

**Public Hearing and Regular  
Meeting of the Cornersville  
Board of Mayor and Aldermen  
June 5, 2025, at 6:00 p.m.**



**Those Participating:** Vice Mayor Sherry McClintock, Aldermen Doris Arthur, Mary Johnson, Janice Kerber and Taylor Pickett, Town Administrator Taylor Brandon, Town Attorney Billy Ostermann, and Police Chief Mark Chandler

Mayor John Luna was absent.

- 1. McClintock called the meeting to order**
- 2. McClintock led the Pledge of Allegiance**
- 3. Arthur said the Invocation**
- 4. Approval of the Financials:** Kerber made a motion to approve the financials. Johnson seconded the motion. McClintock asked if there was any discussion. Pickett asked what the line-item Professional Services includes. Brandon stated it is a very broad category and a catch-all for expenses that do not have a line item listed. Pickett asked what those expenses are. Brandon stated things like engineering, the quarterly E-911 expenses and things like that. Pickett asked to get a breakdown for each line item for the next meeting. Brandon stated he will gladly send by email if requested prior to the meeting. McClintock called for a vote: Kerber, Johnson, Arthur, and McClintock voted yes. Pickett abstained from the vote due to wanting a better understanding of the Professional Services line-item.
- 5. Approval of the Minutes:** Brandon stated there was a typo in the draft copy of the minutes the Board of Mayor and Aldermen received. He stated on section 13 (a) of the May 2025 Minutes the vote was taken and typed as 3-1 in favor, and it was actually 3-2. He stated he changed it for the meeting and original. Pickett made a motion to approve the minutes as presented. Kerber seconded the motion. McClintock asked if there was any other discussion and there was none. McClintock called for a vote, and all voted in favor of the motion.
- 6. Citizens' Comments:**
  - a.** Michael Logelin, 2705 McConnell Road, stated he wanted to discuss Ordinance 25-348 regarding fences. He stated he had read the Tennessee State Statute, and it is very broad and gives a lot of freedom to the municipalities. He stated the ordinance and putting up a fence because neighbors cannot get along is way out of line of the statute and becomes a civil issue and can be taken to Chancery Court to get resolved. He stated he does not feel there should be an ordinance to encumber residents with a footage regulation and in essence renders that piece of property unusable.



- b. Steve Prosser, 103 Bicentennial Dr, stated regarding Ordinance 25-348 and fences, he believes this should be tabled until the right committees can research the topic. He asked regarding the resolution passed in May for \$10,000 bids and under, who makes the decision if there are no other bids given. He asked if you do not have bids how do you determine what the value of that job is going to be. Prosser stated he is getting a lot of messages from people complaining about property not being maintained. He stated at one time, the employees of the town went around and found yards that need to be mowed or cleaned up. He stated a lot of people would like to know the proper process of letting employees know of a place that is trashed up and if someone would tell him, he would be glad to pass it on.
- c. Mike Hartley, a non- resident but property owner in Cornersville, asked who the town administrator answers to. Some members stated "us". He stated he has been held up since February for Zoning Compliances on New Town Road due to a drainage problem and the subdivision was pre-approved under Subdivision Regulations. He stated he had installed headwalls and culverts with no questions asked and it was not in the Subdivision Regulations at the time he started and stated you (Taylor Brandon) has signed the plat twice. It is a recorded and is a legal, binding contract. He stated when he went to town hall to get the last two (2) Zoning Compliances, he was told he would have to put in drainage for the entire road and had to wait a month to meet with the Planning Commission and it was agreed to get hydraulic study. He stated it was agreed to give him two (2) Zoning Compliances, one of which was pre-sale. He stated he did not help with any of the drainage but did not create any of the drainage problems either. He stated he received notification that he is to pay the town back \$1,500.00 for a ditch the town constructed and was not voted on by anybody; it was just decided by the town administrator. He stated he does not understand how the planning commission can vote on something, and the town administrator does not do it. McClintock called time. Hartley continued talking and stated he is not waiting until the next Planning Commission meeting or Board of Mayor and Aldermen meeting to get a zoning compliance that he is suing the Town of Cornersville, as McClintock continued with the gavel.

**7. Ordinance 25-348 Fence, Additions, and Outbuilding Regulations – Second Reading –**

Brandon stated he had added, per the board's request, a Zoning Compliance Certificate is required to construct a fence, addition, or outbuilding on a property. Pickett asked why fences are being addressed when it is already in the current Zoning Ordinance. Brandon stated fences are vague and the Planning Commission is in the process of revising the current Zoning Ordinance. The process will be a long time to get it completed before the Planning Commission and then it goes to the Board of Mayor and Aldermen. He stated it could take eight or nine months, and he needs clarification on these items since he receives several requests for these items every month. He stated when the Zoning Ordinance is revised, these items can be incorporated in the Zoning Ordinance itself.

Pickett asked if this is something the Planning Commission could call an emergency meeting on. Brandon stated no because the Zoning Ordinance is a very large document, and the Planning Commission is going through each article and has only made it through the first two (2) articles. He stated it is going to be a while before the Planning Commission can get through all 177 pages of the ordinance.



Arthur stated there was a lot of conversation about the fences at the last meeting and asked Ostermann to state again what his recommendation was at the May meeting. Ostermann stated the problem you get into, if you do not have a setback and if you and your neighbor do not get along, you have two options. One you can trespass on your neighbor, and they can have you arrested for trespassing, or you do not maintain the property and violate the ordinance of not keeping up your property. He stated it puts you in a position to decide which law you are going to break. Pickett stated the houses across the street (from town hall) have about ten (10) feet between them and with this ordinance there will be six (6) feet taken out. He stated he has already dealt with this issue on a personal level and the problem is one neighbor will mow and blow the clippings onto the others property. He stated he hates today that people do not have the mentality they did twenty (20) or thirty (30) years ago, where neighbors could talk to each other and work things out. He stated it is sad because a couple of neighbors cannot or will not get along, so we must put an ordinance in to clear it up. Brandon asked Pickett how he would address the trespassing law if neighbors did not get along. Pickett stated he owns property and is not going to cut off three (3) feet all the way around. Arthur made a motion to approve Ordinance 25-348 Fence, Additions, and Outbuildings on Second Reading. Johnson seconded the motion. McClintock asked if there was any other discussion, and there was none. McClintock called for a vote. Arthur, Johnson, McClintock, and Kerber voted yes. Pickett voted no. Motion passed 4-1.

8. **Resolution 25-350 Owner requested annexation of 222 Hatchett Hollow Road** – Brandon explained this is a scheduling resolution to send the possible annexation to the Planning Commission on June 24, 2025 for a Public Hearing and discussion and a Public Hearing at the Board of Mayor and Aldermen Meeting on July 3, 2025, at which time the board will discuss the Planning Commission recommendations. Kerber made a motion to accept Resolution 25-350 Owner requested annexation of 222 Hatchett Hollow Road. Arthur seconded the motion. McClintock asked if there was any more discussion. Pickett asked if the July 3<sup>rd</sup> meeting would be changed due to a lot of people going on vacation that week. Brandon stated no, July 4<sup>th</sup> is a holiday not July 3<sup>rd</sup>, so the meeting will be on that day. He stated we had to change it last year, 2024, because July 4<sup>th</sup> fell on the regular meeting night. Pickett stated he will be out of town that week. Brandon stated he will be out of town the next week and we cannot wait three (3) weeks to hold a meeting. McClintock called for a vote, and all voted in favor of the motion. Motion passed unanimously.
9. **Resolution 25-351 Declaring Golf Cart Surplus:** Brandon stated this is the golf cart that was purchased in 2008 for the Public Works Department and another golf cart has been purchased. Pickett made a motion to approve Resolution 25-351 to declare golf cart surplus. Arthur seconded the motion. McClintock asked if there was any other discussion, and Arthur asked Brandon how much we would be asking for the golf cart. Brandon stated he will let GovDeals decide the starting price. McClintock asked if they set the time frame and for how long it will be on auction. Brandon stated yes, GovDeals sets the open and close and keeps us advised. He stated they normally do not keep it open very long and usually the higher bids come closer to the end of the auction. McClintock called for a vote, and all voted in favor of the motion. Motion passed unanimously.
10. **Resolution 25-352 Contract for Billy Ostermann as Tow Attorney 2025-2026 Fiscal Year:** Brandon stated he put this on the agenda and Ostermann brought to his attention the contract automatically renews on the fiscal year. No vote is required. Resolution is withdrawn.



- a. **Year in Review:** Brandon read the Year in Review list and stated he would like to continue with at least two (2) projects a year. Pickett asked about the sidewalk grant and Brandon stated the 2023 Sidewalk CDBG is still good and received some information on that recently. He stated it is slow and when we receive anything about it, we answer it very quickly. Brandon stated the other grant we have been awarded is School Zone Lights. He stated we have not heard an estimated time for them to start but understands a contractor has been named and hopefully will be put in before school starts.

Brandon stated we have also been awarded, from TDOT, a new traffic light at North Park Street and Main Street. He stated after a traffic study, there is not enough traffic leaving North Park Street to get onto Main Street to have a traffic stop. The light will blink red on North Park and yellow on Main Street. He stated if at any time the traffic flow becomes heavier and a new study has been completed; it can be changed to regular traffic light.

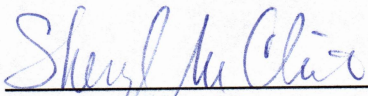
Arthur asked Brandon to explain to the audience how funds are being invested. Brandon stated we have LGIP (Local Government Investment Pool) for each large account, General, Sanitation, Street, Crimestoppers, and Drug funds. He stated the General Fund account currently has around \$750,000 in it which includes the interest earned. He stated we are making enough money in interest to offset the money owed on loans and has been very effective. He stated that is how the town is able to get more projects completed. Ostermann asked if there is a delay in deposits or withdrawals, and Brandon stated no, there is a two (2) business day waiting period. He stated the interest rate is much higher than the interest rate given by the bank.

- b. **Discuss Board of Zoning appeals Nomination:** Brandon stated he and Ostermann had a discussion and there is mechanism to put board and committee members on the boards and committees, but nothing about removing members except the Board of Mayor and Aldermen. He stated there may be a time that a member needs to be removed or should be removed and there is no ordinance pertaining to that. Ostermann stated he completely agrees that the town does need some sort of formal format regarding what to do. He stated if someone on the Beer Board, for example, were to steal all the money out of the account, they should be removed from the board. However, at this time, there is nothing in place.
- c. **Kerber made a motion to Suspend the Rules to discuss the Hartley/New Town Road situation.** Brandon stated he does not understand why a suspension of the rules is necessary because Mr. Hartley has an attorney. Ostermann stated he has been communicating with his attorney. He stated he had sent an email earlier in the afternoon about setting up a time to discuss. Motion rescinded.
- d. **Kerber made a motion to Suspend the Rules to discuss properties not being maintained in town limits.** Johnson seconded the motion. McClintock called for a vote, and Arthur, McClintock, Johnson, and Kerber voted yes. Pickett abstained and stated he was just going to let her (Kerber) talk. Kerber stated she wanted to answer the question during Citizens Comments about how to complain about property not being maintained. She stated you must come in and complete a document called Citizens Complaint and it must be signed. McClintock stated this becomes a legal document and a matter of public record. Brandon stated we also except emails stating the complaint including your name and address. Kerber stated two (2) years ago, the ordinance was adopted and has been working and the town has a record of the complaint. Prosser stated he knows in the past,

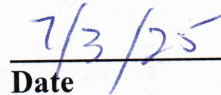


must be signed. McClintock stated this becomes a legal document and a matter of public record. Brandon stated we also accept emails stating the complaint including your name and address. Kerber stated two (2) years ago, the ordinance was adopted and has been working and the town has a record of the complaint. Prosser stated he knows in the past, Scott Stiles used to take care of properties and mow them then the town would bill the resident for the mowing. He asked when we have a city employee why he is not taking care of these issues for some of them are blatant and borderline trashy. Kerber stated she encourages him to send an email to the town with the locations.

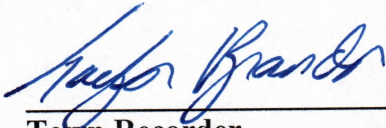
Kerber made a motion to adjourn. Pickett seconded the motion. All voted in favor of the motion.



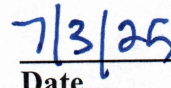
Mayor or Vice Mayor



Date



Town Recorder



Date