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TUESDAY, OCTOBER 7, 2025
CITY COUNCIL REVISED AGENDA
3:30 PM

- I. Call to Order by Vice-Chairwoman Noel.
- II. Pledge of Allegiance/Invocation (Councilman Elliott).
- III. Special Presentations.

Joint Proclamation “Honoring EPB and Lawson Electric Workers”
By Mayor Tim Kelly

Proclamation “Recognizing Domestic Violence Awareness Month”
By Councilwoman Jenni Berz

- IV. Minute Approval.
- V. Discussion of Agenda.

- ❖ Next Week’s Proposed Agenda Items
- ❖ Purchasing Questions
- ❖ Future Considerations (3 Week Look Ahead)

- VI. Committee or Department Reports:

- ❖ [Planning and Zoning Committee](#)

RECESS

Order of Business for City Council

- VII. **Ordinances – Final Reading:**

PARKS, PUBLIC WORKS, AND WASTEWATER

Public Works

- a. [MR-2025-0041 N & R Properties c/o Mike Price \(Abandonment\). An ordinance closing and abandoning a portion of the unopened right-of-way in the 7200 block of Noah Reid Road, as detailed on the attached maps, subject to certain conditions.](#)

(District 6) (Recommended for approval by Planning Commission and Public Works)

POLICE

- b. An ordinance amending Chattanooga City Code, Part II, Chapter 16, Section 16-57, relative to charges for fingerprints and record checks.

VIII. **Ordinances - First Reading: (None)**

IX. **Resolutions:**

COUNCIL OFFICE

- a. A resolution confirming the appointment of Victoria Johnson to the Board of Zoning Appeals for District 6, with a term beginning on October 8, 2025, and ending on October 7, 2028. (District 6)
- b. A resolution confirming the appointment of Pam Foster to the Head Start Governing Board for District 7, for a term beginning on October 8, 2025, and ending on October 7, 2027. (District 7)

ECONOMIC DEVELOPMENT

- c. A resolution of the City Council of the City of Chattanooga delegating to the Health, Educational, and Housing Facility Board of the City of Chattanooga, Tennessee, the authority to negotiate and accept Payments in Lieu of Ad Valorem Taxes with respect to the 702 Manufacturers Road Project to be undertaken by the Atlantic Companies, LLC or an affiliate thereof and to be located in the City of Chattanooga, Tennessee, and finding that such payments are deemed to be in furtherance of the public purposes of the Health, Educational, and Housing Facility Board of the City of Chattanooga, Tennessee. (District 1)
- d. A resolution authorizing the Administrator of Economic Development to enter into an office lease with Street Grace, Inc., in substantially the form attached, for one hundred six (106) square feet of office space in a portion of the Dr. Carol B. Berz Family Justice Center at 5705 Uptain Road, identified as Tax Map No. 157M-A-012, for a term of four (4) years, for the amount of \$1.00 annually. (District 6)

MAYOR'S OFFICE

- e. A resolution confirming Mayor Kelly's appointment of Cedric Henson as Administrator of Community Development.

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- f. [A resolution confirming Mayor Kelly's reappointment of Randall Smith to the Board of Mechanical Examiners, for a term beginning on September 29, 2025, and ending on September 28, 2029.](#)
 - g. [A resolution confirming Mayor Kelly's reappointment of David Nordy to the Board of Electrical Examiners, for a term beginning on November 17, 2025, and ending on November 16, 2029.](#)
 - h. [A resolution confirming Mayor Kelly's appointment of Maria Graefe to the Chattanooga Housing Authority, for a term beginning on October 8, 2025, and ending on October 7, 2030.](#)
- X. [Purchases.](#)
- XI. Committee Reports.
- XII. Recognition of Persons Wishing to Address the Council.
- XIII. Adjournment.

Proposed Council Agenda for Tuesday, October 14, 2025

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TUESDAY, OCTOBER 14, 2025 **CITY COUNCIL PROPOSED AGENDA** **2:00 PM**

1. Call to Order by Vice-Chairwoman Noel.
2. Pledge of Allegiance/Invocation (Councilman Henderson).
3. Special Presentations.
4. Minute Approval.
5. Discussion of Agenda.
 - ❖ Next Week's Proposed Agenda Items
 - ❖ Purchasing Questions
 - ❖ Future Considerations (3 Week Look Ahead)
6. Committee or Department Reports:
 - ❖ Community Development Committee

RECESS

Order of Business for City Council

7. **Ordinances - Final Reading: (None)**
8. **Ordinances - First Reading:**

PARKS, PUBLIC WORKS, AND WASTEWATER

Public Works

- a. [MR-2025-0114 Frank May \(Abandonment\). An ordinance closing and abandoning a portion of the unopened right-of-way in part of the unit block of Rose Circle, as detailed on the attached maps, subject to certain conditions. \(District 1\) \(Recommended for approval by Planning Commission and Public Works\)](#)

Wastewater

- b. MR-2025-0113 Mike S. Kirk (Hamilton County); Michael B. Hutcherson, P.E., March Adams & Associates (Abandonment). An ordinance closing and abandoning a sanitary sewer easement in the 1600 block of East 3rd Street, beginning at MH #S146G020 thence southeastwardly two hundred ninety point three (290.3') feet to MH #S146G024, for a total of two hundred ninety point three (290.3') linear feet, Tax Map No. 146G-H-001, as detailed on the attached maps, subject to certain conditions. (District 8) (Recommended for approval by Planning Commission and Wastewater)
- c. MR-2025-0131 University of Tennessee at Chattanooga; Ray Boaz, DH&W Architects (Abandonment). An ordinance closing and abandoning a sanitary sewer easement in the 600 block of Vine Street, beginning at MH #S145D902 thence southeastwardly four hundred seventy-five (475') feet to MH #S145D823, for a total of four hundred seventy-five (475') linear feet, Tax Map No. 146A-B-001, as detailed on the attached maps, subject to certain conditions. (District 8) (Recommended for approval by Planning Commission and Wastewater)

PLANNING

- d. 2025-0134 Jason Medeiros (RN-2 Residential Neighborhood Zone to C-NT Neighborhood Transition Commercial Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 5502 Dayton Boulevard, from RN-2 Residential Neighborhood Zone to C-NT Neighborhood Transition Commercial Zone. (District 1) (Recommended for approval by Planning Commission and Staff)

2025-0134 Jason Medeiros (RN-2 Residential Neighborhood Zone to C-MU1 Commercial Mixed-Use Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 5502 Dayton Boulevard, from RN-2 Residential Neighborhood Zone to C-MU1 Commercial Mixed-Use Zone. (Applicant Version) (Recommended for denial by Planning Commission and Staff)
- e. 2025-0140 Magnolia Gardens Homeowners Association (Lift Conditions). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to lift conditions from Ordinance No. 11615 of previous Case No. 2004-0154 from properties located in the 7500 through 7600 block of Magnolia Leaf Lane. (District 4) (Recommended for approval by Planning Commission and Staff)

- f. 2025-0124 Stone Creek Consulting, LLC c/o Allen Jones (RN-1-6 Residential Neighborhood Zone to I-MU Industrial Mixed Use Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone properties located at 3916, 3920, and 3926 Murray Hills Drive, from RN-1-6 Residential Neighborhood Zone to I-MU Industrial Mixed Use Zone, subject to certain conditions. (District 5) (Recommended for approval by Planning Commission and denial by Staff)

2025-0124 Stone Creek Consulting, LLC c/o Allen Jones (RN-1-6 Residential Neighborhood Zone to I-MU Industrial Mixed Use Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone properties located at 3916, 3920, and 3926 Murray Hills Drive, from RN-1-6 Residential Neighborhood Zone to I-MU Industrial Mixed Use Zone. (Applicant Version)

- g. 2025-0135 Jack McAfee c/o Chattanooga Metropolitan Airport (I-H Industrial Heavy Zone to OS Open Space Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone part of a property located at 5749 Lovell Field Loop, from I-H Industrial Heavy Zone to OS Open Space Zone. (Districts 5 & 6) (Recommended for approval by Planning Commission and Staff)
- h. 2025-0119 Claudine Evans c/o One A Event Parlour (C-C- Commercial Corridor Zone to C-R Regional Commercial Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 5813 Lee Highway, from C-C- Commercial Corridor Zone to C-R Regional Commercial Zone. (District 6) (Applicant Version) (Recommended for denial by Planning Commission and approval by Staff)
- i. 2025-0132 Jay Floyd c/o Ragan Smith Associates (RN-2 Residential Neighborhood Zone to C-C Commercial Corridor Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 7406 Tyner Road, from RN-2 Residential Neighborhood Zone to C-C Commercial Corridor Zone, subject to certain conditions. (District 6) (Recommended for approval by Planning Commission and Staff)

2025-0132 Jay Floyd c/o Ragan Smith Associates (RN-2 Residential Neighborhood Zone to C-C Commercial Corridor Zone). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 7406 Tyner Road, from RN-2 Residential Neighborhood Zone to C-C Commercial Corridor Zone. (Applicant Version)

- j. [2025-0128 Favio Mendez Morales \(RN-1-5 Residential Neighborhood Zone to C-N Neighborhood Commercial Zone\). An ordinance to amend Chattanooga City Code, Part II, Chapter 38, Zoning Ordinance, so as to rezone property located at 2008 East 14th Street, from RN-1-5 Residential Neighborhood Zone to C-N Neighborhood Commercial Zone. \(District 9\) \(Applicant Version\) \(Recommended for denial by Planning Commission and Staff\)](#)
- k. [An ordinance to amend Chattanooga City Code, Part II, Chapter 38, the Chattanooga Zoning Ordinance as adopted by Ordinance No. 14137 on July 23, 2024, to amend Article XVII, Short Term Vacation Rentals, by amending the Short Term Vacation Rental Overlay District Map and Boundaries to include an additional area within City Council District 5. \(Recommended for approval by Planning Commission\)](#)
- l. [An ordinance to amend Chattanooga City Code, Part II, Chapter 38, the Chattanooga Zoning Ordinance as adopted by Ordinance No. 14137 on July 23, 2024, to add clarity on additions in the Form-Based Code and refine minimum planting requirements for buffer yards. \(Recommended for approval by Planning Commission\)](#)

9. **Resolutions:**

COUNCIL OFFICE

- a. [A resolution confirming the appointment of Greg Taylor to the TIF Application Review Committee for District 3, for a term beginning on October 15, 2025, and ending on October 14, 2026. \(District 3\) \(Added with permission of Vice-Chairwoman Noel\)](#)
- b. [A resolution confirming the appointment of Daisy Madison to the TIF Application Review Committee for District 9, for a term beginning on October 15, 2025, and ending on October 14, 2026. \(District 9\) \(Added with permission of Vice-Chairwoman Noel\)](#)

ECONOMIC DEVELOPMENT

- c. [A resolution stating the intent of the Chattanooga City Council to consider an Economic Impact Plan authorizing a Tax Increment Incentive to support public infrastructure improvements to assist in the revitalization of the Northgate Mall area and to waive certain provisions of the City's policies and procedures relating to Tax Increment Incentives.](#)

- d. [A resolution authorizing the City of Chattanooga to accept the Electric Power Board of Chattanooga \(EPB\) Quitclaim conveyance of any EPB interest in Tax Map No. 135M-C-004 on E. 3rd Street, with an assessed value of \\$27,200.00, and to confirm the surplus of the property as recommended by Planning Resolution No. MR-2021-0190.](#)

MAYOR'S OFFICE

- e. [A resolution confirming Mayor Kelly's reappointment of Carl Henderson to the Chattanooga Housing Authority Board, for a term beginning on October 11, 2025, and ending on October 10, 2030.](#)
- f. [A resolution confirming Mayor Kelly's reappointment of Benjamin Moore to the Tree Commission, for a term beginning on February 10, 2025, and ending on February 9, 2029.](#)
- g. [A resolution confirming Mayor Kelly's appointment of Grace Buie to the Tree Commission, for a term beginning on October 15, 2025, and ending on October 14, 2029.](#)
- h. [A resolution confirming Mayor Kelly's appointment of David Hudson to the TIF Application Review Committee, for a term beginning on October 15, 2025, and ending on October 14, 2026.](#)
- i. [A resolution confirming Mayor Kelly's appointment of Susan Gilmore to the TIF Application Review Committee as an alternate, for a term beginning on October 15, 2025, and ending on October 14, 2026. \(Revised\)](#)
- j. [A resolution confirming Mayor Kelly's appointment of Christa Mannarino to the TIF Application Review Committee, for a term beginning on October 15, 2025, and ending on October 14, 2026. \(Added with permission of Vice-Chairwoman Noel\)](#)

PARKS, PUBLIC WORKS, AND WASTEWATER

Public Works

- k. [A resolution authorizing the Administrator for the Department of Public Works to enter into a Memorandum of Understanding with NewTerra Compost, LLC, of Wildwood, GA, for a Pilot Compost Program to collect organic waste and divert food residuals from the landfill waste stream utilizing funds from the TDEC Organics Management Grant, with the City's matching funds, for an amount not to exceed \\$210,333.00. \(Districts 1, 2, 4, 6, 8 & 9\)](#)

- l. A resolution authorizing the Administrator for the Department of Public Works to enter into a Memorandum of Understanding with Hill City Ventures, LLC d/b/a Overlooked Materials for a Pilot Curbside Glass Recycling Program to collect glass recyclables and divert from the landfill waste stream, for an amount not to exceed \$45,000.00. (Districts 1, 2, 4, 6, 8 & 9)
- m. A resolution authorizing the Administrator for the Department of Public Works to execute Contract No. T-25-022-201, PressurePave Pavement Restoration, with Donelson Construction Company, LLC, of Clever, MO, for installation of a patented and proprietary roadway preservation solution comprised of a multi-part hybrid roadway sealant and wearing surface that are installed simultaneously, in the amount of \$645,840.75. (District 2)

PLANNING

- n. 2025-0138 Tiffany Farley c/o Kimley-Horn (Special Exceptions Permit-PUD). A resolution approving a Special Exceptions Permit for a Residential Planned Unit Development Amendment for an unaddressed property located in the 1500 block of Mercer Street and 1547 Mercer Street, subject to certain conditions. (District 2) (Recommended for approval by Planning Commission and Staff)

2025-0138 Tiffany Farley c/o Kimley-Horn (Special Exceptions Permit-PUD). A resolution approving a Special Exceptions Permit for a Residential Planned Unit Development Amendment for an unaddressed property located in the 1500 block of Mercer Street and 1547 Mercer Street. (Applicant Version)

- o. 2025-0141 Magnolia Gardens Homeowners Association (Abandon Special Exceptions Permit-PUD). A resolution approving the abandonment of a Special Exceptions Permit for a Residential Planned Unit Development by the adoption of previous Resolution No. 24308 (Case No. 2004-155) for properties located in the 7500 through 7600 block of Magnolia Leaf Lane. (District 4) (Recommended for approval by Planning Commission and Staff)
- p. 2025-0129 Kronenberg Urbanists & Architects (Special Exceptions Permit-PUD). A resolution approving a Special Exceptions Permit for a Residential Planned Unit Development Amendment for property located at 1813 Old Wauhatchie Pike. (District 7) (Recommended for approval by Planning Commission and recommended by Staff for a thirty (30) day deferral for the Applicant to discuss with the Transportation Department staff the proposed on-street parking and to provide additional information as to why the site cannot be developed in compliance with the twenty-five (25') foot perimeter setback)

10. Purchases.

Proposed Council Agenda for Tuesday, October 14, 2025

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11. Committee Reports.
12. Recognition of Persons Wishing to Address the Council.
13. Adjournment.