

TOWN OF CUMBERLAND GAP
BOARD OF MAYOR AND ALDERMAN
JUNE 3, 2024
PAGE 1 OF 4

The Board of Mayor and Alderman met in regular session on June 3, 2024 with Mayor Pucciarelli calling the meeting to order at 7:25 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: John Douglas- here; Teresa Fuson- here; Camille Hall- here; Kathy Maxwell- here; John Ravnum- here.

The following board member(s) were absent: Bill Linn.

Mayor Pucciarelli called for a motion to approve the minutes, for the May 6, 2024 meeting. John Douglas made a motion to approve the minutes, with a second by Teresa Fuson. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- 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. John Douglas made a motion to approve the financial report, with a second by Kathy Maxwell. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- 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. Teresa Fuson made a motion to pay the bills, with a second by Kathy Maxwell; Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- yes.

Planning and Zoning

The next Planning Commission meeting is July 1, 2024 @5:30 p.m.

Finance- At the agenda meeting last week the board reviewed the FY2025 budget for the Water and Sewer Fund.

Law and Order- There was nothing to report.

Historical – The Historic Zoning meeting scheduled for June 4, 2024 was cancelled as there were no items on the agenda.

Streets – Pothole patching has been completed.

Parks and Recreation- There was nothing to report.

Tourism/Events- Upcoming events include Farmers Market- June 7, 2024; Clogging Performance- June 22, 2024;

Water- The water loss went down from 19% in April to 15% in May.

TOWN OF CUMBERLAND GAP
BOARD OF MAYOR AND ALDERMAN
JUNE 3, 2024
PAGE 2 OF 4

Sewer – There was nothing to report.

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:

Guardians of the Gap - TN Downtown Grant Update –The following update was given: Colloredo and Associates will be visiting Tuesday June 4, 2024 to take pictures of the town for the new website. Also, Colloredo is offering a free Google Business page class for all merchants at 6pm at the Olde Mill Inn on Tuesday evening. Bridget Jones, state representative for the TN Downtown program, will be in town on Tuesday June 11, 2024. The launch/reveal of the town’s logo, updated website, and walking tour map is July 20th during the Tristate Outdoor Fest. Racks for the new bike system have been installed at Berkau Park and will be available to rent starting July 20, 2024. The TN Downtowns Steering Committee and Colloredo & Associates have been invited to speak about their experience at the annual Tennessee Main Street conference scheduled to occur in Sevierville in July.

Ordinance No. 1-2024 -An Ordinance Amending the “Zoning Ordinance of the Town of Cumberland Gap, Tennessee” By Adding the Definition of “Mobile Home Parks”
The first zoning ordinance amendment provides a definition of mobile home parks for the zoning ordinance. This is the second and final reading of the ordinance.

Teresa Fuson made a motion to approve Ordinance No.1-2024 on second and final reading. The motion was seconded by John Ravnum. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- yes.

Ordinance No. 2-2024- An Ordinance Amending the “Zoning Ordinance of the Town of Cumberland Gap, Tennessee” By Allowing “Mobile Home Parks” as a Special Exception in the R-2 Medium Density Residential District
The second zoning ordinance amendment makes provisions for mobile home parks in the R-2 zone as a Special Exception. This is the second and final reading of the ordinance.

There was considerable opposition to allowing mobile home parks in the R-2 District. Currently the only area where a mobile home is allowed is in the R-1 District, but only permits individual mobile homes on a single lot. Currently there are no regulations for mobile home parks.

After discussion and deliberation, Camille Hall made a motion to send Ordinance No.2-2024 back to the Planning Commission for revision. The motion was seconded by John

TOWN OF CUMBERLAND GAP
BOARD OF MAYOR AND ALDERMAN
JUNE 3, 2024
PAGE 3 OF 4

Douglas. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- yes.

Ordinance No. 3-2024- An Ordinance Amending the “Zoning Ordinance of the Town of Cumberland Gap, Tennessee” By Removing “Mobile Homes on a Single Lot” as a Permitted Use in the R-1 Low Densit Residential District

The third zoning ordinance amendment removed single wide mobile homes located on single lots in the R-1 zone as a permitted use. This is the first reading of the ordinance.

After discussion and deliberation, Teresa Fuson made a motion to send Ordinance No.3-2024 back to the Planning Commission for revision. The motion was seconded by John Ravnum. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- yes.

Ordinance No. 4-2024- An Ordinance Amending the “Zoning Ordinance of the Town of Cumberland Gap, Tennessee” By Adding Area Regulations for the R-1 Low Density Residential District

The fourth zoning ordinance amendment created area regulations for the R-1 zone. Currently, there were no area regulations for the R-1 zone and that the proposed area regulations for R-1 will be the same as the area regulations for the R-2 zone. This is the first reading of the ordinance.

After discussion and deliberation, John Douglas made a motion to send Ordinance No.4-2024 back to the Planning Commission for revision. The motion was seconded by Teresa Fuson. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- yes.

Ordinance No. 5-2024- An Ordinance of the Town of Cumberland Gap, Tennessee to Adjust Water and Sewer Rates

This ordinance implements the sewer rates set forth in the rate study conducted by Communities Unlimited in June 2023. This is the second and final reading of the ordinance.

Teresa Fuson made a motion to approve Ordinance No.5-2024 on second and final reading. The motion was seconded by John Douglas. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- yes.

Citizens Comments- There was no citizen comments.

Mayor Pucciarelli called for New Business:

TOWN OF CUMBERLAND GAP
BOARD OF MAYOR AND ALDERMAN
JUNE 3, 2024
PAGE 4 OF 4

Special Event Permit Application- LMU Homecoming Parade 2024

The special event application was submitted by Kennedy Salle/Lincoln Memorial University and is scheduled for October 12, 2024. The route will be the same as last year.

John Ravnum made a motion to approve the special event permit application, with a second by Kathy Maxwell. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- yes.

Ordinance No.6-2024- An Ordinance of the Town of Cumberland Gap, Tennessee Amending the Fiscal Year 2023-2024 Budget

Several revenues and expense accounts for the fiscal year ending June 30, 2024 are expected to be greater than anticipated therefore requiring an amendment to the budget. This is the first reading of this ordinance.

John Douglas made a motion to approve Ordinance 6-2024, with a second by Teresa Fuson. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- yes.

Ordinance No 7-2024- An Ordinance of the Town of Cumberland Gap, Tennessee Adopting the Annual Budget and Tax Rate for the Fiscal Year Beginning July 1, 2024 and Ending June 30, 2024

This is the first reading of this budget. The budget includes a 4% cost of living increase for the employees and a sewer rate increase.

John Douglas made a motion to approve Ordinance 7-2024, with a second by Kathy Maxwell. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- yes.

Announcements

June 19th - (Juneteenth)-Town Hall will be closed.

June 21st - Town Hall will be closed for training.

June 24, 2024: 6:00- public hearing for FY 2025 budget; special called meeting for 2nd reading of Ordinance No. 6-2024 and Ordinance No. 7-2024; agenda meeting.

June 26, 2024 Congressman Burchett's Mobile Office Hours 10:00 a.m. – 12:00 p.m.

John Douglas made a motion to adjourn, with a second by Teresa Fuson. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas- yes; Teresa Fuson- yes; Camille Hall- yes; Kathy Maxwell- yes; John Ravnum- yes.

Mayor

Recorder