



TOWN OF ASHLAND CITY

Regularly Scheduled City Council Meeting

October 14, 2025, 6:00 PM

Minutes

CALL TO ORDER

Mayor Greer called the meeting to order at 6:00 p.m.

ROLL CALL

Mayor Gerald Greer

Vice Mayor Chris Kerrigan

Councilwoman: Nicole Binkley

Councilman Michael Smith

Councilman Kevin Thompson

Councilman Tony Young

Absent

Councilman Tim Adkins

PLEDGE AND PRAYER

1. Prayer was delivered by Pastor James Walsh from Hope Worship Center
Mayor Greer added that Pastor Walsh also serves with the Cheatham County Sherriff's Department as a Deputy.

PUBLIC HEARING

2. ORDINANCE 634: 111 Boyd Street

Mayor Greer announced that this item was being pulled from the agenda per the developer's request. There were people that wanted to speak during the public hearing and filled out the public speaking form.

Cory Hastings – Neighbors near 111 Boyd Street are concerned about how the development process has been handled. We're not opposed to building on the property, but we were only notified of the city council meeting and first reading on the afternoon of the vote.

I live on Fairview Circle, within 1,000 feet of the site, and received no notice from the developer.

The property also served as a seasonal resting area for federally protected black vultures, which was not considered before the developer cleared nearly all the trees—despite approval to remove only some.

Amanda Stanley – I live across from the 111 Boyd Street property and ask the city council to vote no on the rezone. I was never notified by the developer about plans to build additional homes; a sign only appeared just before the first council meeting.

Since the trees were cleared, 20–30 black vultures have lost their habitat and are now causing problems in our neighborhood.

Please vote no on the rezone.

Tom Morris – 103 Boyd Street homeowner. The erosion control measures at the 111 Boyd Street development site have deteriorated and are no longer effective. I respectfully request that the Codes Department require the developer to reinstall and maintain proper erosion control fencing to prevent further sediment runoff into the creek.

Nancy Charlie Springer – I am strongly opposed to this zoning change. Our neighborhood already faces heavy traffic, with vehicles frequently speeding through the area. Most homes have at least two vehicles, and adding more houses will only worsen congestion and parking issues—turning our streets into a parking lot. There are also fewer homes with yards where children can play safely. I'm deeply concerned that it will take a serious accident or tragedy before the traffic problem is truly addressed.

Kara Hastings – I took the initiative to send out 54 letters to nearby residents because the developer never notified us about the plans for 111 Boyd Street. I also brought a map of the property to show the steep grade of the land, especially toward the creek at the back of the lot. This property cannot be fairly compared to other sites that have been zoned R-4 PUD because of its significant slope. Nearly half of the 2.4-acre parcel is too steep to build on effectively. This is a clear example of why each development request should be evaluated on its own merits—approving one project in the past should not automatically justify approval of another when the conditions are so different.

Jerry Sharp – Traffic at Boyd and Main Streets around 3 p.m. already makes it difficult for us to leave the neighborhood, and speeding is a constant issue. Adding more homes will only increase traffic and make the area less safe for children.

Lisa Sharp – I have lived on Fairview Circle for 45 years, and it has become increasingly dangerous. Drivers regularly exceed the speed limit, and many treat stop signs as yield signs. Children walking to Ashland City Elementary or catching the bus to Cheatham Middle School face serious safety risks crossing the street. We depend on the city council to make responsible decisions

Alyssa Bebe— I've lived in Ashland City for 2½ years. We chose this area to be close to the city but still enjoy a country feel. I have two small children and two more on the way and speeding on Boyd Street is already a major concern. This development would only make things worse, so I'm glad it was pulled.

2. **ORDINANCE 642 - Rezone of 2055 Hwy 12**

A motion was made by Councilman Smith, Seconded by Vice Mayor Kerrigan, to close the public hearing. All approved by voice vote.

APPROVAL OF AGENDA

A motion was made by Councilman Thompson, Seconded by Councilman Young, to approve the agenda with changes. We will remove item #7 - ORDINANCE 634: 111 Boyd Street We will also need to add the other category and add the Finance Report by our Finance Director, Will Duffel. All approved by voice vote.

APPROVAL OF MINUTES

3. **Approval of September 9, 2025, Regularly Scheduled City Council Meeting Minutes**

A motion was made by Councilman Thompson, Seconded by Vice Mayor Kerrigan., to approve the September 9, 2025, City Council Meeting Minutes. All approved by voice vote.

PUBLIC FORUM

Thomas Tomilson – Resides at 375 S. Main Street. We had a plumbing leak outside our home that caused major water loss and high bills. ServLine covered \$100, but our next bills were over \$400 and \$700. We've fixed the issue and ask the council to average our last six bills and adjust the charges to help with the cost.

REPORTS

5. **ATTORNEY:** Jennifer Noe stated that she does not have anything to add that is not on the agenda.

UNFINISHED BUSINESS

6. **ORDINANCE 642 - Rezone of 2055 Hwy 12 - 2nd Reading**

A motion was made by Councilwoman Binkley, Seconded by Vice Mayor Kerrigan., to approve Ordinance 642 – Rezone of 2055 Hwy 12 to appear correct on the Austin P GIS map. Voting Yea: Councilwoman Binkley, Vice Mayor Kerrigan, Councilman Thompson, Councilman Smith, Councilman Young, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins,

7. **ORDINANCE 634: 111 Boyd Street - 2nd Reading**

This item was removed from the agenda when it was approved with changes above.

NEW BUSINESS

8. RESOLUTION 2025-40: THSO GRANT Award Money Distribution to the Special Pay line in Police Budget
A motion was made by Councilman Thompson, Seconded by Vice Mayor Kerrigan, to approve the THSO grant money be moved to the Special Rate line on the budget. Voting Yea: Councilman Thompson, Vice Mayor Kerrigan, Councilman Smith, Councilman Young, Councilwoman Binkley, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins,
9. RESOLUTION 2025-41: Flat rate of pay for Additional shifts officers volunteer to work for saturation patrols.
A motion was made by Councilman Smith, Seconded by Vice Mayor Kerrigan, to approve a flat rate of pay for Additional shifts officers volunteer to work for saturation patrols covered under the THSO Grant. Voting Yea: Councilman Smith, Vice Mayor Kerrigan, Councilman Thompson, Councilman Young, Councilwoman Binkley, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins,
ADDITIONAL CLARIFICATION: Mr. Grubbs advised Will Duffel that if the officers are voluntarily working additional shifts for the Saturation patrols it is fine to pay them the Special rate of pay for the additional hours worked.
10. CONTRACT: Senior Center used for Emergency Shelter
A motion was made by Councilman Thompson, Seconded by Councilman Young, to approve the American Red Cross Agreement to use the Senior Center for Emergency shelter if needed. Voting Yea: Councilman Thompson, Councilman Young, Vice Mayor Kerrigan, Councilman Smith, Councilwoman Binkley, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins,
11. Certificate of Compliance - High 5 Liquor and Vape LLC.
A motion was made by Councilwoman Binkley, Seconded by Vice Mayor Kerrigan, to approve the Certificate of Compliance - High 5 Liquor and Vape LLC. Voting Yea: Councilwoman Binkley, Vice Mayor Kerrigan, Councilman Thompson, Councilman Young, Councilman Smith, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins,
12. CONTRACT: Joint Funding Agreement - United States Department of Interior – annual contract For the water gauge on the Cumberland River to measure the water levels.
A motion was made by Councilman Thompson, Seconded by Vice Mayor Kerrigan, to approve the Joint Funding Agreement with the Department of Interior for the water gauges on the Cumberland River. Voting Yea: Councilman Thompson, Vice Mayor Kerrigan, Councilman Smith, Councilman Young, Councilwoman Binkley, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins,
13. Parks Board Discussion - Attorney Noe stated that this matter had been discussed during the workshop meeting and referred the discussion to Councilman Michael Smith, Chairman of the Parks Advisory Board. Councilman Smith reported that the Parks Advisory Board intends to revise the wording in its Bylaws and will submit the proposed changes to the Council for review and approval. This item will be added to the November workshop meeting.
A motion was made by Councilman Thompson, Seconded by Vice Mayor Kerrigan, to defer the Parks Advisory Board Bylaw Discussion to November Workshop. Voting Yea: Councilman Thompson, Vice Mayor Kerrigan, Councilman Smith, Councilman Young, Councilwoman Binkley, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins,
14. CONTRACT 1 -Bicentennial Trail - Phase 1 - PIN # 1300039.00 – Federal Project number STP-M/TAP -932711, State project number 11 LPLM-F3-021 Contract number 220026.
A motion was made by Councilman Thompson, Seconded by Councilman Smith, to approve Phase 1 - PIN # 1300039.00 – Federal Project number STP-M/TAP -932711, State project number 11 LPLM-F3-021 Contract number 220026.
Voting Yea: Councilman Thompson, Councilman Smith, Councilwoman Binkley, Vice Mayor Kerrigan, Councilman Young, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins,

15. CONTRACT 2 -Bicentennial Trail - Phase 1 – second amendment - PIN # 1300039.00 – Community investments division – Federal Project number STP-M/TAP -932711 – State project number LPLM-F3-021 and State project number 220026
A motion was made by Councilman Thompson, Seconded by Councilman Young, to approve Phase 1 – second amendment - PIN # 1300039.00 – Community investments division – Federal Project number STP-M/TAP -932711 – State project number 11 LPLM-F3-021 and contract number 220026. Voting Yea: Councilman Thompson, Councilman Young, Councilman Smith, Councilwoman Binkley, Vice Mayor Kerrigan, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins.
16. CONTRACT 3 -Bicentennial Trail - Phase 2 - Community investments division - PIN # 133524.00 – Federal project number – TAP-932712 – State project number – 11 LPLM-F3-022 and contract number 220271.
A motion was made by Councilman Thompson, Seconded by Councilman Smith, to approve Phase 2 - Community investments division - PIN # 133524.00 – Federal project number – TAP-932712 – State project number – 11 LPLM-F3-022 and contract number 220271. Voting Yea: Councilman Thompson, Councilman Smith, Councilman Young, Councilwoman Binkley, Vice Mayor Kerrigan, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins.
17. Bicentennial Trail - Phase 2 -Letter of Intent - Committee Scorecards and CSR professional quotation and proposal of Engineering Services.
A motion was made by Councilman Thompson, Seconded by Councilman Young, to approve Phase 2 -Letter of Intent - Committee Scorecards and CSR professional quotation and proposal of Engineering Services. Voting Yea: Councilman Thompson, Councilman Young, Councilman Smith, Councilwoman Binkley, Vice Mayor Kerrigan, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins.
CLARIFICATION: Allen Nicholson added that this item is for the approval of the proposal from CSR Engineering, which was determined to have received the highest score based on the committee's review of the bids conducted on September 12, 2025. CSR Engineering was selected to provide the required services. Mr. Nicholson noted that a budget amendment in the amount of \$80,000 (eighty thousand dollars), as previously discussed by Kellie Reed, will be necessary to proceed.
18. RESOLUTION 2025-42 - Charitable Donations
A motion was made by Councilman Thompson, Seconded by Councilwoman Binkley, to Defer Resolution 2025-42 – Charitable Donations Policy to the November Workshop Meeting. All approved by voice vote.
19. RESOLUTION 2025-43: BUDGET AMENDMENT – Amending the budget based upon the findings of the comptroller to conditionally pass the 25/26 Town of Ashland City budget.
A motion was made by Councilwoman Binkley, Seconded by Councilman Smith, to approve Resolution 2025-43 Budget Amendment. Voting Yea: Councilwoman Binkley, Councilman Smith, Councilman Thompson, Councilman Young, Mayor Greer. Voting Nay: Vice Mayor Kerrigan, ABSENT: Councilman Adkins.
20. CONTRACT QUOTE - John's Park – The Council previously allocated \$200,000 for upgrades to the existing parks. This project includes a drainage analysis, site survey, and sidewalk design to ensure ADA compliance. The current item pertains to the engineering portion of the project.
CLARIFICATION: Councilman Young inquired about the possibility of constructing a senior center at that location and asked if a construction date had been established. Mayor responded that discussion regarding a senior center cannot take place until the ballpark project is fully completed and operational. The mayor further noted that the development of the sports park and senior center is expected to occur several years in the future, as the City must first achieve improved financial stability before pursuing those projects.

A motion was made by Councilman Thompson, Seconded by Councilman Smith, to approve

CONTRACT QUOTE - John's Park. Voting Yea: Councilman Thompson, Councilman Smith, Councilman Young, Councilwoman Binkley, Vice Mayor Kerrigan, Mayor Greer. Voting Nay: 0
ABSENT: Councilman Adkins.

EXPENDITURE REQUESTS

21. LABTRONX- Sewer Project purchase- paid from contingency – Handheld equipment that will connect to the SCADA system.

A motion was made by Councilman Thompson, Seconded by Vice Mayor Kerrigan, to approve Labtronx Contract for purchase of handheld devices. Voting Yea: Councilman Thompson, Vice Mayor Kerrigan, Councilman Smith, Councilman Young, Councilwoman Binkley, Mayor Greer. Voting Nay: 0 ABSENT: Councilman Adkins.

OTHER

22. Financial Report – Will Duffel, Finance Director:

Mr. Duffel reported that the City has entered property tax season, with tax bills mailed earlier this month. Property taxes will be due in February. He noted that revenue is currently light but is expected to increase in the coming months. Mr. Duffel reviewed the current revenue figures and advised that a few departments are over budget in certain line items, which may be due to a combination of factors or possible miscoding of expenses.

ADJOURNMENT

A motion was made by Councilman Thompson, Seconded by Councilman Smith, to adjourn the meeting. All approved by voice vote and the meeting adjourned at 7:02 p.m.

MAYOR GERALD GREER

CITY RECORDER MARY MOLEPSKE