

**MINUTES OF A MEETING OF
THE BOARD OF COMMISSIONERS OF
THE CITY OF FOREST HILLS**

DECEMBER 4, 2008

The Forest Hills Board of Commissioners (herein also the “Board”) held its regular meeting on December 4, 2008 at the City’s Offices, 4012 Hillsboro Road, Nashville, Tennessee, beginning at 5:00 p.m. Mayor Coke presided. Also present were Commissioner Douglas, Vice Mayor Lovell, Al Deck, City Manager, and City Attorney, Matt Foster. Others present are shown on the attached sign-in sheet. A copy of the Agenda is also attached to these minutes.

Mayor Coke informed the Members the City Attorney had an important date with his wife and moved the Attorney’s report to the top of the agenda.

1. Report from the City Attorney, Matt Foster:

(a) Burned House at 2108 Timberwood Place: Mr. Foster presented the members with a copy of a Complaint against Marvin Turpitt, for violation of Ordinance 08-183, unsafe structures. The house at 2108 Timberwood burned in December 2007 and remains collapsed on the lot. Mr. Foster asked the members to set a hearing in this matter for December 18th, to review evidence presented by the City Attorney, the owner, and any interested parties. Based on this review, the Board of Commissioners can then take any action they deem appropriate. He requested the City Manager provide Public Notice in the local paper and mailed Notice directly to neighbors within 300 feet of 2108 Timberwood Place.

(b) Personnel Policy: Mr. Foster submitted a revised draft of the personnel policy for the Board's consideration. The City Manager mentioned there are a few remaining corrections and suggested the final reading be delayed until the next meeting.

(c) The Mr. & Mrs. Young, of 1601 Harding Place: the Young's have requested permission to remain in their existing house while constructing a new residence. To facilitate that process, the Young's attorney submitted an agreement which stipulated a letter of credit would be provided to ensure demolition of one of the two houses, if no certificate of occupancy had been issued in two years. Mr. Foster stated that the agreement represented progress, but may not provide a complete solution. He then requested permission to continue working with the Young's and their attorney to reach an agreement. Upon motion by Vice Mayor Lovell, which was seconded by Commissioner Tim Douglas, the Board unanimously voted to allow the City Attorney to continue discussions.

2. Approval of the Minutes for November 20, 2008. Upon motion by Vice Mayor Lovell, which was seconded by Commissioner Tim Douglas, the Board unanimously approved the minutes for the November 20, 2008 regular meeting.

3. Report from the City Manager, Al Deck.

(a) Revise the January Meeting Schedule: Due to the first Thursday falling on New Year's Day, it was proposed to change the meetings as follows: Board of Commissioners will hold its first meeting on the 8th, to be followed by the Green Community Study Group. The second meeting will be on the 22nd, followed by the

Planning Commission. Upon motion by Commissioner Tim Douglas, which was seconded by Vice Mayor Lovell, the Board unanimously voted to approve the revised meeting schedule for January 2009.

(b) Christmas Holiday Schedule: The Holiday Schedule provide for the office to be closed Christmas Eve & Day, which falls on Wednesday and Thursday. The City Manager requested switching the closure to Thursday and Friday. The Members agreed.

(c) Financial Statements: the Manager offered the Financial Statements for consideration and approval. Upon motion by Commissioner Tim Douglas, which was seconded by Vice Mayor Lovell, the Board unanimously voted to approve the Financial Statements for the month of November.

4. Old Business:

(a) Proposed Development @ the S.E. corner of O.H.B. & Hillsboro Pike: Mayor Coke addressed the Board and expressed his desire to see the property on the S.E. corner of Old Hickory Boulevard and Hillsboro Pike remain zoned as residential. He suggested drafting a letter to Attorney Tom White and stating the city's position. The Mayor proposed each Member sign the letter. The Members agreed.

(b) Safety Issues: Vice Mayor Lovell, who serves as Chair of the Safety Task Force, mentioned that recent criminal activity in the community has again raised concerns again about the lack of police patrols in Forest Hills. The Board received comments from several neighbors. The Members discussed hiring Metro off-duty officers to provide additional patrols during the holiday season and requested the City

Manager make those arrangements. Upon motion by Commissioner Tim Douglas, which was seconded by Vice Mayor Lovell, the Board unanimously voted to approve three, four- hour patrols per week, until the first of the year. The patrols are to be staggered, so there is no predictable routine.

5. New Business:

(a) Mrs. Sally Huston—Presentation of Transfer Fee: Mr. Clay Jackson joined Mrs. Huston and they discussed a funding mechanism to purchase and conserve open space. They explained the history of real estate transfer fees and that it is levied upon the sale of property. The funding would allow the City to establish a land bank to collect, hold and distribute funds. The presentation ended with a summary of the Legislative process required for enacting such a program and a request for Board approval to go forward. Upon motion by Commissioner Tim Douglas, which was seconded by Vice Mayor Lovell, the Board unanimously voted to approve proceeding with an investigation of the concept and viability of a realty transfer tax.

6. City Engineer's Report—Brad Bivens: Mr. Bivens presented the results of the bid opening for culvert and drainage repairs. The City received five bids, which ranged from \$91,975.00 to \$44,120.00. This represented the largest number of bids for a Public Works project. Mr. Bivens and the City Manager discussed the project and answered questions. Mr. Bivens recommended acceptance of the low bid submitted by Sunrise Construction Co., for \$44,120.00. Upon motion by Vice Mayor Lovell, which was seconded by Commissioner Tim Douglas, the Board unanimously voted to approve

the low bid by Sunrise Construction Co., for replacement of culverts and drainage improvements at the intersection of Foxwood & Beekman Dr; the intersection of Lynmont Dr. and Dresden Circle, and on location on Hemingway Dr.

There being no further matters to be discussed and no further business to come before the Board, the meeting was adjourned.

Recorder

Mayor