



BOARD OF MAYOR AND ALDERMEN WORK SESSION MINUTES

Monday, September 15, 2025 at 4:30 PM

City Hall, 415 Broad Street, Montgomery - Watterson Boardroom

Board of Mayor and Aldermen

Mayor Paul W. Montgomery, Presiding
Vice Mayor Darrell Duncan
Alderman Morris Baker
Alderman Betsy Cooper

Alderman Colette George
Alderman Gary Mayes
Alderman James Phillips

I. **CALL TO ORDER** 4:30 pm by Mayor Montgomery.

II. **ROLL CALL** by City Recorder Travis Bishop.

III. DISCUSSION ITEMS

1. KEDB / Networks Update - Craig Denison, Clay Walker

Mr. Denison highlighted project updates since his presentation in June, noting the biggest update since June is the land acquisition of Project Rocks. He also mentioned the groundbreaking for the IMAX had occurred. The Master Plan to finish the dental school is also being worked on.

Mr. Walker talked about the progress of other economic development projects, including airport parkway and aerospace park. He also provided details on the upcoming red-carpet tour and regional collaboration. There was some discussion as he answered questions from the board.

2. FY25 Financial Update - Travis Bishop

The City Manager explained this presentation is a snapshot of what we see as it exists today. City Recorder Travis Bishop provided details on the initial look at the general fund, debt service fund, state street fund, health insurance fund and the retiree health insurance fund. Considerable discussion ensued throughout the presentation as he answered questions from the board. Human Resource Director Tyra Copas provided further details regarding the health insurance funds.

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The City Recorder then provided information on the Tennessee Property Tax Relief program, noting it began in 1973. He discussed the eligibility criteria and how it is calculated and walked through examples. He discussed funding concerns from the State, noting they have exceeded appropriations and pending updated legislation. Mr. Bishop pointed out match practices by Sullivan County and Bristol. Kingsport does not provide a match; tax relief recipients receive a refuse discount equaling \$96 a year and potentially offering a match of \$40 would equal the state aid at a cost of \$42,000. The board asked staff to provide more details on housing/census data and trends over the past five years. The city manager suggested adding this discussion to the October work session.

IV. REVIEW OF BUSINESS MEETING AGENDA

City staff gave a summary for each item on the September 16, 2025 proposed agenda. The following items were discussed at greater length or received specific questions or concerns.

IX.1 Conduct Public Hearings and Consideration of a Resolution to Annex and Adopt a Plan of Services for the Bancroft Chapel Annexation; Consideration of an Ordinance to Amend Zoning (AF-262-2025) Ken Weems presented this item noting this is an owner requested annexation for a ten acre parcel and a portion of the roadway. He stated there is \$375,000 sewer extension cost but noted the Developer's agreement is to build 40 homes in five years and will provide surety.

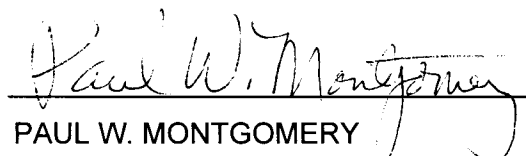
V. ITEMS OF INTEREST

1. Projects Status Report

VI. ADJOURN

Seeing no other business for consideration, Mayor Montgomery adjourned the meeting at 6:15 p.m.


ANGELA MARSHALL
Deputy City Recorder


PAUL W. MONTGOMERY
Mayor