

TOWN OF CUMBERLAND GAP
BOARD OF MAYOR AND ALDERMAN
JUNE 3, 2019
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The Board of Mayor and Alderman met in regular session on June 3, 2019, with Mayor Pucciarelli calling the meeting to order at 7:00 pm at the Town Hall building, 330 Colwyn, Cumberland Gap, TN.

Mayor Pucciarelli called for a roll call of the Board Members. Board Members answered as follows: Susan Bain-here; John Douglas-here; Teresa Fuson- here; Kathy Maxwell; John Ravnum-here; Phillip Waller-here.

Mayor Pucciarelli called for a motion to approve the minutes. John Douglas made a motion to the approve minutes, with a second by Susan Bain. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: Susan Bain- yes; John Douglas- yes; Teresa Fuson- yes; Kathy Maxwell- yes; John Ravnum-yes; Phillip Waller-yes.

Mayor Pucciarelli next called for the Financial Report. Town Recorder, Linda Moyers, reported the balances of all the accounts. Mayor Pucciarelli called for a motion to approve the Financial Report. Susan Bain made a motion to approve the financial report, with a second by Phillip Waller. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: Susan Bain- yes; John Douglas- yes; Teresa Fuson- yes; Kathy Maxwell- yes; John Ravnum-yes; Phillip Waller-yes.

Mayor Pucciarelli directed the meeting to approval of the bills. Town Recorder, Linda Moyers, reported the total bills due for all the accounts. Mayor Pucciarelli called for a motion to approve the bills. Kathy Maxwell made a motion to pay the bills, with a second by Susan Bain. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: Susan Bain- yes; John Douglas- yes; Teresa Fuson- yes; Kathy Maxwell- yes; John Ravnum-yes; Phillip Waller-yes.

Mayor Pucciarelli directed the meeting to the committee reports:

Planning & Zoning – At the meeting earlier tonight, the committee discussed and approved the awning for Angelo’s in the Gap.

The next meeting will be on Monday July 1, 2019 @6:00 p.m.

Finance- Phillip Waller suggested depositing \$100 or \$200, from the general fund, into the money market account each month. He will research the matter further by reviewing the revenue and expenses for the past six (6) months. He will make a recommendation at the next meeting.

Law and Order - The storage units at Holiday Tire and Service was recently broken into. The police will continue to patrol the area regularly.

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Historical – Town attorney, Jim Estep, reported that Steve Clouse’s attorney has filed a motion to withdraw council claiming she has lost contact with her client. In the meantime, Estep has filed a motion for scheduling a trial date.

The next meeting will be on Tuesday July 2, 2019 @7:00 p.m.

Streets- There are several trees on private property that overhang on town property. Letters will be sent out to those individuals requesting the trees be trimmed.

Parks and Recreation – Teresa Fuson said she will talk to the teachers at Claiborne High School, when school starts back in August, about the possibility of students doing repairs at Festival Park.

The National Park has agreed to fix their end of the wooden walkway. They also found and agreed to donate the extra wood used to build the walkway.

Tourism/Events

The Cumberland Mountain Music Show has been cancelled in Cumberland Gap due to the passing of Steve Gulley’s dearest friend Larry Carter, who was a big part of the show.

Each board member was given a copy of the calendar for upcoming events.

Upcoming Events include:

September 7, 2014 Crazy Aunt Sadie’s Yard Sale (Rain Date- September 14, 2019)

September 21, 2019 White Lighting Trail Festival

October 12, 2019 Harvest Moon Gala

October 18- 19, 2019 Genealogy Jamboree

The 200th anniversary of the Iron Furnace will take place in town in conjunction with the Genealogy Jamboree. The National Park has scheduled several activities to be held in town.

Water- A major leak was found and repaired last month. The May water loss has not been determined yet.

The head for the leak detector needs to be replaced and will cost around \$1,000. John Douglas reported that a new leak detector will cost around \$2,000 so therefore, it would be more cost effective to purchase a new leak detector instead of repairing the old one. Town Recorder, Linda Moyers, asked if the purchase could wait until the next fiscal year beginning July 1, 2019.

John Douglas made a motion to purchase a new leak detector, after July 1, 2019, with a second by Phillip Waller. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: Susan Bain- yes; John Douglas- yes; Teresa Fuson- yes; Kathy Maxwell- yes; John Ravnum-yes; Phillip Waller-yes.

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Sewer- All three (3) board members missed the last utility training in Knoxville. The training can be done online via the comptroller's website.

The bid opening for the generator project was held on May 30, 2019 @2:00 p.m.

The bids were as follows:

Natural Gas Generator Package

J.L Davis	\$159,000
D.W.B Builders	\$163,000
Design & Construction Services	\$199,700

Diesel Generator Package

J.L Davis	\$129,000
D.W.B Builders	\$137,000
Design & Construction Services	\$162,285

Vaughn and Melton recommended the award of contract as follows:

J.L Davis Electrical Contractors of Barbourville, Kentucky, in the amount of \$159,000 (natural gas)

J.L Davis Electrical Contractors of Barbourville, Kentucky, in the amount of \$129,000 (diesel gas)

The board must decide which option to choose. There are several advantages of natural gas over diesel such as: natural gas is more efficient and less pollutant; with natural gas there is no need for a separate propane tank; diesel tends to gel and clog the tank.

John Douglas made a motion approving the recommendation and awarding the contract to J.L Davis in the amount of \$159,000 for the natural gas generator. Kathy Maxwell seconded the motion. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: Susan Bain- yes; John Douglas- yes; Teresa Fuson- yes; Kathy Maxwell- yes; John Ravnum-yes; Phillip Waller-yes.

Fire Department- There was nothing to report.

OSHA Safety Director- There was nothing to report.

Litigation- There was nothing to report.

Mayor Pucciarelli called for Old Business:

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Ordinance No. 1-2019- An Ordinance Adopting the Budget and Tax Rate for the FY 2019-2020

The budget included a .50/ hour raise for the two (2) full- time employees, \$1.50/hour raise for the one (1) part-time employee, and \$1,200/year raise for the one (1) independent contractor. There were some changes made since the first reading. All changes were highlighted in red.

John Douglas made a motion to approve the ordinance for the second and final reading, with a second by Kathy Maxwell. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: Susan Bain- yes; John Douglas- yes; Teresa Fuson- yes; Kathy Maxwell- yes; John Ravnum-yes; Phillip Waller-yes.

Ordinance No. 1-2019- An Ordinance Amending the Budget and for the FY 2018-2019

There were some changes made since the first reading. All changes were highlighted in red.

John Douglas made a motion to approve the ordinance for the second and final reading, with a second by Phillip Waller. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: Susan Bain- yes; John Douglas- yes; Teresa Fuson- yes; Kathy Maxwell- yes; John Ravnum-yes; Phillip Waller-yes.

Farmers Market- Each board member was given a copy of the regulations and guidelines for the Farmers Market. The time for the market is 9:00 a.m. – 4:00 p.m., with check in from 8:30 a.m. – 9:00 a.m. on Monday’s and Wednesday’s. Only goods that the vendor (or resident family member) have produced is allowed (no resale of products is allowed). The only items allowed is fresh fruit, vegetables, and herbs.

There is a possibility that the hours may be changed to meet the needs of the vendors. The current hours were set so that town employees were on duty.

So far two (2) vendors have registered by have not shown up to sell their goods.

Citizens Comments- There was a question as to why natural gas is not available throughout the whole town. It was stated that a certain number of residents or businesses would have to be interested before lines were installed. Mayor Pucciarelli will contact George Coots, with Claiborne Utilities District, and invite him to the next meeting.

Mayor Pucciarelli called for New Business:

Ordinance No. 3-2019- An Ordinance to Amend Title 20 of the Municipal Code Enacting a New/Additional Chapter 2 Thereof to Address Regulations of Short Term Rental Units Within the Town of Cumberland Gap

“Short Term Rental Unit” or “Unit”: “Short Term Rental Unit” or “Unit” means a residential dwelling unit that is rented wholly or partially for a fee for a period of less than thirty (30) continuous days and does not include a hotel as defined in T.C.A. Section

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68-14-302 or a bed and breakfast establishment or a bed and breakfast homestay as those terms are defined in T.C.A. Section 68-14-502.

Currently there are several short term rentals already operating in town, which will be grandfathered in. “ Grandfathered Short Term Rental Unit is defined: A short term rental unit/property that began being held out to the public for use as a short term rental unit within the Town of Cumberland Gap, and as to which the owner/manager provides therefor remitted taxes due on renting the unit pursuant to the provisions of Tennessee Code Annotated Section 67-6- 501, et seq. for filing periods that cover at least six (6) months within the twelve month period immediately preceding the effective date of this Ordinance, such short term residential unit legally pre-existing (as defined herein) the effect date of this Ordinance shall be hereafter referred to as “Grandfathered short term rental unit(s).”

According to the attorney, the town can deny utilities for rentals if the unit does not comply with the code once is the ordinance is passed.

John Ravnum made a motion to table the ordinance for one (1) month allowing the board to study the ordinance and laws further. Susan Bain seconded the motion. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: Susan Bain- yes; John Douglas- yes; Teresa Fuson- yes; Kathy Maxwell- yes; John Ravnum-yes; Phillip Waller-yes.

Announcements

Agenda meeting- Monday June 24, 2019 @6:00 p.m.

Town Hall will be closed on Wednesday June 5, 2019.

With no other business to come before the board, John Douglas made a motion to adjourn, with a second by John Ravnum. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: Susan Bain- yes; John Douglas- yes; Teresa Fuson- yes; Kathy Maxwell- yes; John Ravnum-yes; Phillip Waller-yes.