ability to zoom in on footage, while the other can simply have the camera zoomed in to a specific spot.

The proposals will include upgrades to our current system and add exterior cameras to all sides of the building. All of the cameras provide a significantly wider view and substantially greater clarity than the City currently has. The proposals will be available by the January meeting.

I wish you all a safe and happy holiday season!

Christina Rivas
City Recorder

December 19, 2024

➤ Send



To Helynn Riggins ✕ Bcc

Cc

Fw: Approval of your CMFO application

From: Mark Fawver <Mark.Fawver@cot.tn.gov>
Sent: Friday, December 13, 2024 1:46 PM
To: Christina Rivas <crivas@eaglevilletn.gov>
Subject: Approval of your CMFO application

Your CMFO certification application has been approved. Your certificate date is December 6, 2024. You are currently certified, even though your certificate will not be mailed until a later date. An email will be sent when your certificate is mailed.

Also, it appears that you are eligible for the CMFO incentives program to receive a one-time \$1,000 stipend. Please log into your CMFOA account. From the main menu, fill out the stipend authorization form under "Incentive Programs Forms."

Your CPE begin date is January 1, 2025, and you must complete, enter, and upload certificates for the CPE in the CMFOA System. A total of 16 hours of financial specific CPE during 2025 by December 31 and future years is required to maintain your certification. Information regarding CPE and the classification of CPE can be found at <https://comptroller.tn.gov/office-functions/la/e-services/certified-finance-officer-programs/certified-municipal-finance-officer/cpe-requirements-guidelines.html>

The Policies and Procedures related to the CMFO certification can be found at <https://apps.cot.tn.gov/CARS/CFMOPoliciesandProcedures.pdf>

Congratulations!

Mark Fawver

Contract Audit Review Specialist

Comptroller of the Treasury

Division of Local Government Audit

Cordell Hull Building, 425 Rep. John Lewis Way North | Nashville, TN. 37243

Mark.Fawver@cot.tn.gov | Direct Line 615.747.8851

Fire Department Report – Eagleville Council Meeting 12/19/2024

Good evening, Mayor and Council,

The following are calls responded to by EFD from the last council meeting on 11/21/2024 to today:

Total Calls – 25

15	EMS Assist
1	Structure Fire
1	Hazmat
1	Inspection
2	Public Service
1	Gas leak
1	Illegal Burn
3	MVA

The Call volume at this time last year in 2023 was approximately 260 calls. We are currently sitting on 400 runs. This amount of increase has put us over a 60% increase from last year, at this time, and over a 110% increase in 2 years.

With this amount of increase, combined with time off accrued by our full-time staff, we certainly need to be hiring at least 3 additional full-time FFs in order to be more effective in the safety of our personnel, get closer to proper staffing and allow our current personnel their vacation/ time-off requests more frequently. Additionally, we need to hire part-time ff's in order to back fill the spots during full-time staffs' days off and for peak times throughout the year.

We have been vigorously training inside our new station, as well as, training outside in a few acquired facilities that have been so graciously donated to our department. Just last week, we trained downtown on a commercial structure, and in addition, we trained alongside Murfreesboro Fire at their large complex, working on fire behavior and fire attack with victims trapped inside. Strong!

We are working on our volunteer staffing, reaching out through various channels to hire more and we are bringing our current volunteers up to the level of firefighting and medical, to be strong assistance to our full-time firefighters, when they are available.

Lastly, if any of you have any questions, please feel free to contact me at any time.

Merry Christmas!

Thank you for your support,

J. Armstrong

EAGLEVILLE PARKS DEPT.
P.O. Box 68
108 South Main St.
Eagleville, TN 37060



PARKS Mgr. KEVIN YORK
CELL – (931) 808-3079
FAX - (615) 274-2977
kyork@eaglevilltn.gov

Eagleville Roads and Maintenance to City Hall

12/19/24

- 1) Place Metal Flashing around the rock wall to prevent rain water damaging the foundation
- 2) Replace the flat stones around City Hall that are loose

Eagleville Parks Report

12/19/24

The following is a list of Winter projects for this winter

- 1) Replace wood floor on trailer
- 2) Repaint and epoxy concession stand floor
- 3) Paint bathroom floors
- 4) Place new dirt on Field 3

Kevin York

Park Manager



City of Eagleville

David Breniser, Chief of Police

Eagleville Police Report to City Council

12/19/2024

- 1) Tomorrow, December 20th, I will be attending the graduation of officer Josh Bieber from the Tennessee Law Enforcement Training Academy. EPD congratulates officer Bieber for his accomplishment and we look forward to working together to serve the Eagleville community.
- 2) I would also like to take this opportunity to introduce two newly hired Eagleville police officers: Officer Justyn Rhodes and Officer Isabella Willis. Both bring unique experiences in their preparation to becoming law enforcement officers and will be attending the academy as soon as possible.

A handwritten signature in black ink that reads "David Breniser". The signature is fluid and cursive.

*Chief David Breniser
Eagleville Police Department*

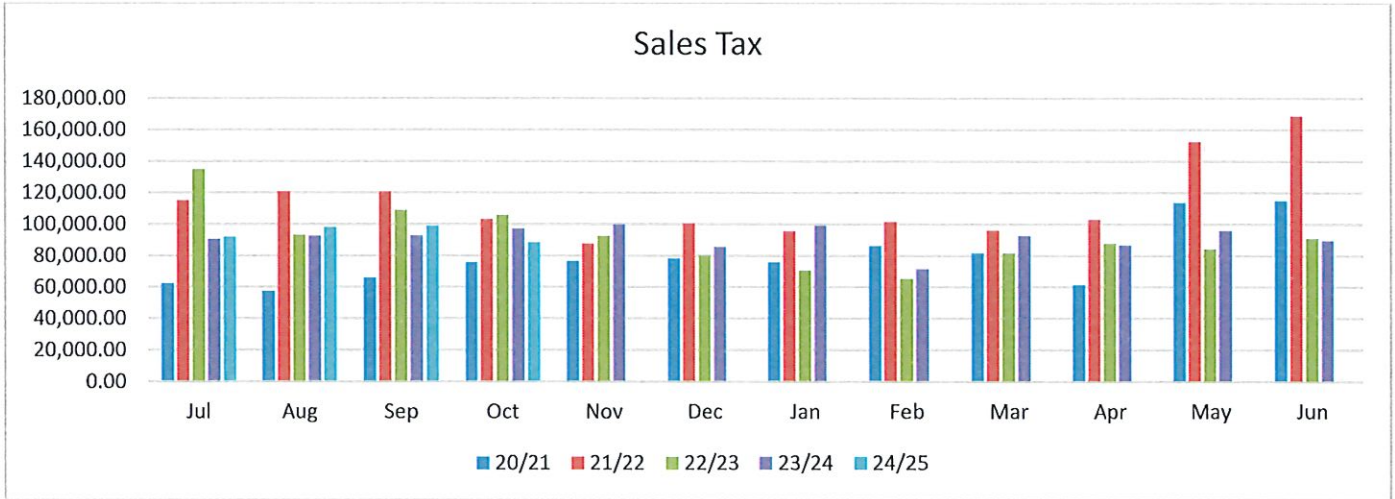
P.O. Box 68, 259 North Main St., Eagleville, TN 37060
T: (615) 640-9612 C: (615) 203-2781
dbreniser@eaglevilletn.gov www.EaglevilleTN.gov

This Institution is an equal opportunity provider and employer

ITEM 9 City Manager Report



City Manager's Report December 19, 2024



Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun
62,283.90	57,255.22	65887.02	75,849.69	76,643.78	78,265.43	75,711.21	86,153.30	81,655.67	61,534.80	113,846.19	115,045.45
115,005.53	120,682.18	120,680.70	103,347.59	87,547.68	100,427.24	95,647.29	101,466.12	96,133.53	103,284.36	152,570.06	168,927.99
134,804.91	93,243.94	109,033.87	105,812.38	92,384.89	80,320.51	70,608.37	65,398.21	81,635.37	87,855.48	84,322.52	91,123.50
90,585.69	92,424.62	92,861.15	97,253.25	99,989.41	85,631.94	99,161.63	71,540.19	92,950.55	86,854.64	95,983.98	89,740.17
91,864.33	98,125.69	99,016.01	88,554.91								

	FY 2023-2024 Building Permits & Codes												
	Nov	Dec	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov
New Res.	0	0	0	0	0	0	0	0	0	0	1	0	0
Res Add.	0	0	0	0	1	2	2	1	0	0	3	0	0
Res. Plumb/Mech	0	1	0	0	0	0	0	0	0	0	1	0	0
Res. Other/Accessory	0	0	0	0	0	0	0	0	0	0	0	0	0
New Com.	0	0	0	0	0	0	0	0	0	1	0	0	0
Com. Add.	1	0	0	0	0	0	0	0	0	0	0	0	0
Com. Plumb/Mech/Gas	0	0	0	0	0	0	0	0	0	0	0	0	0
Com. Other	0	0	0	0	0	0	0	0	0	0	0	0	0
Signage	0	0	0	0	0	0	0	0	0	6	0	0	0
Pool	0	0	0	0	0	2	0	0	2	1	0	0	0
Sewer Capac.	0	0	0	0	0	0	0	0	0	0	0	0	0
Violation Notice	0	0	0	0	0	0	0	0	0	0	0	0	0
Site Plan Reviews	0	0	0	0	0	0	0	0	0	0	0	0	0
Plat Application	0	0	0	0	0	0	0	0	0	0	0	0	0
Rezoning App.	0	0	0	0	0	0	0	0	0	0	0	0	0
BZA & Other Misc.	0	0	0	0	0	0	0	0	0	0	0	0	0

News, and Notes:

Important Information:

City Manager: (1) I will always make myself available to any council member to discuss current or on-going concerns with the City. (2) November financials are not in your packet due to our early meeting date. We will have sales tax next week and the financials will be prepared. We will provide them once prepared. (3) The Long Range Committee continues to meet. We are reviewing the Long Range Plan, now including the Urban Growth Boundary and changes to our Zoning Ordinance. Those Zoning changes have been put in Ordinance form for Second Reading tonight. At this week's meeting, we were able to drive around and look at drainage concerns due to it happening to rain on the day of our meeting. (4) In the next few months, you will be considering annexation of the former Scales property (98+) acres and the Moore property (250+) acres. However, I am recommending that we understand what will be happening with fire hydrants. In late November, I was put on notice by CUD that there is not water capacity/pressure for hydrants for any property north of the Harpeth River. At its December meeting, the Planning Commission continued the plat request for Winterbrook (College Grove Road) until it is shown that hydrants can be in the subdivision. This is a complicated matter and I'm happy to go into more detail with each of you should you request it. (5) On December 13 City Manger met with planners and engineers for all cities and the county in Rutherford County. We discussed the Urban Growth Boundaries. I have taken this matter to Long Range Planning and in the next few months, will be presenting the Council a proposal of increasing our boundaries for discussion purposes. (6) With the referendum passing for Liquor Stores in Eagleville, you have before you the First Reading of an Ordinance that creates criteria for Liquor Stores. Tonight is First Reading. Please review, and if you have any changes, those can be discussed tonight or following the public hearing at next month's meeting. This ordinance has been reviewed by Mike Walker and Attorney Aymett. The Zoning Ordinance Amendments set which zones Liquor Stores will be permitted: C-2 and I-1 (Special Permits) (7) The rental house has been rented. The City went about one month without rent. I have had an email exchange with the realtor laying out our expectations and plan to meet in person after the first of the year. (8) The City Manager is current with all required training for FEMA, CMFO and AICP. (9) A big congratulations to Christina Rivas for achieving her CMFO Certification. She has been in training for a year and passed her final test in December. The City now has two CMFO (only one is required) plus our accountant, who is also CMFO credentialed. (10) I would also like to thank Katy Sanderson who ran a very successful events season this year. It's unfortunate that we did not get to have Fall Festival. But we had sold out vendor space and were ready to go. The Christmas Tree Lighting was very successful, and we have also received a lot of great feedback on the parade. I'm not sure if the Council is aware, but we handed out glow-in-the-dark necklaces to the children along the route to increase visibility. All of the City Staff worked hard to make these events happen and contributed to their success. (10) Tonight Chief Breniser will introduce to you our two new officers. I'm very excited to announce we have hired Eagleville's first female officer. Officer Silva-Bieber will be graduating from the Police Academy tomorrow (Friday Dec 20), and will be on his own within about two weeks. He excelled at the academy and we are so proud of him.

Pending Projects: (1) UPDATE: Laserfiche is up and running. We are working to move files into the program as time permits. (2) Our contract with Tischler Bise has been signed. I have been working with them to gather information for their study (3) All new signs up and working except for the Park sign. MTE has identified where the electric can come from and we will be boring shortly and the sign will be connected by our electrician. (4) (5) City Manager is preparing an Ordinance to reduce speed limit on 99 from city limits to 41a, and also reaffirm speed limits on other streets. (6) Council needs to decide if they want to pursue another request to amend the

Charter to increase the residency time before being on the Council. (7) Manager needs to write ordinances and plans of service for requested annexations of Moore and (former) Scales properties.

Budget News: (1) Auditor has submitted the final audit, which will be presented to you upon our receipt. We will very quickly move into the new budget cycle. I implore you to think about capital items and other smaller items you may want to see the City purchase in the next year, or in the next five years. We need to plan for the larger items by putting away funding each year. And we need to know what to fund for this upcoming year. With Mike Walker running our budget and carefully planning for debt service, capital expenditures, plus the debt we have now incurred with the new PSC, we need to all work towards making sure he is aware of budget items that may be necessary or desired in the future.

Finance Report: To be submitted upon receipt of sales tax.

Planning/Codes: 1. Las Fiestas has been notified through their contractor that they can fill just around the sprinkler area to be able to turn on the sprinkler system. Any further fill will require Planning Commission approval. 2. The Cabinet Shop on the corner of 41A and Ronnie Hill Avenue has commenced repair work on the building. It will be completely resided and reroofed.

Streets and Drainage: Will Owen is to prepare documents for paving New Town (with and without drainage improvements), paving specs for the curve at Cheatham Springs Road and demo/paving specs for the parking lot to be located at former Police and Fire Station. The demo will take place first, with paving to happen at the same time as the other paving projects. City Manager will also be demolishing the white barn/shed on rental house property.

Sewer: Mayor Leeman, Will Owen, Mike Walker and City Manager met with representatives of CUD to discuss future of Sewer Agreement with CUD on Dec 16.

Engineering Report:

Public Safety Facility: Completed.

Parks & Recreation/Maintenance: There is an ordinance for Second Reading tonight that updates fees, as per a recommendation of the Park Board. Dirt for Field Three has been ordered. It will be spread sometime after the new year. The Park Board will meet again on January 14. I have asked that they work on a Capital plan for the next year, and expectations for the next five years.

Events:

Upcoming Meetings/Events:

December 24/25, 2024	City Hall closed for Christmas. Reopen at noon on Dec. 26.
January 1, 2025	City Hall closed for New Year's Day
January 6, 2025	Planning Commission/BZA/Design Review 6:00/6:30 p.m.
January 9, 2025	City Council Work Session
January 14, 2025	Municipal Court, 6:00 p.m.
January 20, 2025	City Hall closed for MLK Jr. Day
January 23, 2025	City Council Regular Meeting, 7:00 p.m.
January 1, 2024	Eagleville City Hall closed for New Year's Day

ITEM 10a Approve or Deny ORDINANCE 2024-004

ORDINANCE 2024-004

AN AMENDMENT TO ORDINANCE 2015-003 OF THE CITY OF EAGLEVILLE, TENNESSEE, TO ADOPT PRESIDENTS DAY (THE THIRD MONDAY OF FEBRUARY) AND JUNETEENTH (THE 19TH DAY OF JUNE); ADDING THE TWO HOLIDAYS TO THE PERSONNEL POLICIES AND PROCEDURES, SECTION 1, SUBSECTION V(1)a "HOLIDAYS".

WHEREAS, the Mayor and Council of the City of Eagleville, Tennessee deem it important, when possible, to remain consistent with the holidays observed by Rutherford County, Tennessee, and

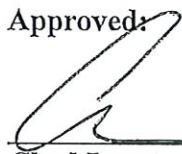
WHEREAS, the City of Eagleville seeks to observe, when possible, nationally recognized holidays of the United States Federal Government

Now, therefore, **BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF EAGLEVILLE, TENNESSEE**

that this ordinance shall take effect 15-days from and after its final passage it.

Approved by the Eagleville City Council on:

Approved:



Chad Leeman, Mayor

ATTEST:



Christina Rivas, City Recorder

Passed First Reading: 11/21/24

Passed Second Reading:

APPROVED AS TO FORM:



J. Stephen Aymett, Jr., City Attorney

ITEM 10b Approve or Deny ORDINANCE 2024-005

Ordinance 2024-005

AN ORDINANCE TO ESTABLISH A NEW FEE SCHEDULE FOR THE PARK AND RECREATIONAL FACILITIES OF THE CITY OF EAGLEVILLE.

WHEREAS, the Eagleville City Council wishes to establish a fee schedule for the use of City Park and Recreational Facilities; and

WHEREAS, the Eagleville City Council desires to continue to provide recreational options with its park, ball fields, playground, pavilion and walking track; and

WHEREAS, this fee schedule will provide for the proper maintenance and operation of the public park and recreational facilities for the good of the citizens of Eagleville;

NOW THEREFORE, BE IT ORDAINED by the City of Eagleville City Council that the following fee schedule is hereby adopted:

FEE SCHEDULE

The City of Eagleville adopts the Park and Recreational Facilities Fees which are subject to changes and amendments.

BALLFIELD FEES:

DEPOSIT:	\$100.00
PER FIELD/PER DAY	\$100.00
FIELD RENTAL FOR LESS THAN 4 HOURS	\$25.00/HR
DIAMOND DRY FIELD CONDITIONER PER BAG	\$ 25.00
SPONSOR SIGNAGE (1 ST YEAR)	\$350.00
SPONSOR SIGNAGE RENEWAL	\$200.00
BALL CLUB FEE PER CHILD	\$ 20.00

\$1,000,000.00 Proof of Liability Insurance naming the City of Eagleville as Additional Insured must be submitted one week prior to the scheduled date.

PAVILION RENTAL FEES:

FOR 4 HOURS (MINIMUM RENTAL)	\$ 50.00
FOR THE ENTIRE DAY	\$100.00

BE IT ENACTED that this ordinance shall take effect 15-days from and after its final passage, the public welfare requiring it.

Approved:

Chad Leeman, Mayor

ATTEST:

Christina Rivas, City Recorder

Passed First Reading:

Passed Second Reading:

Public Hearing Held:

With 15-day notice given in the Rutherford Reader

APPROVED AS TO FORM:

Stephen Aymett, City Attorney

ITEM 10c Approve or Deny ORDINANCE 2024-006

ORDINANCE NO. 2024-006

AN ORDINANCE TO ADOPT AMENDMENTS TO THE CITY OF EAGLEVILLE, TENNESSEE'S ZONING ORDINANCE, BY AMENDING ORDINANCE 2016-009 (WITH AMENDMENTS THROUGH OCTOBER 2023)

WHEREAS, the Eagleville Municipal Planning Commission has duly recommended to the Eagleville City Council that the Official Zoning Ordinance of Eagleville, Tennessee, be amended as hereinafter described; and,

WHEREAS, the Eagleville City Council has reviewed such recommendation and has conducted a public hearing thereon, hearing thereon.

NOW THEREFORE, BE IT ORDAINED BY THE CITY OF EAGLEVILLE, TENNESSEE, AS FOLLOWS:

That the Official Zoning Ordinance of the City of Eagleville, Tennessee, is hereby amended by to wit:

Article 11 Definitions

Section 2.020

Strike: Convenience Sales.

Add: Convenience Commercial Uses: The retail sales of small convenience items such as toiletries, tobacco, and magazines, and basic grocery items.

Strike: Lot, Depth

Replace with: Lot, Depth: The average distance from the street line of the lot to its rear line, measured in the general direction of the sideline of the lot. In cases of triangular lots where no rear line is established, the back confluence of the two lines of the triangle shall be the point for measuring the required rear line towards the street. Corner lots where no rear line is established shall establish one side setback opposite a front setback (not abutting) as the rear setback for measuring depth purposes.

Add: Personal Service Establishment: A business where professional or personal services are provided for gain and where the sale at retail of goods, wares, merchandise, articles or things is only accessory to the provisions of such services, including but without limiting the generality of the foregoing, the following: barber shops, beauty shops, tailor shops, laundry or dry-cleaning shops, shoe repair or other similar uses.

Add: Short Term Rental: the rental of a residential unit, for a fee, for occupancy for less than 30 days, or less than one month.

Article III General Provisions

Add:

3.130 Fences (Residential)

Fences in all Residential Zones shall be permitted without a zoning permit provided the following criteria has been met. Fences that do not meet the following criteria shall be deemed a zoning violation.

- a. Fences are allowed within a property boundary with no required setback for the side or rear of the property. Fences are not allowed within the front setback. Fences on properties that have more than one street frontage shall be allowed on the secondary frontage to locate at ½ the front setback provided no obstruction to traffic is caused.

- b. No fence shall exceed 6 feet in height.
- c. Fences shall have the "good neighbor" side facing outward from the house.
- d. Fences in a PRD zone approved by the Planning Commission may have different criteria.
- e. Fences may not be located in an easement.

3.140 Fences (Commercial and Industrial)

Fences in all Commercial or Industrial Zones must have Design Review Committee Recommendations and Approval by the Planning Commission.

- 1. Fences shall be of aluminum, wood or PVC as per the approval of the Planning Commission. Chain link is discouraged and only approved when deemed suitable for the site and not detrimental to adjacent property owners.
- 2. Fences shall not exceed 8 feet in height.
- 3. Fences shall have proper screening if deemed necessary by the Design Review Committee and Planning Commission.
- 4. Fences may not be located in an easement.

Article IV Supplementary Provisions

Section 4.010 Strike J.

Add: Section 4.010 J. Medical or Dental Clinic: Not less than (four) 4 spaces per medical provider, plus one (1) space for each staff/personnel. For purposes of this section, medical provider is a person that performs individual treatment on a patient. Persons qualifying as medical provider would be and not limited to: Dental Hygienist, Nurse or Other Practitioner meeting with a patient to take vitals or treat a patient.

Article V Zoning Districts

Section 5.041 R-1 Low Density Residential

E. 1. Minimum Lot Size – Revise as Follows:

Area 2 acres

Lot Width at Required Front Building Setback 100 Feet

~~Lot Width at Road Frontage 50 Feet (35 feet in cul-de-sac)~~

Lot Width at Road Frontage 100 Feet (35 feet in arc of cul-de-sac)

Article V Zoning Districts

Section 5.042 R-2 Medium Density Residential District

E. Dimensional Requirements

~~Delete: 1. Lot Width at road frontage 75 feet (35 in a cul-de-sac) 100 feet (35 ft. in a cul-de-sac)~~

Replace with:

Lot Width at Road Frontage 75 feet (35 in arc of a cul-de-sac) 100 feet (35 ft. in arc of a cul-de-sac)

Article V Zoning Districts

Section 5.051 C-1 Central Business District

B. Uses Permitted

Delete: 3

Replace with 3: Convenience Commercial Services, including barber and beauty shops, grocery stores, and hardware stores.

Delete: 5. Restaurants

Replace with: 5. Restaurants with no Drive Through windows. To go orders are allowed.

Add: 7. Boutique Retail

Article V Zoning Districts

Section 5.052 C-2 General Commercial District

Delete A. District Description

Replace with A. District Description. This district is designed to provide adequate space in appropriate locations for uses which serve the needs of the public. Transient sleeping accommodations, dining establishments, and general retail needs primarily characterize this district. In addition, commercial trade and service uses are permitted if necessary to serve the recurring needs of persons frequenting this district. Community facilities and utilities necessary to serve this district, or necessary for the general community welfare are also permitted. Bulk limitations required of uses in this district, in part, are designed to maximize compatibility with lesser intense use of land or building in proximate residential districts. Regulations are designed to preserve the traffic carrying capacity of the streets and roads in Eagleville an to provide for necessary off-street parking and loading. All new commercial lots shall front on ether arterial or collector roads as indicated on the Eagleville Major Thoroughfare Plan.

Section 5.052 C-2 General Commercial District

B Uses Permitted

Delete: 14.

Replace with: 14. Convenience commercial services

Delete: 17. Restaurants

Replace with: 17. Restaurants with no Drive Through window. To go orders area allowed.

Add: 27. Pharmacies with No Drive Through Window

Article V Zoning Districts

Section 5.052 C-2 General Commercial District

D Uses Permitted as Special Exception

Delete: 2.

Add: 2. Reserved

Delete: 6. Automotive Service and repairs, including the sale of gas, oil, tires, and other goods and services required in the operation of automobiles

Add: 6. Reserved

Add: 11. Restaurants with Drive Through Window

Add: 12. Pharmacies with Drive Throught Window

Add: 13. Liquor Stores as per the Municipal Code

Article V Zoning Districts

Section 5.052 C-2 General Commercial District

Delete Section F.1

Replace with: F. 1. Minimum Lot Size. All lots shall be at least 35,000 square feet. Lots without sewer shall be a minimum of one acre. More than one building shall be permitted on a single lot if deemed by the Planning Commission that all safety needs have been met, including traffic, parking and other site and/or building code requirements.

Article V Zoning Districts

Section 5.052 C-2 General Commercial District

Delete F.2

Replace with F.2 Minimum Yard Requirements

Front Yard Setback 50 ft

Side Yard Setback 15 ft

Except where the side yard abuts or is adjacent to a residential district, church or school, in which case the minimum setback for that yard shall be forty (40) feet, and except where the side yard abuts a C-1 property with no setback requirement in which case the side setback minimum for that side shall be twenty (20) feet.

Rear Yard 25 feet

Except where the rear yard abuts or is adjacent to a residential district, church or school, in which case the minimum setback for that yard shall be forty (40) feet.

Corner Lots shall be treated in a way such that all facades considered to be the front/main entrance of the building facing streets will be held to front setback standards. Secondary facades not considered to be the main entrance shall be held to one half of the required front setback. All sites on a corner lot shall have at least on front setback imposed on the lot.

Article V Zoning Districts

Section 5.052 C-2 General Commercial District

Delete: F.3 Maximum Lot Coverage

Replace: F.3 Maximum Lot Coverage. All lots must maintain a minimum of twenty (20) percent green space, with no area less than one hundred (100) square feet counting towards the required twenty percent.

Article V Zoning Districts

Section 5.052 C-2 General Commercial District

Delete F.4 Lot Width

Replace with F.4 Lot Width and Lot Depth

No lot shall be less than one hundred (100) feet wide at the required building front setback line.

No lot shall be less than one hundred (100) feet wide at its road frontage, and 35 at the arc of the cul-de-sac.

No lot shall have a depth of less than fifty (50) feet anywhere on the lot.

Article V Zoning Districts

Section 5.061 I-1 General Industrial District

D. Uses Permitted as Special Exceptions

Delete: 1. Retail and Convenience Trade

Add: 1. Retail and Convenience Commercial Uses

Add: 6. Automotive service and repairs, including sale of gas, oil, tires and other goods and services required in the operation of automobiles

Add: 7. Liquor Stores as per the Municipal Code

Article VI Exceptions and Modifications

Delete Section 6.050 Exceptions to Setback Requirements

BE IT ENACTED that this ordinance shall take effect 15-days from and after its final passage, the public welfare requiring it.

Approved by the Eagleville City Council on:

Approved:

Chad Leeman, Mayor

ATTEST:

Christina Rivas, City Recorder

Passed First Reading:
Passed Second Reading:
Public Hearing Held:

APPROVED AS TO FORM:

Stephen Aymett, City Attorney

ITEM 11a Approve or Deny ORDINANCE 2024-007

Ordinance 2024-007

AN ORDINANCE REPEALING TITLE 8, CHAPTER 1 ALCOHOLIC BEAVERAGES
AND REPLACING WITH TITLE 8, CHAPTER 1 ALCOHOLIC BEVERAGES

TITLE 8

INTOXICATING LIQUORS

LIQUOR AND WINE

SECTIONS

- 8-101. Alcoholic beverages subject to regulation.
- 8-102. Privilege tax on retail sale of alcoholic beverages for on premises consumption.
- 8-103. Definitions
- 8-104. Certificate of compliance required prior to issuance of license.
- 8-105. Location restrictions.
- 8.106. Limitation on number of retail liquor stores.
- 8.107. Full and accurate disclosure required.
- 8.108. Inspection fee.
- 8.109. Failure to pay inspection fee.
- 8.110. Regulations for sale of alcoholic beverages.
- 8.111. Manager may examine dealer's books, papers and records.
- 8.112 Article not applicable to beer.
- 8.113 Penalty.

8.101. Alcoholic Beverages subject to regulation. It shall be unlawful to engage in the business of selling, storing, transporting or distributing, or to purchase or possess alcoholic beverages within the corporate limits of the city except as provided by Tennessee Code Annotated, Title 57, Chapter 4, except and by rules and regulations promulgated thereunder, and as provided in this chapter.

8.102. Privilege tax on retail sale of alcoholic beverages for on premise consumption.

Pursuant to the authority contained in the Tennessee Code Annotated, Title 57, Chapter 4, inclusive, is hereby adopted so as to be applicable to all sales of alcoholic beverages for on premises consumption within the city. It is the intent of the City Council that the said Tennessee Code Annotated, Title 57, Chapter 4, inclusive, shall be effective in the City, the same as if said code sections were copied herein verbatim.

8.103. Definitions.

The following words, terms and phrases, when used in this article, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

Alcoholic beverage or beverage means and includes all alcohol, spirits, liquor, wine, high alcohol content beer and other liquids included in the definition of "alcoholic beverage" contained in T.C.A. § 57-3-101(a), as the same may be amended, supplemented or replaced.

Certificate or certificate of compliance means the certificate required pursuant to T.C.A. §§ 57-3-208 or 57-3-806, as the same may be amended, supplemented or replaced, and subject to the provisions set forth in this article for issuance of such a certificate.

License means a license issued by the alcoholic beverage commission of the state pursuant to T.C.A. §§ 57-3-204 or 57-3-803, as the same may be amended, supplemented or replaced, provided that the issuance of licenses shall be subject to the restrictions set forth in this article.

Licensee means any person to whom a license has been issued.

Retail sale means a sale to a consumer or to any person for any purpose other than for resale.

Retail food store means an establishment which is eligible for the issuance of a retail food store wine license by the alcoholic beverage commission of the state, pursuant to T.C.A. Title 57, Chapter 3, Part 8.

Retail liquor store means any business which is required to have a license for the retail sale of alcoholic spirituous beverages, including beer and malt beverages, under the provisions of T.C.A. Title 57, Chapter 3, Part 2.

Wholesale means a sale to any person for purposes of resale, except those sales by a Person licensed under T.C.A. § 57-3-204 to a charitable, nonprofit or political organization possessing a valid special occasion license for resale by such organizations pursuant to their special occasion license shall not be construed as such a sale.

Wholesaler means any person who sells at wholesale any beverage for the sale of which a license is required under the provisions of T.C.A. Title 57, Chapter 3.

Wine means the product of the normal alcoholic fermentation of the juice of fresh, sound, ripe grapes, as further defined by T.C.A. §§ 57-3-101 and 57-3-802, as the same may be amended, supplemented or replaced.

8.104. Certificate of compliance required prior to issuance of license. As a condition precedent to the issuance of a license by the state alcoholic beverage commission, an applicant for a license shall first obtain a certificate of compliance from the city, as provided below:

- (1) Retail liquor stores. Any person intending to apply for a state license for a retail liquor store shall first apply for a Certificate of Compliance from the city, to be issued by the City Council. The application for a certificate shall be in writing on a form furnished by the city recorder. The application shall identify the name and address of the owner of the property for which the certificate is sought, and shall be accompanied by evidence that the owner has agreed to allow the proposed retail store to be operated on the property upon issuance of a license. A fee, as set by the City Council, shall be paid upon submittal of the application. Applications will be considered in the chronological order in which they are received, and no consideration will be given to the fact that other applications have subsequently been received. The certificate shall be granted or denied by the city council within 60 days after the application for the certificate is submitted to the city recorder and, if granted, shall be signed by the mayor or a majority of the city council. A certificate of compliance for a retail liquor store shall expire and become void if the applicant to whom the certificate was granted fails to apply for a license from the alcoholic beverage commission within six months of the date of the certificate, or if the retail liquor store for which a certificate was granted is not in operation within 12 months following the issuance of the certificate; provided, however, that the city council may, upon written request of the applicant, extend the expiration date of a certificate for up to three additional months in the event of circumstances beyond the applicant's control. If a certificate becomes void, no new certificate may be issued to the same applicant unless a new application is submitted and all applicable requirements of this article are met at the time the new application is received. The mayor shall be authorized to issue a certificate of compliance required in connection with the renewal of an existing license pursuant to without deliberation by the full city council. If the mayor fails or refuses to issue a certificate required in connection with a license renewal, members of the city council may sign the certificate and the certificate shall be issued when a majority of the members have signed it.

- (2) Retail food stores. If the sale of wine at a retail food store is authorized by referendum approved by the majority of voters, any person intending to apply for a state license for such sale shall first apply for a certificate of compliance from the city, pursuant to T.C.A. § 57-3-208. The application for a certificate shall be in writing on a form furnished by the city recorder. Upon verification that the applicant meets the requirements of T.C.A. § 57-3-208(b), the mayor may issue the certificate without action by the city council. Alternatively, members of the city council may sign the certificate and the certificate shall be issued when a majority of the members have signed it. The certificate shall be granted or denied within 60 days after the application for the certificate is submitted to the city recorder. A certificate of compliance for the sale of wine at a retail food store shall expire and become void if the applicant to whom the certificate was granted fails to apply for a license from the alcoholic beverage commission within six months of the date of the certificate, or if the retail food store for which a certificate was granted is not in operation within 12 months following the issuance of the certificate; provided, however,

that the mayor or a majority of the city council may, upon written request of the applicant, extend the expiration date of a certificate for up to three additional months in the event of circumstances beyond the applicant's control. If a certificate becomes void, no new certificate may be issued to the same applicant unless a new application is submitted and all applicable requirements of this article are met at the time the new application is received.

8.105. Location restrictions.

- (1) A certificate issued under this article for a retail liquor store or for the sale of wine at a retail food store shall be valid only for the premises proposed in the application and for the person or entity on the application, and any change of location of the business shall be cause for immediate nullification of the certificate. No certificate of compliance shall be issued for the operation of a retail liquor store or for the sale of wine at a retail food store where such store would be a prohibited use under the assigned zoning district in the city's zoning ordinance. Furthermore, no certificate shall be issued for a retail liquor store located within 250 feet of:
 - (a) Any structure or acreage used as a religious institution, park, school, or public library. "School" as used herein, shall not include private schools wherein only specialized subjects, such as music, art, cosmetology, computer skills or vocational occupations are taught.
- (2) The restrictions set forth herein as to locations apply to conditions existing as of the time the application for a certificate is filed, provided that proximity of a retail liquor store or retail food store to a religious institution, park, school, or public library shall not be grounds for revocation of a license or denial of a certificate if a valid license had been issued to any business at that same location, and the business has been in continuing operation since issuance of that license.
- (3) In determining the distances from any structure used as religious institution, park, school, or public library, the distance shall be measured from the nearest property line that such liquor store is located on to the nearest property line of uses listed in 8.105 (1) (a).

8.106. Limitation on number and size of retail liquor stores. There shall be no more than two (2) retail liquor license issued under this article within the city, provided further that no liquor store shall be nearer than one half mile to another liquor store. Any liquor store must have a minimum of 2000 square feet of internal floor area devoted solely to such store. This can include sales, display areas and storage areas, but all areas counted in the 2000 minimum square footage must be solely used for the store. The Store shall be required to comply with the site plan review and approval of the Planning Commission.

8.107. Full and accurate disclosure required.

- (1) Each application for a certificate required pursuant to section 8.104 herein shall identify each person who is to be in actual charge of the business and, if a corporation, each executive officer and each individual in control of the business. For the purposes of this

section, an individual who owns at least 50 percent of the stock of a business is considered to be in control of the business.

- (2) Misrepresentation of a material fact, or concealment of a material fact required to be shown in the application for a certificate, shall be a violation of this article. The city may refuse to issue a certificate if, upon investigation, the city finds that the applicant for a certificate has concealed or misrepresented in writing or otherwise any material fact or circumstance concerning the operation of the business, or if the interest of any person in the operation of the business is not truly stated in the application, or in case of any fraud or false statements by the applicant pertaining to any matter relating to the operation of the business. All data, written statements, affidavits, evidence or other documents submitted in support of an application are a part of the application.
- (3) If the provisions of this section are alleged to have been violated, the city may revoke any certificate which has been issued, after first providing an opportunity for the applicant or licensee to refute such allegations and/or to show cause why the certificate should not be revoked. Revocation of a certificate for a retail liquor store shall require a majority vote of the city council. The mayor may revoke a certificate for the sale of wine at a retail food store, provided that the applicant or licensee may appeal the revocation to the city council, which may reverse the mayor's action by majority vote.

8.108. Inspection fee. There is hereby imposed an inspection fee of five (5) percent of the wholesale price of alcoholic beverages supplied by wholesalers to licensees under this article. This fee shall be collected by the wholesaler making such sales, who shall remit the fees to the city at such times and in such manner as provided in T.C.A. § 57-3-503, accompanied by such forms and other information as the city manager or designee may prescribe. The wholesalers shall be allowed a fee of five percent of all sums so collected as compensation for services in collecting and remitting the fee.

8.109. Failure to pay inspection fee. Failure to collect or timely report and/or pay the inspection fee collected shall result in a penalty of ten (10) percent of the fee due the city. Whenever any person licensed under this article fails to account for or pay over to the city any inspection fee, the city manager or designee shall report the same to the city attorney, who shall immediately institute the necessary action for the recovery of any such inspection fee.

8.110. Regulations for sale of alcoholic beverages.

- (1) The sale and delivery of alcoholic beverages shall be confined to the premises of the licensee and curb or drive-through service is not permitted.
- (2) The liquor store shall comply fully with the sign regulations of the City and shall have sufficient working security cameras in place to monitor and record activity both externally on the property and inside the business.

8.111. Manager may examine dealer's books, papers and records. The city manager or designee is authorized to examine the books, papers and records of any wholesaler and dealer in this city for the purpose of determining whether the taxes and fees imposed by this article have been fully paid, and shall have the power to investigate and examine, according to law, any premises where any alcoholic beverage is possessed, or stored for the purpose of sale, or sold, for the purpose of determining whether the provisions of this article are being complied with.

8.112 Article not applicable to beer. No provision of this article shall be considered or construed as in any way modifying, changing or restricting the rules and regulations governing the sale, storage, transportation, etc., or tax upon beer or other liquids with an alcoholic content of five percent or less that are regulated under Chapter 2, Section 8 (Beer) of the municipal code.

8.111 Penalty. Any violation of the terms of this article shall be punishable by a fine as authorized under Eagleville Municipal Code Section 1-301 General Penalty, notwithstanding denial, revocation or suspension of any certificate or license by the city or state.

Approved by the Eagleville City Council on:

Approved:

Chad Leeman, Mayor

ATTEST:

Christina Rivas, City Recorder

Passed First Reading:

Passed Second Reading:

APPROVED AS TO FORM:

Stephen Aymett, City Attorney