

**MINUTES OF THE CITY OF BRISTOL, TENNESSEE
CALLED CITY COUNCIL MEETING**

August 23, 2022

CALL TO ORDER:

The City of Bristol, Tennessee Called City Council meeting was brought to order by Mayor Mahlon Luttrell on Tuesday, August 23, 2022 at 5:00 P.M. in the conference room at the Ewell L. Easley Annex.

ROLL CALL:

Present: Mayor Mahlon Luttrell, Vice Mayor Vince Turner, Councilwoman Margaret Feierabend, Councilman Mark Hutton, and Councilwoman Lea Powers.

Others Present: City Manager William Sorah, City Attorney Danielle Smith, City Recorder Mary Lee Williams, Director of Community Development and Planning Cherith Young, Director of Community Relations Jon Luttrell, Director of Parks and Recreation Terry Napier, Fire Chief Mike Carrier, Director of Economic Development Tom Anderson, Director of Operations Dave Wilson, and other members of City staff.

ORDINANCES AND RESOLUTIONS:

A. Resolution:

Resolution 22-101 – A Resolution Authorizing the Purchase of Real Property (515 Melrose Street)

City Manager Bill Sorah summarized this resolution authorizes the purchase of real property located at 515 Melrose Street. The property, owned by Bart Long and Todd Buchannan, contains a primary structure of 16,720 square feet located on 2.38 acres. As Council is aware, an element of the Fiscal 2023 plan of work was to identify property for acquisition and develop a scope of work for an indoor recreation facility for the community. Vice Mayor Vince Turner saw this property, made an inquiry, and the property provides a possibility of meeting the need. Terry Napier, Director of Parks and Recreation, has been inside the building on several occasions and has taken pictures. Resolution 22-101 authorizes the City to enter into a Real Estate Sales Contract to purchase the property at a price of \$1.4 million with no contingencies. In addition to the real property, the purchase includes all personal property located at the facility.

Mr. Napier stated the need for a community center has been discussed over the last couple of years and he presented some conceptual drawings. As per the Fiscal 2023 Goals and Objectives, the City has begun looking for potential locations, with one being a ten-acre area north of Rotary Field. Vice Mayor Turner contacted Mr. Napier about the possibility of considering the Melrose Street property. Mr. Napier showed pictures of the property and detailed the amenities. The building is two levels and was renovated in 2013 – 2014. It would need some updates to the building interior and exterior, offices, and parking lot along with some ADA updates. The community and schools included in a one-mile radius of this property are some of the anticipated users for after school programs /activities. The location along with existing and potential court space and amenities meet the needs to provide a community recreation center, with the exception of a pool which can be addressed later.

Councilwoman Margaret Feierabend asked for more information on the parking situation and Mr. Napier explained there is some parking, although currently unmarked so he is unsure of the number of spaces.

The activities planned, which have an emphasis on afterschool programs, would focus more on a 2:30 to 5:00 P.M. timeframe so he does not anticipate parking to be an issue.

Vice Mayor Turner asked if the equipment currently on the property such as the netting, goals, and other sports equipment would be included in the purchase. Mr. Napier replied yes and a list of all equipment including tables and chairs was currently being prepared to submit to the City.

Councilman Mark Hutton asked about the cost of renovations and Mr. Napier said he was unsure at this point in time, but estimated around \$2 million to bring it to standards. To build a new facility on the property north of Rotary Field would be around \$12-\$18 million with a pool.

Councilwoman Lea Powers asked about the contract for a study for a new recreation center. Mr. Napier has already contacted the firm approved by Council to do a study for an active recreation center and they are retooling the agreement to do renovation plans for this property utilizing the existing contract. There was additional discussion about square footage, court space, greenway trail, the roof, HVAC, potential upgrades, repurposing buildings, and other related topics.

Vice Mayor Turner motioned to approve and Councilman Hutton seconded.

Councilwoman Feierabend said it is a good project that takes us forward and she expressed appreciation to the Vice Mayor and the property owners for the creativity and willingness to work with the City. There was no further discussion and Resolution 22-101 passed unanimously by roll call vote.

There being no further business, the meeting was adjourned at 5:24 P.M.


Mary Lee Williams, City Recorder


Mahlon Luttrell, Mayor