

TOWN OF CUMBERLAND GAP
BOARD OF MAYOR AND ALDERMAN
JANUARY 3, 2022
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The Board of Mayor and Alderman met in regular session on January 3, 2022 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: John Douglas- here; Teresa Fuson- absent; Joe Gill- here; Jerry Hopson- here; Kathy Maxwell- here; John Ravnum- here.

Mayor Pucciarelli called for a motion to approve the minutes. John Douglas made a motion to approve the minutes, with a second by Jerry Hopson. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas-yes; Teresa Fuson- absent; Joe Gill- yes; Jerry Hopson- 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. Jerry Hopson made a motion to approve the financial report, with a second Joe Gill. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas-yes; Teresa Fuson- absent; Joe Gill- yes; Jerry Hopson- 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. Jerry Hopson 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- absent; Joe Gill- yes; Jerry Hopson- yes; Kathy Maxwell- yes; John Ravnum- yes.

Planning and Zoning- The Planning and Zoning Commission meeting scheduled for earlier tonight was cancelled as there were no items on the agenda.

The date for the next Planning and Zoning Commission meeting is scheduled for February 7, 2022.

Finance- The town's letter stating our intent to conduct a special census was received and acknowledged.

Not only were cities and towns with universities affected by the count but also those with nursing home facilities or any kind of group quarters. Legislation is being proposed that would allow including rosters with names of those who live in the group quarter facilities to be used during the next census.

Law and Order- Matthew McClung, town judge, submitted a resignation letter as he has taken another job outside of the area. Mayor Pucciarelli called for a motion to accept the resignation letter. Jerry Hopson made a motion to accept the resignation letter, with a second by Kathy Maxwell.

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Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas-yes; Teresa Fuson- absent; Joe Gill- yes; Jerry Hopson- yes; Kathy Maxwell-yes; John Ravnum- yes.

Historical – The Historic Zoning Commission scheduled for January 4, 2022 has been cancelled as there are no items on the agenda.

The date for the next Historic Zoning Commission meeting is scheduled for February 8, 2022.

Streets- While repairing the culvert on Colwyn it was found that the entire section is in need of repair. The initial quoted section has been completed and the contractor recommended the remaining section be repaired soon before it gives way. Mayor Pucciarelli said he plans to authorize the contractor to repair the remaining section.

There are potholes on Pinnacle Alley that are in need of repair.

Parks and Recreation – The Festival Park project is complete.

Tourism/Events- The Guardians of the Gap and the Artist Co-op will meet soon to discuss the events they plan to host during 2022.

Water- The water loss went up from 42% in November to 47% in December. The town will look for leaks as soon as weather permits.

The state is requiring the water line maps to be updated and digitalized. A company called Communities Unlimited will assist the town in meeting the requirement. The company also plans to assist the town in updating water policies/plans.

Sewer- A blower motor went down at the sewer plant and instead of replacing the motor, it will be rebuilt to utilize the remaining useful life of the unit. Another part had to be replaced as it was damaged when the motor when out.

Fire Department-. The department is currently short on staff as not everyone has come back from Christmas vacation yet.

OSHA Safety Director- There was nothing to report.

Litigation- There was nothing to report.

Mayor Pucciarelli called for Old Business: There was no old business.

Citizens Comments- A concerned citizen stated that leaves from an adjacent vacant property has backed up the creek causing water to run onto her property. Mayor

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Pucciarelli stated he will look at the area and call the owners of the vacant property if needed.

The same concerned citizen also voiced her concerns about the growing number of vacant properties that surround her residence and asked if there was anything the town could do to prevent the houses from becoming run down and remaining vacant. Mayor Pucciarelli referred the question to the town attorney. Mr. Estep stated that it is a long legal process and it is hard to require certain action to be taken but would start by giving the owners notice and giving them a chance to resolve the issue outside of court.

Mayor Pucciarelli called for New Business:

Short Term Rental – 250 Colwyn- Upon review of the short term rentals being advertised on the Airbnb and VRBO website the town found an advertisement for a rental at 250 Colwyn Street. The real estate agent was immediately contacted and stated she was not aware that a permit was required. She was given an application but the paperwork has not been returned at this time.

It was discussed that the Planning and Zoning Commission previously voted to prohibit short term rentals in that area, specifically the addressees 0-399 Colwyn Street. Once the pandemic began the town went to essential business only and this matter was set aside. It was recently brought back to the attention of the mayor. Mayor Pucciarelli explained that he did contact MTAS at the time to have an ordinance drafted. The MTAS representative at the time didn't know if the justifications the PZC came up with would hold up in court if contested. The justifications: the people in this neighborhood came to the planning and zoning meetings and requested the restriction; insuring a quiet residential neighborhood; safety for all ages; there would be a character shift of the neighborhood; the value of the property as a true residential neighborhood would diminish. The mayor said he would follow up and contact MTAS again.

There was discussion regarding the grandfather clause of the short term rental policy. Since the planning and zoning commission previously voted to prohibit short term rentals in that area it wasn't clear if it would apply to this application.

John Douglas made a motion prohibiting the mayor from issuing any short term rental permits, for addresses from 0-399 Colwyn Street, until an ordinance is in place. Kathy Maxwell seconded the motion. Mayor Pucciarelli called for a roll call vote. Board members voted as follows: John Douglas-yes; Teresa Fuson- absent; Joe Gill- yes; Jerry Hopson- yes; Kathy Maxwell- yes; John Ravnum- yes.

Announcements- The following announcements were made:

Agenda meeting- Monday January 31, 2022 @ 6:00 p.m.

Board of Mayor and Alderman meeting- Monday February 7, 2022.

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

Mayor

Recorder