



**HAMILTON COUNTY COMMISSION  
AGENDA PREPARATION SESSION  
DECEMBER 30, 2015**

0:31

**COMMITTEE ASSIGNMENTS**

Chairman Bankston indicated the upcoming agenda items would be considered as follows:

- An Amended Trustee Excess Fee Report for October 2015 will be submitted for the record.
- The Trustee's Monthly and Excess Fee Reports for November 2015 will be submitted for the record.
- Resolution No. 116-1 was the usual County Clerk item regarding notaries, etc. This required no committee assignment.
- Resolution Nos. 116-12 through 116-14 was assigned to the Finance Committee, chaired by Commissioner Boyd.
- Resolution Nos. 116-2 through 116-11 and 116-15 was heard by a Committee of the Whole.

Chairman Bankston stated that Resolution Nos. 116-2 through 116-11 and 116-15 would now be heard by the Committee of the Whole.

0:49

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-2**

Chairman Bankston spoke regarding this item, which reappoints Patricia L. Henry and Andrew C. Mullins to the Hamilton County Health and Safety Hearing Board to

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serve a four year term beginning January 6, 2016 and ending January 6, 2020. Patricia L. Henry will represent District Seven and Andrew C. Mullins will represent District Nine.

Chairman Bankston asked if there was any further discussion. There was none.

1:13

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-3**

Commissioner Bankston spoke regarding this item, which reappoints Michael J. Griffin to the Chattanooga-Hamilton County Hospital Authority Board of Trustees for a term ending December 7, 2019.

Chairman Bankston asked if there was any further discussion. There was none.

1:37

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-4**

Chairman Bankston spoke regarding this item, which appropriates \$5,000 to Snow Hill Recreation League from general fund discretionary monies as allotted to district nine. It was noted that the funds would assist with maintenance and repairs.

Chairman Bankston asked if there was any further discussion. There was none.

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1:59

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-5**

Commissioner Mackey spoke regarding this item, which appropriates \$15,000.00 to Harrison Recreational Booster Club from general fund discretionary monies as allotted to District 4. It was noted that the funds would assist with expanding the parking lot and purchasing a piece of property.

Chairman Bankston asked if there was any further discussion. There was none.

2:31

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-6**

Commissioner Mackey spoke regarding this item, which appropriates \$15,000.00 to the City of Chattanooga from discretionary bond funds as allotted to District 4. It was noted that the funds would assist with installing lights on a ball field in the Alton Park area.

Chairman Bankston asked if there was any further discussion. There was none.

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3:05

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-7**

Commissioner Beck spoke regarding this item, which appropriates \$2,500.00 to Stop the Madness National, Inc. from general fund discretionary monies as allotted to District 5. It was noted that the funds would assist with the organization's mentoring programs.

Chairman Bankston asked if there was any further discussion. There was none.

3:32

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-8**

Commissioner Beck spoke regarding this item, which appropriates \$2,500.00 to Olivet Baptist Church of Chattanooga, Inc. from general fund discretionary monies as allotted to District 5. It was noted that the funds would assist with the anti-gang program.

Chairman Bankston asked if there was any further discussion. There was none.

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3:55

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-9**

Alecia Poe, Administrator of Human Resources spoke regarding this item, which accepts the proposal of UNUM Group to provide additional Voluntary Benefits Coverage for Hamilton County employees and to authorize the County Mayor to sign any contracts necessary to implement this Resolution. UNUM was the best bid overall and no county funds are used to provide these benefits.

Chairman Bankston asked if there was any further discussion. There was none.

4:52

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-10**

Todd Leamon, Administrator of Hamilton County Public Works and County Engineer spoke regarding this item, which accepts the bid of J&J Contractors, Inc. for construction of the Wolftever Creek Elementary School addition amounting to \$7,425,790.00 and authorizing the County Mayor to sign any contracts necessary to implement this Resolution. The project will include 33,800 square feet of addition, 4200 square feet of renovation, 7 classrooms, 2 sets of restroom, two computer labs, multi-purpose area, new media center and music room, and an office renovation. He also noted the low bidder came in over budget. Two years ago, it was estimated that the

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project would cost \$5.2 million. He pointed out that the estimate was made prior to the architect being hired for the project.

6:00

Commissioner Boyd requested that the thirty percent increase be explained. Justin Witt, Director of Maintenance and Operations for the Hamilton County Department of Education (HCDE), spoke regarding the increase and reported that additional site work was needed and subcontractor rates have substantially increased in the past two years. Steve Billingsley, founder and principal of Billingsley/Architecture was also present for questions.

Mayor Coppinger thanked Mr. Witt for his presentation and reminded the commission that J&J Contractors, Inc. was the lowest bid.

13:01

Commissioner Beck reminded Mr. Witt that Howard High School's football stadium has been in dire need of replacement for over five years. As he has done in the past, he requested an updated list of future school projects. Mr. Witt stated no such list exist, only conversation between school board members and the superintendent. Mr. Witt reported the focus is currently on the east side of the county around Apison and Ooltewah. The schools are at maximum capacity and growth is still on the rise.

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Commissioner Beck proceeded to read aloud a letter sent to Eddie Holmes, Chairman of the Chattanooga Housing Authority Board (CHA), on June 7, 2011. The letter request that the CHA take the necessary steps to grant to Hamilton County and the HCDE the cleared acreage site where the former Poss Homes were located in the 2400 block of South Market Street (running along East 25<sup>th</sup> Street). The request was in response to the contaminated creek that runs adjacent to Howard's football field. The letter stated that the creek has been contaminated with pollutants for more than ten years. He noted that the first signature on the letter was Superintendent Rick Smith. A copy of the letter was given to the Clerk's office. Commissioner Beck noted the property transfer was made but the project was abandoned in favor of replacing the condemned football stadium at East Ridge High School. He asked for an explanation of why this was done as well as an explanation of why District 5 has been neglected by the Department of Education.

In response to Commissioner Mackey's request, Commissioner Beck repeated, out of \$390 million dollars spent on school projects, only \$4 million was spent in district 5. Commissioner Mackey reminded Mr. Witt that HCDE has excess classroom space that is not being used. Commissioner Smedley responded and stated that district 7 does not have excess classroom space and they are in dire need of a middle school.

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25:20

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-11**

Albert Kiser, Administrator of Finance spoke regarding this item, which accepts the proposal of Public Financial Management, Inc. (PFM) for additional professional services regarding the future correctional facility operations and assets in an amount not to exceed \$460,000. It was noted that PFM has completed Task 1 and 2 of its proposal to assist the County in its review of current and future correctional operations and assets (Resolution No. 815-22). The procurement process (Task 3) and negotiation, evaluation and selection (Task 4) are the remaining two tasks of PFM's July 1, 2015 proposal.

26:24

Mayor Coppinger noted that phase 3 and 4 will look at the qualifications, the cost and savings that can be presented. The contract is for a maximum of 7 months for \$30,000 a month for a grand total of \$210,000. Based on research, the consultant's fees are in line with the norm. In the event construction takes place, PFM will receive an incentive fee that will be between \$150,000 to \$250,000.

29:26

Commissioner Boyd asked the Chairman to consider assigning a review of this resolution to the finance committee. He noted several concerns he had after spending the last 18 hours investigating the study. Part of PFM's mission statement is to promote Public Private Partnership (PPP). He stated 4 questions needed to be answered (1)

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What is the county's need per Tennessee Corrections Institute (TCI)? (2) How does the county finance it? (3) Where should the jail be located? (4) Do we enter in a contract with a for profit organization or the Sheriff's Department? He reported that PFM has no experience in correctional facilities. He recommended the county use DLR Group, who has a whole division in correctional facilities. He noted that DLR Group won't charge a dime for putting together a proposal. He stated that Mr. David Eichenthal, Managing Director for PFM previously worked in a position for the City of Chattanooga during the Corker Administration.

37:54

Mayor Coppinger stated that this project has been on-going for a long time and the 4 questions requested by Commissioner Boyd have already been answered. He indicated this is a time sensitive matter, the jail is in horrible shape and not meeting regulations, and delaying the project could result in costly fines. The intent is to save millions of taxpayer dollars. Public Private Partnerships have been a big contributor to Hamilton County's success. He concluded that the issue at hand and the consulting process was thoroughly vetted and researched by the finance division, the Sheriff's Department, and many other staff members, and TCI has always been a part of the project.

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**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-15**

43:34

Chairman Bankston spoke regarding this item, which requests support of legislation regarding local determination of broadband and internet services.

Commissioner Fields question if it was the county's responsibility to encourage our delegation to submit legislation to allow public utilities to provide internet service outside their current area.

In response Chairman Bankston noted that EPB made the request and several surrounding counties have already contacted their delegation to do the same. The intent is to help the county's rural areas get access to broadband internet services.

**COMMITTEE OF THE WHOLE – RESOLUTION NO. 116-16**

47:15

Commissioner Smedley spoke regarding this item which appropriates \$40,000 in discretionary bond funds to assist with the building of a restroom facility and concession for the athletic complex at East Hamilton Middle/High School. It was noted \$60,000 was approved by Resolution No. 515-14 for the same project and district 5 swapped \$34,000 in discretionary bond funds for \$34,000 in general discretionary funds with district seven (Resolution No. 1115-35). She also added \$6,000, in bond funds from last year, to the

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\$34,000. \$60,000 plus \$34,000 plus \$6,000 brings total appropriations for the project to \$100,000. HCDE has approved a total expenditure of \$100,000 to assist with the construction.

Commissioner Boyd, Chairman of the Finance Committee announced that the Finance Committee would be meeting in the Commission Room immediately after the Agenda Session.

49:16

**DELEGATIONS**

Chairman Bankston asked for delegations on matters other than zoning.

49:20

Scott McColpin residing at 1421 Stratman Circle Chattanooga, TN 37421 addressed the commission about his disappointment regarding the vote on Resolution No. 1215-40, which requested the general assembly to uncouple Hamilton County Commission's pay from a percentage of the County Mayor's pay. He noted that Commissioner Fields and Commissioner Graham were excluded from his comments because they voted no.

Mr. McColpin distributed a copy of House Bill 717 – Senate Bill 707 and proceeded to make several comments regarding the bill's summary and fiscal impact.

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Chairman Bankston informed Mr. McColpin that his facts were incorrect and interrupted him for the purpose of an explanation by the County Attorney. Attorney Taylor explained that when T.C.A. 8-24-115 was enacted by the General Assembly it applied only to Knox County.

55:31

Commissioner Smedley clarified that Resolution No. 1215-40 does not automatically give the commission a pay increase to \$25,000. Going forward, if there are any future pay increases, the commission will openly and publicly vote on it. Attorney Taylor agreed with Commission Smedley's comments.

56:21

Jared Story, a member of Concerned Citizens for Justice (CCJ) residing at 4930 Hunter Village Drive Ooltewah, TN 37363 addressed the commission about his moral issues with Resolution No. 116-11. He noted that CCJ opposes privatizing and building a larger jail. He asked the commission to have a broad community discussion before spending \$600,000 in consulting fees to PFM.

58:17

Mayor Coppinger responded to Mr. Story's comments and reminded him that the County Commission, Corrections Corporation of America (CCA), the Mayor and his staff do not have a role in arresting or incarcerating individuals. They are arrested by the Sheriff's department and then a Judge decides what the consequences are going to be. The Mayor and Commission are charged with the responsibility of housing incarcerated

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individuals and keeping them safe. He pointed out that the present jail was built in 1976, and that the County has the responsibility to ensure that the facility is in compliance with State regulations and standards.

Mr. Story responded to Commissioner Mackey's questioning by stating, that if he had to make a choice he would build a school instead of a prison. He added that he would also find a way to reduce arrests and incarcerations.

1:01:44

**ANNOUNCEMENTS**

Chairman Bankston asked for announcements from members of the Commission.

1:01:45

Commissioner Haynes noted that district 3 public meetings take place often. The top 3 things he hears about most often for his constituents are (1) To feel safe in their homes (2) Safe roads to drive on (3) Good quality schools for their children to attend.

Several Commissioners and the Mayor wished everyone a Happy New Year.

1:05:37

Commissioner Beck asked Chairman Bankston to assist him with requesting a list of immediate priorities the HCDE has that involve spending money. Chairman

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Bankston agreed to assist in getting a letter sent to the HCDE. Commissioner Beck reiterated the horrible conditions at the county jail and encouraged the commission to get out the jail business and privatize.

1:08:58

Mayor Coppinger acknowledged that Robert Nodes, Governmental & Public Affairs Director for Greater Chattanooga Association of Realtors was present in today's audience and thanked him for his frequent reports on the housing market. He also commended Public Works and the Highway Department for their hard work during the enormous rainfalls Hamilton County had over the holidays. The wash out of Robert Mills Road will be repaired as soon as the weather permits. The repair project is within the budget of Public Works, so emergency funds will not be needed.

1:10:56

Chairman Bankston also thanked the Highway Department for clearing downed trees from the roads in his district.

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Being no further business, Chairman Bankston declared the meeting adjourned until Wednesday, December 16<sup>th</sup> at 9:30 AM.

Respectfully submitted:



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William F. (Bill) Knowles, County Clerk

Approved:

01-20-16  
Date

W.F.K  
Clerk's Initials