

**COOKEVILLE CITY COUNCIL  
REGULAR MEETING  
MARCH 20, 2014  
5:30 P.M.**

The Council of the City of Cookeville met in regular session on Thursday, March 20, 2014, at 5:30 p.m., in the Municipal Building, 45 East Broad Street. Mayor Swallows called for a moment of silence, and led the audience in the Pledge of Allegiance. Mayor Swallows then called the meeting to order and asked the Clerk to call the roll. Present and answering roll call were:

Mayor Matt Swallows  
Councilman Alma Anderson  
Councilman Connie Albrecht  
Councilman Jim Woodford

ABSENT: Vice-Mayor Larry Epps

Also present: Jim Shipley, City Manager; Cathy McClain, City Clerk and Dan Rader, City Attorney.

**CONSIDER APPROVAL OF  
AGENDA AS PRESENTED**

Councilman Anderson made a motion, seconded by Councilman Woodford, to approve the agenda as submitted. Upon call for a vote, the following voted aye:

Mayor Matt Swallows  
Councilman Alma Anderson  
Councilman Connie Albrecht  
Councilman Jim Woodford

ABSENT: Vice-Mayor Larry Epps

The City Clerk announced that the motion carried.

**OLD BUSINESS:**

**CONSIDER APPROVAL OF  
MINUTES OF COUNCIL  
MEETING HELD ON  
MARCH 6, 2014**

Councilman Anderson made a motion to dispense with the reading of the minutes and approve said minutes as submitted. The motion was seconded by Councilman Woodford. Upon call for a vote, the following voted aye:

Mayor Matt Swallows  
Councilman Alma Anderson  
Councilman Connie Albrecht  
Councilman Jim Woodford

ABSENT: Vice-Mayor Larry Epps

The City Clerk announced that the motion carried.

**COOKEVILLE CITY COUNCIL  
MINUTES  
MARCH 20, 2014**

**CONSIDER ON SECOND AND  
FINAL READING ORDINANCE  
#O14-02-02, AMENDMENT  
TO THE ZONING CODE  
RELATING TO APPROVAL  
OF PROPERTY OWNERS  
REQUIREMENTS FOR  
ESTABLISHMENTS OF HS  
DISTRICT OVERLAY  
ZONING**

James Mills, Planning Department Director, stated that this ordinance amends Section 232.4E – to reduce the percentage of property owners required to establish a Historic District from a two-thirds (2/3) majority to a simple majority.

Councilman Anderson made a motion, seconded by Councilman Woodford, to approve on second and final reading Ordinance #O14-02-02. Upon call for a vote, the following voted aye:

Mayor Matt Swallows  
Councilman Alma Anderson  
Councilman Connie Albrecht  
Councilman Jim Woodford

ABSENT: Vice-Mayor Larry Epps

The City Clerk announced that the motion carried.

**NEW BUSINESS:**

**HOLD A PUBLIC HEARING  
ON RESOLUTION #R14-02-06,  
CALLING FOR A  
REFERENDUM ON THE  
ANNEXATION BY THE CITY  
OF COOKEVILLE OF  
TERRITORY IDENTIFIED AS  
THE OLD STEWART ROAD  
AREA AND ADOPTING  
A PLAN OF SERVICES  
FOR THE TERRITORY**

James Mills, Planning Department Director, stated information pursuant to the new state requirements for the annexation process. He advised that the following property owners have been contacted by mail on 2-25-14: Kenny T. Maynard, 4402 Mine Lick Creek Road; Max and Carol Carter, 4601 Bob Gentry Road; and Wilard Dale Moss, 820 Hawkins Crawford Road, Cookeville, TN.

Councilman Anderson made a motion, seconded by Councilman Woodford, to adopt Resolution #R14-02-06. Upon call for a vote, the following voted aye:

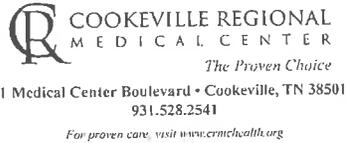
Mayor Matt Swallows  
Councilman Alma Anderson  
Councilman Connie Albrecht  
Councilman Jim Woodford

ABSENT: Vice-Mayor Larry Epps

The City Clerk announced that the motion carried.

**COOKEVILLE CITY COUNCIL  
MINUTES  
MARCH 20, 2014**

**CONSIDER DECLARING AS  
SURPLUS & SELLING AT  
PUBLIC AUCTION THREE  
(3) PARCELS OF LAND NO  
LONGER NEEDED BY  
THE COOKEVILLE  
REGIONAL MEDICAL  
CENTER**



March 3, 2014

Jim Shipley  
City Manager  
City of Cookeville  
P.O. Box 998  
Cookeville, TN 38503-0998

Dear Jim,

(338 & 360 W. 3rd St./Broad St. Tract 1,2,4)  
Parcel ID #53B P 5.01

On Thursday February 27, 2014, in accordance with the Private Acts governing Cookeville Regional Medical Center Authority, the majority of the Board of Trustees adopted a resolution that finds and declares that three parcels of real estate are no longer needed by the Board for the operation of the Hospital and clinical facilities and that such real estate is declared surplus by the Board and should be sold at public auction and the proceeds to be returned to CRMCA. Attached is a diagram of said parcels. The Board further resolved that the sale shall be to highest bidder on the condition that the final bid is subject to approval of the Board of Trustees of CRMC. If the final auction price does not exceed the investment that CRMC has in these three parcels, individually or as a total, all bids would be rejected and the real estate would be returned and remain as part of the medical center complex.

The parcels can be auctioned either individually, as a total group or in any combination that would bring the highest bid. It is the Boards understanding that they could accept bids on one, two or all three parcels or on none at all.

As per this letter, the resolution of Board is hereby forwarded to the City Counsel for their approval.

Sincerely,

Paul Korth  
Chief Executive Officer  
Cookeville Regional Medical Center

PK/my

Paul Korth, Chief Executive Officer of CRMC, requested approval to sell the properties by sealed bids at a specified date.

Councilman Anderson made a motion, seconded by Councilman Woodford, to declare as surplus & sell the three (3) properties by sealed bids as requested. Upon call for a vote, the following voted aye:

Mayor Matt Swallows  
Councilman Alma Anderson  
Councilman Connie Albrecht  
Councilman Jim Woodford

ABSENT: Vice-Mayor Larry Epps

The City Clerk announced that the motion carried.

**COOKEVILLE CITY COUNCIL  
MINUTES  
MARCH 20, 2014**

**CONSIDER APPROVAL TO  
PURCHASE A REPLACE-  
MENT COMPUTER  
FORENSICS WORK-  
STATION (SOLE SOURCE)  
FOR USE IN THE  
INTERNET CRIMES  
AGAINST CHILDREN  
(ICAC) PROGRAM**

**ICAC Unit replacement  
workstation**

- The workstation, developed by Digital Reconnaissance would be a sole source purchase (only manufacturer of this specific computer forensics systems)
- will enhance both our abilities and speed in conducting a broad range of computer forensic examinations
- estimated cost: \$15,000.00 (already approved for 100% reimbursement through an ICAC grant.)

Councilman Anderson made a motion, seconded by Councilman Woodford, to approve the purchase of a replacement computer forensics workstation as requested. Upon call for a vote, the following voted aye:

Mayor Matt Swallows  
Councilman Alma Anderson  
Councilman Connie Albrecht  
Councilman Jim Woodford

ABSENT: Vice-Mayor Larry Epps

The City Clerk announced that the motion carried.

**CONSIDER AWARDING BID FOR  
ONE (1) UTILITY VEHICLE --  
LEISURE SERVICES DEPT.**

**CITY OF COOKEVILLE  
BID TABULATION SCHEDULE**

**UTILITY VEHICLE**

DATE OF BID OPENING: Friday, March 14, 2014

TIME: 10:00 a.m.

BIDS OPENED BY: Rick Woods and Janice Myers

DEPARTMENT: Leisure Services & Public Facilities

Vendor	BID AMOUNT
1. TriGreen Equipment Co.	\$7,300.00
2. Southern Landscape Supply	\$7,300.00
3. Smith Turf & Irrigation	\$17,062.00

We, the undersigned, do hereby recommend the bid from TriGreen for the following reason:

**Low Bid meeting specs**

  
RECOMMENDED: DEPARTMENT HEAD

  
BUDGET AVAILABILITY: FINANCE DIRECTOR

  
APPROVAL: CITY MANAGER

**COOKEVILLE CITY COUNCIL  
MINUTES  
MARCH 20, 2014**

Councilman Anderson made a motion, seconded by Councilman Woodford, to award the utility vehicle bid as recommended. Upon call for a vote, the following voted aye:

Mayor Matt Swallows  
Councilman Alma Anderson  
Councilman Connie Albrecht  
Councilman Jim Woodford

ABSENT: Vice-Mayor Larry Epps

The City Clerk announced that the motion carried.

**CONSIDER AWARDING BID FOR  
LEAK DETECTION SERVICES -  
WATER QUALITY CONTROL  
DEPARTMENT**

CITY OF COOKEVILLE  
DEPARTMENT OF WATER QUALITY CONTROL  
PRICE PROPOSALS - LEAK DETECTION SERVICES

DATE OF BID PROPOSALS - MARCH 11, 2014

NAME	PROPOSAL			
DAN WEAVER SERVICES	NO BID			
MATCHPOINT INC	NO BID			
RICHARDS LEAK MGT	\$110/PER MILE			
RYE ENGINEERING	NO BID			
VAUGHN & MELTON	NO BID			
WACHS WATER SERVICES	\$208/PER MILE			
WATER SYSTEM OPTIMIZATION	NO BID			

WE, THE UNDERSIGNED, DO HEREBY RECOMMEND THE BID FROM - RICHARDS LEAK MGT - BE AWARDED FOR THE FOLLOWING REASON:  
LOW BID MEETING SPECIFICATIONS.

  
RECOMMENDED:  
DIRECTOR

  
APPROVAL  
CITY MANAGER

  
BUDGET AVAILABILITY:  
FINANCE DIRECTOR

Councilman Anderson made a motion, seconded by Councilman Woodford, to award the leak detection services bid as recommended. Upon call for a vote, the following voted aye:

Mayor Matt Swallows  
Councilman Alma Anderson  
Councilman Connie Albrecht  
Councilman Jim Woodford

ABSENT: Vice-Mayor Larry Epps

The City Clerk announced that the motion carried.

**COOKEVILLE CITY COUNCIL  
MINUTES  
MARCH 20, 2014**

**HEARING OF CITIZENS AND/OR DELEGATIONS:**

The Council proudly announced that today was the Grand Opening of the new Public Works Facility located at 1115 East Spring Street!!!!

There being no further business to discuss, Councilman Woodford made a motion, seconded by Councilman Anderson, to adjourn the meeting at 5:48 p.m. Upon call for a vote, the following voted aye:

Mayor Matt Swallows  
Councilman Alma Anderson  
Councilman Connie Albrecht  
Councilman Jim Woodford

ABSENT: Vice-Mayor Larry Epps

The City Clerk announced that the motion carried.

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Matt Swallows, Mayor

ATTEST:

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Cathy McClain, City Clerk