



**CITY OF SPRING HILL
BOARD OF MAYOR AND ALDERMEN
WORK SESSION PACKET**

**MONDAY, JUNE 6, 2016
6:00 P.M.**

Board of Mayor and Aldermen:

Rick Graham, Mayor

Bruce Hull, Jr., Vice-Mayor

Jonathan Duda

Matt Fitterer

Keith Hudson

Chad Whittenburg

Kayce Williams

Amy Wurth

Susan Zemek

***City of Spring Hill
P.O. Box 789
Spring Hill, TN 37174***

***Phone 931.486.2252
Fax 931.486.0516
www.springhilltn.org***

**CITY OF SPRING HILL
BOARD OF MAYOR AND ALDERMEN
WORK SESSION
MONDAY, JUNE 6, 2016
6:00 P.M.**

Call to order

Stipulation of members present

City Administrator/Department Head Comments

Mayor's Comments

Concerned Citizens

STAFF ASSOCIATED ITEMS

1. Discussion of City of Spring Hill implementation of Hotel/Motel Tax. Dan Allen, Infrastructure Director
2. Discussion of donation of Rippavilla to the City of Spring Hill. Victor Lay, City Administrator
3. Consider Resolution 16-62, to approve Special Events Permit for the Pay It Forward Festival
4. Consider Resolution 16-63, to appoint member to Library Board of Trustees
5. Consider Resolution 16-64, to approve a Project Agreement for Project Cyclops and to authorize the Industrial Development Board of Maury County, TN, to negotiate and accept payments in lieu of ad valorem taxes as set forth in a project agreement.
6. Discussion of disposal of floating aerators at the Wastewater Treatment Plant. Travis Massey, Wastewater Superintendent
7. Discussion of Bonds, Spring Hill Place, Sections 7 and 9. Tom Wolf, City Engineer
8. Discussion of Walmart Bonds
9. Discussion of roadway repairs in Woodland Trace Subdivision
10. Consider First Reading of Ordinance 16-10, PUD 81-2015: Submitted by Huntly Gordon for property located at 3357 Denning Lane. This property is zoned AG (Ord. 09-24) and contains approximately 20 acres. The applicant requests rezoning approval of a Planned Unit Development to allow for 57 dwelling units. *(to be considered by the Planning Commission on June 13, 2016)* Dara Sanders, Director of Planning
11. Consider First Reading of Ordinance 16-11, RZN 162-2016: Submitted by Huntly Gordon for Oaklawn located at 3331 Denning Lane. The property is zoned R-1 (Low Residential) Historically Significant and contains approximately 82.7 acres. The applicant requests rezoning from R-1 (Low Residential) to R-6 (Traditional

Neighborhood Development. *(to be considered by the Planning Commission on June 13, 2016)* Dara Sanders, Director of Planning

12. Consider First Reading of Ordinance 16-12, PUD 199-2016: Submitted by Littlejohn Engineering for property located on Beechcroft Road and Cleburne Road. The property is zoned AG, Agriculture, R-2, Medium Density and contains approximately 473.13 acres. The applicant requests a Master Development Plan for 961 single family residential lots and 232 multi-family units for The Villages at Harvest Point *(to be considered by the Planning Commission on June 13, 2016)* Dara Sanders, Director of Planning
13. Consider Resolution 16-65, to approve purchase of ball field lighting at Port Royal Park. *(considered by the Budget and Finance Advisory Committee on June 6, 2016)* Kevin Fischer, Parks and Recreation Director
14. Consider Resolution 16-66, to approve purchase of score boards at Port Royal Park. Kevin Fischer, Parks and Recreation Director. *(considered by the Budget and Finance Advisory Committee on June 6, 2016)* Kevin Fischer, Parks and Recreation Director
15. Discussion of Port Royal Road Roundabout corridor analysis. Dan Allen, Infrastructure Director
16. Escrow agreement for Parkes property regarding traffic signal at Reserve Commercial Park North Final Plat
17. Discussion of Proposed Water Purchase Agreement with Columbia Power and Water System
18. Discussion of developer park land dedication for expansion of Port Royal Park. Dan Allen, Infrastructure Director

PREVIOUS BUSINESS

1. Consider Second and Final Reading of Ordinance 16-07, to approve rezoning of property known as 4135 Kedron Road, from B-2, Neighborhood Shopping to R-4, High Density Residential. *(recommended by the Planning Commission on May 9, 2016)* Dara Sanders, Director of Planning
2. Consider Second and Final Reading of Ordinance 16-08, to amend the budget for fiscal year 2015-2016. Jim Smith, Finance Director
3. Consider Second and Final Reading of Ordinance 16-09, to approve the budget for fiscal year 2016-2017. Victor Lay, City Administrator

NEW BUSINESS

1. Consider First Reading of Ordinance 16-06, RZN 159-2016: Submitted by Huntly Gordon for property located at 5242 Main Street. The property is zoned B-2, Neighborhood Shopping District, and contains approximately 1.4 acres. The applicant requests rezoning the property from a B-2, Neighborhood Shopping District, to a B-4, Central Business District. *(to be considered by the Planning Commission on June 13, 2016)* Chad Whittenburg, Alderman

2. Consider Resolution 16-67, to award contract for Auditing Services. (*considered by the Budget and Finance Advisory Committee on June 6, 2016*) Jim Smith Finance Director
3. Discussion of Condemnation of Tract 112 Duplex Road (Williamson County Tax Map 167, Parcel 021.01) Dan Allen, Infrastructure Director
4. Discussion of holiday construction work ordinance. Chad Whittenburg, Alderman
5. Consider Resolution 16-68, to approve Certificate of Compliance for Aldi Grocery Store, for sale of Wine.
6. Consider Resolution(s) to approve land acquisition purchase(s) and/or relocation expenses for Tracts of land for the Duplex Road Widening Project. Dan Allen, Infrastructure Director

Concerned Citizens

Roundtable Discussion

Adjourn

**STAFF
ASSOCIATED
ITEMS**

**Discussion of Implementation
of Hotel/Motel Tax**

Ordinance Number _____

AN ORDINANCE LEVYING A PRIVILEGE TAX UPON THE OCCUPANCY IN ANY HOTEL OR MOTEL OR ANY PLACE IN WHICH ROOMS, LODGINGS OR ACCOMMODATIONS ARE FURNISHED TO TRANSIENTS FOR A CONSIDERATION.

Whereas, Tennessee Code Annotated (TCA) 67-4-1401 authorizes the levy by ordinance of a hotel/motel tax by any city with home rule in accordance with the Tennessee Constitution, Article XI, Section 9; now,

Therefore, Be It Ordained by the Board of Mayor and Aldermen of the City of Lenoir City, Tennessee as follows:

Section 1. Definitions.

As used in this ordinance,

- (1) "Consideration" means the consideration charged, whether or not received, for the occupancy in a hotel valued in money, goods, labor or otherwise, including all receipts, cash, credits, property and services of any kind or nature without any deduction therefrom whatsoever;
- (2) "Hotel" means any structure or space, or any portion thereof, which is occupied or intended or designed for occupancy by transients for dwelling, lodging or sleeping purposes, and includes any hotel, inn, tourist camp, tourist cabin, motel or any place in which rooms, lodgings or accommodations are furnished to transients for a consideration;
- (3) "Occupancy" means the use or possession, or the right to use or possession, of any room, lodgings or accommodations in any hotel;
- (4) "Operator" means the person operating the hotel whether as owner, lessee or otherwise.
- (5) "Persons" means any individual, firm, partnership, joint venture, association, social club, fraternal organization, joint stock company, estate, trust, business trust, receiver, trustee, syndicate or any other group or combination acting as a unit; and
- (6) "Transient" means any person who exercises occupancy or is entitled to occupancy of any rooms, lodgings or accommodations in a hotel for a period of less than thirty (30) continuous days.

Section 2. Permit Required. No person will conduct, keep, manage, operate or cause to be conducted, kept, managed or operated, either as owner, lessor, agent or attorney, any hotel in the city without having obtained a permit from the city administrator or his designee to do so.

Section 3. Fee. The fee for each hotel permit will be twenty-five (\$25.00).

Section 4. Not Transferable. No permit issued under this ordinance shall be transferred or assigned.

Section 5. Duration. Hotel permits shall be issued annually and shall expire on the last day of December of each year.

Section 6. Register Required; Availability for Inspection. Every person to whom a permit is issued under this ordinance shall at all times keep a standard hotel register, in which shall be inscribed the names of all guests renting or occupying rooms in his hotel. Such register shall be signed in every case by the persons renting a room or by someone under his direction, and after registration is made and the name of the guest is inscribed as herein provided, the manager shall write the number of the room which guest is to occupy, together with the time such room is rented, before such person is permitted to occupy such room. The register shall be open to inspection at all times to the city administrator or his designee.

Section 7. Rooms to be Numbered. Each sleeping room and apartment in every hotel in the city shall be numbered in a plain and conspicuous manner. The number of each room shall be placed on the outside of the door of such room, and no two (2) doors shall bear the same number.

Section 8. Privilege tax levied; use.

(A) Pursuant to the provisions of TCA §67-4-1401 through TCA §67-4-1325, there is hereby levied a privilege of occupancy in any hotel of each transient. From and after the operative date of this ordinance the rate of the levy shall be 5% of the consideration charged by the operator. This privilege tax shall be collected pursuant to and subject to the provisions of these statutory provisions. The City Administrator shall be designed as the authorized collector to administer and enforce this ordinance and these statutory provisions.

(B) The proceeds received from this tax shall be available for the city's general fund. Proceeds of this tax may not be used to provide a subsidy in any form to any hotel or motel.

Section 9. Payment of the Tax. Payment of the tax by the motel to the city shall be no later than the 20th day of each month for the preceding month.

Section 10. Compensation to the Hotel. The hotel may deduct 2% from the amount paid to the city.

Section 11. Interest and penalty for late payment. The hotel operator is responsible for paying interest on delinquent taxes, 8% per annum, plus a penalty of 1% per month.

Section 12. Records Requirement. The hotel operator must keep records for three years, with the right of inspection by the city.

Section 13. This ordinance shall take effect upon final passage the public welfare requiring it.

Passed first reading _____

Passed second reading _____

Passed third and final reading _____

Mayor

Attest: City Recorder

City Attorney as to form

**Discussion of
Donation of Rippavilla
To the City of Spring Hill**

April Goad

From: April Goad
Sent: Friday, June 03, 2016 3:20 PM
To: April Goad
Subject: FW: BOMA Work Session Discussion Items

From: Victor Lay
Sent: Friday, June 03, 2016 2:45 PM
To: April Goad
Subject: BOMA Work Session Discussion Items

Rippavilla

The Rippavilla Board has discussed the option and has unanimously expressed desire to donate the Rippavilla property to the City of Spring Hill with the idea that it be maintained as a historic site / park atmosphere versus being developed. I am sure there will be several questions regarding the potential of this becoming a city entity and liability. I have spoken to Corrine Tomlinson and invited the Rippavilla Board to attend Monday night so that the discussion can begin. I have also asked Mayor Graham to consider establishing a committee to work through any and all issues so that a proposal can be made to the BOMA on the acceptable conditions of the donation.

Should ultimately the BOMA decide that donation is not in the city's best interest, then the committee can review and submit a proposal to the BOMA regarding annexation and possible future subsidies via the hotel / motel tax.

Victor H. Lay, City Administrator
Office (931) 486 -2252 x215
Fax (931) 486 - 0516
199 Town Center Parkway
P.O. Box 789
Spring Hill, TN 37174

RESOLUTION 16-62

**RESOLUTION TO APPROVE A SPECIAL EVENTS PERMIT FOR THE
PAY IT FORWARD FESTIVAL**

WHEREAS, Title 16, Chapter 3, of the Spring Hill Municipal code requires a permit for special events held in the city; and

WHEREAS, representatives of the Pay it Forward Festival have made application to the Spring Hill Board of Mayor and Aldermen; and

WHEREAS, the City of Spring Hill staff recommends approval.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF MAYOR AND ALDERMEN OF THE CITY OF SPRING HILL, TENNESSEE, approves a Special Event Application and authorizes staff to issue a permit for the Pay it Forward Festival to be held on June 25, 2016.

Passed and adopted this 20th day of June, 2016.

Rick Graham, Mayor

ATTEST:

April Goad, City Recorder

LEGAL FORM APPROVED:

Patrick Carter, City Attorney

CITY OF SPRING HILL
Special Events Application
Checklist

Event: Pay It Forward Festival

Date of Event: 25-Jun-16

Application Completed:

X

Certificate of Insurance

X

Street Closure Permit

N/A

Business License Verified

N/A

Beer Permit Requested

N/A

Permit Review Fee Paid

N/A

Approved

Denied

DATE: _____



CITY OF SPRING HILL SPECIAL EVENT APPLICATION

PERMIT # _____

Application Date: 5-2-16

Event Date: 6-25-16

Street Closure Required: Yes / No

IF yes, *Street Closure Permit* must be attached.

FEES REQUIRED:

Permit Review Fee: \$20.00

Deposit/Bond Required - *Determined by City Administrator:*
Amount: \$ _____

EVENT DETAILS:

NAME OF EVENT: General Motors Spring Hill Pay It Forward Festival

Applicant/Organization: HAZEL NIEVES

* *Organization shall provide Certificate of Insurance, no less than \$250,000.* Copy Attached: _____

** *Provide copy of business license.* Copy Attached: _____

Representative Name & Contact Information: PH# 931-451-7926 EMAIL Shpayitforwardfestival@gmail.com
2524 Depot St Spring Hill TN 37174
(Street) (City) (State) (Zip)

Event Location: TN Children's Home, Spring Hill

Time event will begin: 10AM Time event will end: 5pm

Time & place event will: assemble TN Children's Home Disassemble: SAME

Upon signing this application, the applicants shall agree to assume the defense of and indemnify and save harmless the city, its aldermen, boards, commissions, officers, employees and agents, from all suits, actions, damages or claims to which the city may be subjected of any kind or nature whatsoever resulting from, caused by, arising out of or as a consequence of special event and the activities permitted in connection therewith.

HAZEL NIEVES
Print Name of Event Applicant

Hazel Nieves
Signature

Notes/Instructions	
CITY ADMINISTRATOR APPROVAL	DATE
PERMIT ISSUED	DATE



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
05/20/16

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER LANDERS INSURANCE AGENCY LLC 514A North Garden Street Columbia, TN 38401	CONTACT NAME: Judy Singleton PHONE (A/C No. Ext): (931)380-2003 E-MAIL ADDRESS: judy@hlandersagency.com	FAX (A/C No.): (931)490-9452
	INSURER(S) AFFORDING COVERAGE	
INSURED Spring Hill Pay It Forward Festival 2524 Depot Street Spring Hill, TN 37174	INSURER A: Illinois Union Insurance Company	NAIC #
	INSURER B:	
	INSURER C:	
	INSURER D:	
	INSURER E:	
	INSURER F:	

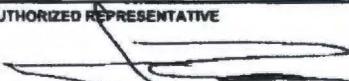
COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GENL AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PROJECT <input type="checkbox"/> LOC OTHER:	A		SEVTND391305924	06/25/16	06/27/16	EACH OCCURRENCE	\$ 1,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence)	\$ 100,000
							MED EXP (Any one person)	\$ 1,000
							PERSONAL & ADV INJURY	\$ 1,000,000
							GENERAL AGGREGATE	\$ 2,000,000
							PRODUCTS - COMPIOP AGG	\$
								\$
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS						COMBINED SINGLE LIMIT (Ea accident)	\$
							BODILY INJURY (Per person)	\$
							BODILY INJURY (Per accident)	\$
							PROPERTY DAMAGE (Per accident)	\$
								\$
	UMBRELLA LIAB <input type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTION \$						EACH OCCURRENCE	\$
							AGGREGATE	\$
								\$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below		Y/N	N/A			PER STATUTE	OTH-ER
							E.L. EACH ACCIDENT	\$
							E.L. DISEASE - EA EMPLOYEE	\$
							E.L. DISEASE - POLICY LIMIT	\$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

According to the terms and conditions of the policy. Event-Spring Hill Pay It Forward Festival, 804 Branham Hughes Blvd., Spring Hill, TN, Tennessee Children's Home. Tennessee Children's Home is named as additional insured regarding Liability.

CERTIFICATE HOLDER Tennessee Children's Home 804 Branham Hughes Blvd. Spring Hill, TN 37174	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE 
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RESOLUTION 16-63

A RESOLUTION TO APPOINT A MEMBER TO THE LIBRARY BOARD OF TRUSTEES OF THE CITY OF SPRING HILL

WHEREAS, there is a vacant position on the Spring Hill Library Board of Trustees; and

WHEREAS, the vacant position was advertised and applications were received;

NOW, THEREFORE, BE IT RESOLVED, by the Board of Mayor and Aldermen of the City of Spring Hill, Tennessee that following applicant shall be appointed to the Library Board of Trustees:

Name & Address

Expiration of Term

August 31, 2016

Passed and adopted by the Spring Hill Board of Mayor and Aldermen this 20th day of June 2016.

Rick Graham, Mayor

ATTEST:

April Goad, City Recorder

LEGAL FORM APPROVED:

Patrick Carter, City Attorney



**City of Spring Hill
Library Board of Trustees Application**

Please return completed form to:
Spring Hill City Hall
Attention: Victor Lay, City Administrator
P.O. Box 789, 199 Town Center Parkway
Spring Hill, TN 37174



Today's Date: _____

Last Name: Adkins First Name Gail

Daytime Phone: 931-982-0300 Evening Phone: Same Cell Phone: Same

Address: 4007 Sequoia Trail City: Spring Hill State: TN Zip: 37174

How long have you lived in this area: 9 yrs Employer: Retired

Occupation: Librarian - retired Years in Occupation: 20+ Title: Asst. Director

The Spring Hill Library Board of Trustees meet on the 3rd Tuesday of odd numbered months at 6:00 p.m.
 Are you available to meet at this time? Yes: No: _____

The term for this appointment is for a three year term, or the remaining term of a vacated position. Are you able to commit to serving the full term? Yes: No: _____

Are you able to consistently contribute additional time to committee meetings and Library-related or Board-hosted events? Yes: No: _____

Are you a Library cardholder? Yes: No: _____

Please list any past or present affiliations with other Boards, community groups, civic involvement, professional organizations, advocacy or volunteer groups you have been affiliations?

Organization	Dates of involvement
<u>American Library Association</u>	<u>1992-2016</u>
<u>Tennessee Library Association</u>	<u>2009-2016</u>
<u>Friends of the Library</u>	<u>Various libraries 1984-2016</u>
<u>General Federation of Women's Clubs</u>	<u>2010-2016</u>
<u>Red Cross</u>	<u>1997-2005</u>

A diverse Board with a variety of interests and skills provides a broad base of knowledge for decision-making. What training, experience, or special skills would you bring to the Library Board to assist in planning, policy, legal, legislative, or financial decisions?

I have worked at this library for 8.5 years in a managerial position. I have intimate knowledge of the policies, procedures, financial workings, and ^{I have} general background knowledge of this library in particular.

Why do you wish to serve on the Library Board?

I am retiring, but I want to continue to be involved in making the Spring Library the very best it can be.

If appointed to the Library Board, what would you like to see accomplished during your term?

I want to see the building of the new library finally accomplished.

What do you think the Library's most important roles are for the community?

The library is the community meeting place - a place to meet attend programs, have free access to technology & of course, to check out free items. What are some problems and challenges facing libraries? Lack of funding, the need for additional space & personnel, keeping up with technology...

References: Please list individuals qualified to comment on your capabilities:

Name	Address	Phone No.
Helen Bivins	2002 Silverton Circle, S.H., TN	931-548-9957
Rick Graham	3023 Harrah Dr., S.H., TN	931-486-2252 x 216
Blair Morgan	5318 Main St, P.O. Box 88, S.H., TN	615-300-6595

I certify that I understand the responsibilities of the Spring Hill Library Board of Trustees, and wish to be considered for the position of Trustee.

Signature

Date

RESOLUTION 16-64

A RESOLUTION OF THE CITY OF SPRING HILL, TENNESSEE, APPROVING A PROJECT AGREEMENT FOR PROJECT CYCLOPS AND AUTHORIZING THE INDUSTRIAL DEVELOPMENT BOARD OF MAURY COUNTY, TENNESSEE, TO NEGOTIATE AND ACCEPT PAYMENTS IN LIEU OF AD VALOREM TAXES AS SET FORTH IN A PROJECT AGREEMENT

WHEREAS, The Industrial Development Board of Maury County, Tennessee (the "Issuer") is authorized under the provisions of Chapter 53, Title 7, of Tennessee Code Annotated, as amended from time to time (the "Act"), to issue, sell, and deliver revenue bonds and revenue notes, and to use the proceeds therefrom for, among other things, the purpose of financing, acquiring, improving, constructing, equipping, owning, leasing, and disposing of properties in order to promote industry, trade, commerce, tourism and recreation, and thereby maintain and increase employment opportunities and further the use of natural resources in the State of Tennessee, by inducing manufacturing, industrial, governmental, educational, financial, service, commercial, and recreational enterprises to locate in or remain in the State of Tennessee; and

WHEREAS, in order to implement the public purposes enumerated in the Act and in furtherance thereof to induce SPRING HILL 56 BUILDING II, LLC, or its assignee (the "Applicant"), to expand its manufacturing facility located at 715 Beechcroft Road in the City of Spring Hill, Tennessee (the "City"), the land and building for which (the "Facility"), having been acquired by the Issuer and leased to the Applicant pursuant to a certain Facility Lease Agreement, dated as of November 19, 2014 (the "Facility Lease"), which Facility the Applicant subleased to Comprehensive Logistics Co., Inc., an Ohio corporation; and

WHEREAS, the Applicant desires to expand the Facility by adding approximately 102,060 square feet of space (the "Expansion"), at a cost of approximately \$7,200,000.00, which expansion would be subleased to the company that will be the tenant and manufacturing operator of Project Cyclops ("Company"), and the Issuer desires to induce the Company to sublease the Expansion and equip the Expansion with the equipment that the Company finds to be necessary or desirable for its operations at the Expansion (the "Equipment"); and

WHEREAS, the construction, acquisition, owning, and leasing of which by the Issuer is expected to maintain or increase employment in the area, the Issuer has offered to issue its revenue notes, under and pursuant to the provisions of the Act and to use the proceeds therefrom to provide for the payment of the cost of acquiring and constructing the Project and the leasing of the Project to the Company, in order to effectuate a payment in lieu of tax incentive pursuant to the terms and conditions set forth in a proposed Project Agreement (the "Project Agreement"), which has been submitted to the Spring Hill Board of Mayor and Alderman, and is incorporated herein by this reference; and

WHEREAS, the Issuer would acquire and own the Equipment, which would be leased by the Issuer to the pursuant to a certain Equipment Lease Agreement (as amended or supplemented from time to time, the "Equipment Lease"), with the Expansion and Equipment (collectively, the "Project"), to be used for the Company's operations; and

WHEREAS, the Spring Hill Board of Mayor and Alderman desires to confirm its approval of the Project Agreement attached hereto as **Exhibit A**, and incorporated herein by

reference, to be entered into by and among the Applicant and the Issuer, and the economic incentives therein set forth.

NOW THEREFORE, BE IT RESOLVED by the Spring Hill Board of Mayor and Alderman, as follows:

1. That, pursuant to T.C.A. Section 7-53-305(b), the Spring Hill Board of Mayor and Alderman, hereby affirms the delegation to the Issuer of authority to negotiate and accept from the corporation's lessees payments in lieu of ad valorem taxes, and finds that such authorization is deemed to be in furtherance of the Issuer's public purposes as defined in the Act; and

2. The form, content, and provisions of the Project Agreement are hereby approved.

3. The Mayor, the City Manager and all departments and agencies of the City of Spring Hill, Tennessee, are hereby authorized and directed to take such further actions as are deemed necessary or advisable to carry out the intent and purposes of the Project Agreement and this Resolution.

Adopted this 20th day of June, 2016.

Rick Graham, Mayor

ATTEST:

April Goad, City Recorder

Exhibit A
Project Agreement

(See attached)

**PROJECT AGREEMENT
(CYCLOPS)**

This **PROJECT AGREEMENT** (the “Agreement”), dated as of the 16th day of March, 2016, made and executed by and between **THE INDUSTRIAL DEVELOPMENT BOARD OF MAURY COUNTY, TENNESSEE** (the “Issuer”), a public, nonprofit corporation organized and existing under the laws of the State of Tennessee; and **SPRING HILL 56 BUILDING II, LLC**, or its assignee (the “Applicant”):

W I T N E S S E T H:

For and in consideration of the mutual covenants and undertakings set forth herein, and other good and valuable consideration, the receipt of which is hereby acknowledged, the parties hereto do hereby agree as follows:

1. Recitation of Facts. As a means of setting forth the matters of mutual inducement which have resulted in the making and execution of this Agreement, the following statements of fact are hereby recited:

(a) The Issuer is authorized by the provisions of Chapter 53, Title 7, Tennessee Code Annotated, as amended (the “Act”), to issue, sell, and deliver revenue notes and revenue bonds, and to use the proceeds therefrom for, among other things, the purpose of financing, acquiring, improving, constructing, equipping, reconstructing, furnishing, bettering, extending, owning, leasing, and disposing of properties in order to maintain and increase employment opportunities in the State of Tennessee, by inducing manufacturing, industrial, governmental, educational, financial, service, commercial, and recreational enterprises to locate, or remain, in the State of Tennessee;

(b) The Applicant was provided a tax abatement incentive for its land and building (the “Facility”), located at 715 Beechcroft Road in the City of Spring Hill, Tennessee (the “City”), that the Issuer acquired and leased to the Applicant pursuant to a certain Facility Lease Agreement, dated as of November 19, 2014 (the “Facility Lease”), which Facility the Applicant subleased to Comprehensive Logistics Co., Inc., an Ohio corporation.

(c) The Applicant desires to expand the Facility by adding approximately 102,060 square feet of space (the “Expansion”), at a cost of approximately \$7,200,000, which expansion would be subleased to the company that will be the tenant and manufacturing operator of Project Cyclops (“Company”), and the Issuer desires to induce the Company to lease the Expansion and equip the Expansion with the equipment that the Company finds to be necessary or desirable for its operations at the Expansion (the “Equipment”).

(d) The Issuer would acquire and own the Equipment, which would be leased by the Issuer to the Applicant pursuant to a certain Equipment Lease Agreement (as amended or supplemented from time to time, the “Equipment Lease”), with the Expansion and Equipment (collectively, the “Project”), to be used for the Company’s operations;

(e) It is estimated by the Company that undertaking the Project will enable the Company to employ approximately 200 full time equivalent persons over the first five years of operations, including salaried and direct and indirect hourly people at the Project;

(f) The Applicant has advised the Issuer that the plans of the Applicant to provide the Project are dependent upon certain assistance which the Issuer can provide, such assistance being more fully specified in Section 2 hereof;

(g) The Issuer has duly considered the nature of the Project and is of the opinion that the assistance specified in Section 2 hereof will develop trade and commerce in and adjacent to the City of Spring Hill, Tennessee; will induce Applicant and the Company to provide the Project; will serve to substantially maintain or increase employment opportunities in the City of Spring Hill, Tennessee, thereby alleviating conditions of unemployment; will contribute to the general welfare; and will, therefore, be in furtherance of the public purposes for which the Issuer was created; and

(h) The Issuer has, therefore, determined that the issuance, sale, and delivery of the Note, as such term is hereinafter defined, as and for the purposes described in paragraph (a) of Section 2 hereof, is necessary to implement the public purposes enumerated in the Act.

2. Undertakings on the Part of the Issuer. Subject to the provisions and limitations contained in the Act and in any and all other applicable statutes, laws, ordinances, and regulations, whether federal, state, local, or otherwise, the Issuer hereby agrees as follows:

(a) That it will authorize the issuance, sale, and delivery of its revenue note (the "Note"), in one or more series, in the aggregate principal amount of not exceeding Seven Million Two Hundred Thousand and No/100 Dollars (\$7,200,000.00), the proceeds of the sale thereof to be used for the purpose of paying the costs of the Expansion and other transaction costs related thereto. The Facility Lease shall be amended (the "Lease Amendment"), to reflect the undertaking of the Expansion and the increase of the Base Rent thereunder by the debt service under the Note, with the option of the Applicant to purchase the Facility to be modified to be for a nominal consideration upon the payment of both the Note and the currently outstanding "Industrial Development Revenue Note, Series A (CLI Project)," which note has been issued by the Issuer in the principal amount of Ten Million and No/100 Dollars (\$10,000,000.00), such Lease Amendment to contain such other provisions as are customary for similar lease amendments in the State of Tennessee, and as are mutually agreeable to the Issuer and the Applicant;

(b) That it will authorize the acquisition of the Equipment, which Equipment shall be leased by the Issuer to the Company pursuant to the Equipment Lease, which Equipment Lease shall contain an option enabling the Company to purchase such Equipment for a nominal consideration at any time,) and shall contain such other provisions as are customary for similar lease agreements in the State of Tennessee, and as are mutually agreeable to the Issuer and the Company;

(c) That it will adopt, in connection with the execution and performance of the Lease Amendment, such proceedings as may be necessary or desirable for the execution and delivery of an amendment (the "Tax Agreement Amendment"), to that certain Tax Agreement,

dated as of November 19, 2014 (the “Tax Agreement”), providing for the abatement of ad valorem tax payments for the Expansion to continue the same schedule as the tax abatement for the original Facility as follows:

<u>Applicable Year</u>	<u>Percentage of Applicable Ad Valorem Taxes:</u>
Effective Date through 2019	0%
2020	20%
2021	40%
2022 and thereafter	100%

(d) That it will adopt, in connection with the execution and performance of the Equipment Lease, such proceedings as may be necessary or desirable for the execution and delivery, on behalf of the Issuer, of a tax agreement (the “Company Tax Agreement”), providing for the abatement of ad valorem tax payments for the Equipment in an amount equal to the following schedule (it being understood that the equipment may be placed in operation in stages, and that the equipment lease term will be established and the abatement for the equipment will be staggered to enable the Applicant to obtain a full five year abatement for all of the equipment that is placed in operation on or before December 31, 2017).

<u>Applicable Year</u>	<u>Percentage of Applicable Ad Valorem Taxes:</u>
Effective Date until Operations Year 1	0%
Operations Year 1	0%
Operations Year 2	20%
Operations Year 3	40%
Operations Year 4	60%
Operations Year 5	80%
Operations Year 6 and thereafter	100%
Notwithstanding the foregoing, for all Equipment placed in service on or after January 1, 2018	100%

The term “Applicable Ad Valorem Taxes” means an amount equal to the full tax payment that would have been due and payable to the City of Spring Hill, Tennessee, and Maury County, Tennessee, if the Company had owned such property. “Operations Year” means the calendar year following the year in which a piece of Equipment was first placed in service at the Project. There shall be no tax abatement for Equipment first placed in service on or after January 1, 2018 (unless the Board grants a new incentive agreement as to that Equipment). The numerical qualifier after the term “Operations Year” indicates the number of the Operations Year following the year in which the applicable piece of Equipment was first placed in service at the Project. For example, for Equipment placed in service during calendar year 2016, Operations Year 1 is calendar year 2017 and Operations Year 2 is calendar year 2018. For Equipment placed in service during calendar year 2017, Operations Year 1 is calendar year 2018 and Operations Year 2 is calendar year 2019.

(e) That it will adopt, in connection with the issuance of the Notes, the Lease Agreement, the Tax Agreement Amendment, the Equipment Lease and the Company Tax Agreement, such proceedings as may be necessary or desirable for the execution and delivery, on behalf of the Issuer, of such other, further, or different documents as may be necessary or desirable to secure the obligation of the Issuer and to effectuate the assistance set forth in this Section 2, such other or further documents to contain such terms and provisions as may be mutually satisfactory to the Issuer and the Applicant;

(f) That it will perform such other or further acts and adopt such other or further proceedings as may be necessary or desirable to faithfully implement its undertakings hereunder; and

3. Undertakings on the Part of the Applicant. The Applicant hereby agrees, if it elects to undertake the Project, as follows:

(a) That the Applicant will authorize, execute, and deliver such other, further, or different documents as may be necessary or desirable to effectuate the assistance set forth in Section 2 hereof, such other or further documents to contain such terms and provisions as may be mutually satisfactory to the Issuer and the Applicant;

(b) That the Applicant will perform such other or further acts and adopt such other or further proceedings as may be necessary or desirable to faithfully implement the undertakings hereunder of the Applicant; and

(c) That the Applicant will pay all application fees, annual fees, reasonable legal fees, costs and other expenses of the Applicant and the Issuer in connection with this Agreement and any ancillary agreements thereto.

4. No Liability. Anything herein contained to the contrary notwithstanding, no commitment set forth herein of the Issuer shall result in the Issuer, being or becoming liable for the payment of the principal of, or the interest on, the Notes, or for the performance of any pledge, mortgage, obligation, or agreement of any kind whatsoever of the Issuer and none of the Notes, nor any of the agreements or obligations of the Issuer shall be construed to constitute an indebtedness of the Issuer, the City of Spring Hill, or Maury County, Tennessee, within the meaning of any constitutional or statutory provision whatsoever.

5. Mutual Agreements as to Terms of Documents. All commitments herein contained of the Issuer and of the Applicant are subject to the express condition that the Issuer and the Applicant agree upon mutually acceptable terms and conditions of all documents, including, but not limited to, the Notes, the Lease Amendment, the Tax Agreement Amendment, the Equipment Lease and the Company Tax Agreement, whose execution and delivery are contemplated by the provisions hereof.

6. Termination of Agreement. This Agreement, and all of the terms and provisions hereof, shall terminate and be of no further force and effect from and after the issuance, sale, and delivery of the Notes. Furthermore, if such Notes, for any reason whatsoever, have not been sold and delivered within two (2) years from the date hereof, unless extended by the Issuer, this Agreement, and all of the terms and provisions hereof (except as herein otherwise expressly

provided), shall become, at the option of any party hereto, void and of no further force and effect; provided, however, that upon such cancellation for any reason, the Applicant shall reimburse the Issuer, and its legal counsel, for any out-of-pocket or other expenses which the Issuer, or such legal counsel, may have incurred in connection with the financing herein contemplated, including proceedings preliminary thereto, and such obligation to pay such expenses shall survive any termination hereof.

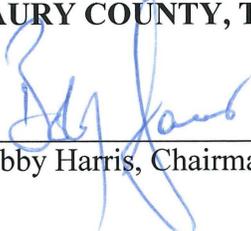
7. Execution of Agreement. This Agreement may be executed in several counterparts, each of which shall be an original and all of which shall constitute but one and the same instrument.

8. Successors and Assigns. This Agreement shall be binding upon the heirs, executors, successors and assigns, as applicable, of the parties hereto.

IN WITNESS WHEREOF, the parties hereto, each after due consideration and authorization, have executed this Agreement as of the day and date first above written.

ISSUER:

**THE INDUSTRIAL DEVELOPMENT BOARD
OF MAURY COUNTY, TENNESSEE**

By: 

Bobby Harris, Chairman

APPLICANT:

SPRING HILL 56 BUILDING II, LLC

By: NorthPoint Development, LLC, Manager

By: _____

Nathaniel Hagedorn, Manager

**Discussion of Floating Aerators
At the Wastewater Treatment Plant**

April Goad

From: April Goad
Sent: Friday, June 03, 2016 3:21 PM
To: April Goad
Subject: FW: BOMA Work Session Discussion Items

From: Victor Lay
Sent: Friday, June 03, 2016 2:45 PM
To: April Goad
Subject: BOMA Work Session Discussion Items

Floating Aerators

When the city removed the lagoons and old oxidation ditch from the sewer plant as part of the latest renovation/expansion, these aerators became surplus equipment. They are very large and bulky units and require cranes and truck to move. There are a total of 11 units (six 40 HP units and five 15 HP units). These units are approximately nine years old (we think). These units are VERY expensive if buying new but we have only been offered a pittance from a salvage / re-use perspective (\$8,500). We recently reached out to our neighbors to see if they had interest. Thompson's Station, Chapel Hill and Franklin have expressed varying degrees. My thought was if their residual value was so little would we be better off giving them to our neighbors versus accepting only \$8500 from a group that was going to clean and resale them.

Victor H. Lay, City Administrator
Office (931) 486 -2252 x215
Fax (931) 486 - 0516
199 Town Center Parkway
P.O. Box 789
Spring Hill, TN 37174



AFTERMARKET PROPOSAL # 41131

TO: SPRING HILL WWTP
3893 MAHLAN MOORE ROAD - P.O. BOX 789
SPRING HILL
TENNESSEE 37174
USA

PROJECT: SPRING HILL WWTP, TN
SPRING HILL
TN
USA-MUN

PROPOSAL DATE: April 27, 2016

ATN: TRAVIS MASSEY

CC:

If billing and/or shipping address is different, please advise.

Qty	Description	Unit Price	Total Price
Aqua Aerobic Systems offers to purchase the following equipment:			
5	15 HP Model CFSS "Endura Series" Aqua-Jet® Aerator. Float is fiber reinforced polyester skin (FRP), filled with closed cell polyurethane foam. Volute and intake cone are 304 stainless steel. Propeller is cast stainless steel. Diffusion head is epoxy coated monolithic casting of gray iron. Motor will be TEFC, 460 Volt, 3 Phase, 60 Hertz, 1800 RPM with 1.15 service factor and Class F nonhygroscopic insulation. Motor shaft is one-piece 17-4 PH stainless steel.	\$500.00	\$2,500.00
6	40 HP Model FSS Endura® Series Aqua-Jet® Aerator. Float is fiber reinforced polyester skin (FRP), filled with closed cell polyurethane foam. Volute and intake cone are 304 stainless steel. Propeller is cast stainless steel. Diffusion head is monolithic casting of 304 stainless steel. Motor will be TEFC, 460volt, 3 phase, 60 hertz, 1200 RPM with 1.15 Service Factor and Class F nonhygroscopic insulation. Motor shaft is one-piece 17-4 PH stainless steel.	\$1,000.00	\$6,000.00

Notes:

1. Aqua-Aerobic Systems will cover the cost of the freight back to our factory in Rockford, IL.
2. Aqua will supply the braces, skids, straps and associated hardware to prepare the equipment for shipment.
3. The customer agrees that they have clear title to the equipment they are offering to sell back to Aqua.
4. The customer will supply the necessary labor to load the equipment on to the truck supplied by Aqua-Aerobic Systems.
5. Aqua-Aerobic Systems will supply a boom truck or crane to load the units on truck for shipment.
6. The customer agrees to provide access to remove the equipment during normal business hours.
7. Removal of the equipment would be completed within 60 days of acceptance of our offer.
8. Payment to the customer will occur within 30 days of Aqua's receipt of the equipment at our factory.
9. Upon arrival at the jobsite, Aqua-Aerobic Systems will inspect the aerators to confirm that they are in saleable condition. Specifically, the floats will be inspected for holes and cracks. If damaged floats are found, the floats will be left at the jobsite and purchase price adjusted accordingly.

Pricing Summary:

Equipment and/or Accessories:	\$8,500.00
<hr/>	
Total Job Price:	\$8,500.00

Material and/or services not specifically listed in this proposal are not included in the quoted TOTAL JOB PRICE and are to be supplied by others.

Goods quoted above will be sold subject to the terms and conditions of sale set forth on the face hereof and the following pages entitled "Terms and Conditions of Aqua-Aerobic Systems, Inc. (A Metawater Company)": Any different or additional terms are hereby objected to.

TERMS AND CONDITIONS OF AQUA-AEROBIC SYSTEMS, INC.

Page 1 of 2

This offer and all of the goods and sales of Aqua-Aerobic Systems, Inc. are subject only to the following terms and conditions. The acceptance of any order resulting from this proposal is based on the express condition that the Buyer agrees to all the terms and conditions herein contained. Any terms and conditions in any order, which are in addition to or inconsistent with the following, shall not be binding upon Aqua-Aerobic Systems, Inc. This proposal and any contract resulting therefrom, shall be governed by and construed in accordance with the laws of the State of Illinois, without regard to conflicts of laws principles.

PAYMENT

Unless specifically stated otherwise, quoted terms are Net 30 Days from shipping date. Past-due charges are 1.5% per month and will apply only on any past-due balance. Aqua-Aerobic Systems, Inc. does not allow retainage of any invoice amount, unless authorized in writing by an authorized representative of our Loves Park, Illinois office.

DURATION OF QUOTATION

This proposal of Aqua-Aerobic Systems, Inc. shall in no event be effective more than 30 days from date thereof, unless specifically stated otherwise, and is subject to change at any time prior to acceptance.

SHIPMENT

Shipping dates are not a guarantee of a particular day of shipment and are approximate, being based upon present production information, and are subject to change per the production schedules existing at time of receipt of purchase order. Aqua-Aerobic Systems, Inc. shall not be responsible for any delay in shipment for causes beyond its control including, but not limited to, war, riots, strikes, labor trouble causing interruption of work, fires, other casualties, transportation delays, modification of order, any act of governmental authorities or acts of God. Quoted shipment dates in this proposal are approximate dates goods will be shipped and, unless agreed to in writing by Aqua-Aerobic Systems, Inc., Buyer may not postpone or delay the dates of shipment of goods from our plant or from our supplier's plants beyond the dates set forth in this proposal.

TITLE AND RISK OF LOSS

All prices and all shipments of goods are F.O.B. Aqua-Aerobic Systems, Inc.'s plant at Loves Park, Illinois unless specifically stated otherwise. Delivery of the goods sold hereunder to the carrier shall be deemed delivery to the Buyer, and upon such delivery, title to such goods and risk of loss or damage shall be upon Buyer.

TAXES

Prices quoted do not include any taxes, customs duties, or import fees. Buyer shall pay any and all use, sales, privilege or other tax or customs duties or import fees levied by any governmental authority with respect to the sale or transportation of any goods covered hereby. If Aqua-Aerobic Systems, Inc. is required by any taxing authority to collect or to pay any such tax, duty or fee, the Buyer shall be separately billed at such time for the amounts Aqua-Aerobic Systems, Inc. is required to pay.

INSURANCE

Unless the goods are sold on a CIF basis, the Buyer shall provide marine insurance for all risks, including war and general coverage.

SECURITY

If at any time the financial responsibility of the Buyer becomes unsatisfactory to Aqua-Aerobic Systems, Inc., or Aqua-Aerobic Systems, Inc. otherwise deems itself insecure as to receipt of full payment of the purchase price from Buyer hereunder, Aqua-Aerobic Systems, Inc. reserves the right to require payment in advance or security or guarantee satisfactory to Aqua-Aerobic Systems, Inc. of payment in full of the purchase price.

LIMITATION OF ACTION

No action shall be brought against Aqua-Aerobic Systems, Inc. for any breach of its contract of sale more than two years after the accrual of the cause of action thereof, and, in no event, unless the Buyer shall first have given written notice to Aqua-Aerobic Systems, Inc., of any claim of breach of contract within 30 days after the discovery thereof.

CANCELLATION CLAUSE

No acceptance of this proposal, by purchase order or otherwise, may be modified except by written consent of Aqua-Aerobic Systems, Inc. nor may it be cancelled except by prior payment to Aqua-Aerobic Systems, Inc. the following sums as liquidated damages therefor: 1) If cancellation is prior to commencement of production and prior to the assumption of any obligations by Aqua-Aerobic Systems, Inc. for any materials or component parts, a sum equal to 15% of the total purchase price; 2) If cancellation is after the commencement of production or after the assumption of any obligations by Aqua-Aerobic Systems, Inc. for any materials or component parts, a sum equal to the total of the direct, out-of-pocket expenses incurred to the date of cancellation for labor, machine time, materials and any charges made to us by suppliers for cancellation, plus 30% of the total purchase price. All charges and expenses shall be as determined by Aqua-Aerobic Systems, Inc. In the event any items are used by Aqua-Aerobic Systems, Inc. to fill a subsequent order, then upon receipt of payment for such order, Aqua-Aerobic Systems, Inc. shall pay the Buyer a sum equal to the direct out-of-pocket expenses previously charged and received from Buyer.

PROPRIETARY INFORMATION

This proposal, including all descriptive data, drawings, material, information and know-how disclosed by Aqua-Aerobic Systems, Inc. to Buyer in relation hereto is confidential information intended solely for the confidential use of Buyer, shall remain the property of Aqua-Aerobic Systems, Inc. and shall not be disclosed or otherwise used to the disadvantage or detriment of Aqua-Aerobic Systems, Inc. in any manner.

TERMS AND CONDITIONS OF AQUA-AEROBIC SYSTEMS, INC.

Page 2 of 2

QUALIFIED ACCEPTANCE AND INDEMNITY

In the event the acceptance of this proposal by Buyer either is contingent upon or subject to the approval by any third party such as, but not limited to, a consulting engineer, with respect to goods, parts, materials, descriptive data, drawings, calculations, or any other matter, then upon such approval by any third party, Aqua-Aerobic Systems, Inc. shall have no liability to Buyer or to any third party so long as the goods sold and delivered by Aqua-Aerobic Systems, Inc. conform to this proposal. In the event any such third party requires modifications in the proposal prior to the approval thereof, Aqua-Aerobic Systems, Inc. may at its sole option and without liability to any party elect to cancel this proposal or return the purchase order to Buyer. In the event Aqua-Aerobic Systems, Inc. elects to modify this proposal to conform to the requirements for approval by any third party, Aqua-Aerobic Systems, Inc. in such event shall have no liability to Buyer or to any third party so long as the goods sold and delivered by Aqua-Aerobic Systems, Inc. conform to this proposal as modified.

Buyer agrees to indemnify and save harmless Aqua-Aerobic Systems, Inc. from and against all costs and expenses and liability of any kind whatsoever arising out of or in connection with claims by third parties so long as the goods sold hereunder conform to the requirements of this proposal as approved by any third party.

WARRANTY; LIMITATION OF LIABILITY; AND DISCLAIMER

In return for purchase and full payment for Aqua-Aerobic Systems, Inc. goods, we warrant new goods provided by us to be free from defects in materials and workmanship under normal conditions and use for a period of one year from the date the goods are put into service, or eighteen months from date of shipment (whichever first occurs). If the goods include an "Endura Series" motor, the complete Endura Series unit shall be warranted by Aqua to be free from defects in materials and workmanship under normal conditions and use for three years from the date the product is put into service or 42 months from the date of shipment (whichever occurs first).

OUR OBLIGATION UNDER THIS WARRANTY IS EXPRESSLY AND EXCLUSIVELY LIMITED to replacing or repairing (at our factory at Loves Park, Illinois) any part or parts returned to our factory with transportation charges prepaid, and which our examination shall show to have been defective. Prior to return of any goods or its parts to our factory, Buyer shall notify Aqua-Aerobic Systems, Inc. of claimed defect, and Aqua-Aerobic Systems, Inc. shall have the privilege of examining the goods at Buyer's place of business at or where the goods have otherwise been placed in service. In the event this examination discloses no defect, Buyer shall have no authority to return the goods or parts to our factory for the further examination or repair. All goods or parts shall be returned to Buyer, F.O.B. Loves Park, Illinois. This warranty shall not apply to any goods or part which has been repaired or altered outside our factory, or applied, operated or installed contrary to our instruction, or subjected to misuse, chemical attack/degradation, negligence or accident. This warranty and any warranty and guaranty of process or performance shall no longer be applicable or valid if any product, including any software program, supplied by Aqua-Aerobic Systems, Inc., is modified or altered without the written approval of Aqua-Aerobic Systems, Inc. Our warranty on accessories and component parts not manufactured by us is expressly limited to that of the manufacturer thereof.

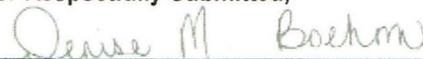
THE FOREGOING WARRANTY IS MADE IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, AND OF ALL OTHER LIABILITIES AND OBLIGATIONS ON OUR PART, INCLUDING ANY LIABILITY FOR NEGLIGENCE, STRICT LIABILITY, OR OTHERWISE; AND ANY IMPLIED WARRANTY OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE IS EXPRESSLY DISCLAIMED; AND WE EXPRESSLY DENY THE RIGHT OF ANY OTHER PERSON TO INCUR OR ASSUME FOR US ANY OTHER LIABILITY IN CONNECTION WITH THE SALE OF ANY GOODS PROVIDED BY US. THERE ARE NO WARRANTIES OR GUARANTEES OF PERFORMANCE UNLESS SPECIFICALLY STATED OTHERWISE.

UNDER NO CIRCUMSTANCES, INCLUDING ANY CLAIM OF NEGLIGENCE, STRICT LIABILITY, OR OTHERWISE, SHALL AQUA-AEROBIC SYSTEMS, INC. BE LIABLE FOR ANY INCIDENTAL OR CONSEQUENTIAL DAMAGES, COSTS OF CONNECTING, DISCONNECTING, OR ANY LOSS OR DAMAGE RESULTING FROM A DEFECT IN THE GOODS. LIMIT OF LIABILITY: AQUA-AEROBIC SYSTEMS, INC.'S TOTAL LIABILITY UNDER THE ABOVE WARRANTY IS LIMITED TO THE REPAIR OR REPLACEMENT OF ANY DEFECTIVE PART. THE REMEDIES SET FORTH HEREIN ARE EXCLUSIVE, AND OUR LIABILITY WITH RESPECT TO ANY CONTRACT OR SALE, OR ANYTHING DONE IN CONNECTION THEREWITH, WHETHER IN CONTRACT, IN TORT, UNDER ANY WARRANTY, OR OTHERWISE, SHALL NOT, IN ANY CASE, EXCEED THE PRICE OF THE GOODS UPON WHICH SUCH LIABILITY IS BASED.

Final acceptance of this proposal must be given to Aqua-Aerobic Systems, Inc. at their office in Loves Park, Illinois. Please acknowledge acceptance by signing the proposal and returning it to Aqua-Aerobic Systems, Inc.

Accepted by: _____

Offer Respectfully Submitted,



Denise Boehm, Aftermarket Sales Representative
Aqua-Aerobic Systems, Inc.

By: _____ Date: _____

DISCUSSION OF BONDS
SPRING HILL PLACE
SECTIONS 7 AND 9

SUBJECT: Discussion to call Spring Hill Place Sections 7 and 9 bonds

DATE: June 1, 2016

ATTENTION: Board of Mayor and Aldermen

STAFF: Thomas S. Wolf, City Engineer

TSW



STAFF MEMORANDUM

The purpose of this memo is to provide information regarding a request from attorney, Huntly Gordon, who has been retained by the residents of Spring Hill Place, to call the maintenance bonds for Spring Hill Place Sections 7 and 9 to lay final topping.

Background:

The City was notified the first of May by Fifth Third Bank that the letters of credits for Spring Hill Place Sections 7 and 9 would not be renewed past the current expiry date of August 17, 2016. An email was sent to Taylor Spadafora with Spring Hill Land Partners, L.P. (the developer on file) and asked him to renew the bonds as the City was not in agreement to release the bonds. Sections 6, 7 and 9 are not final topped; however, each section is over 80% built out.

Mr. Gordon has asked the City on behalf of the residents to call the bonds to pave these sections. This recommendation is on the June Planning Commission agenda to approve. Mr. Spadafora was contacted by voice mail on May 13th to advise him of this and encouraged to attend. The City received a letter from him on Monday afternoon, May 16th (see attached). In his letter, he states his obligation to Spring Hill Place ended on May 25, 2015 and responsibility was transferred to the Lutzak Trust. However, the bonds are set as auto-renewals so the bank renewed the letters of credit under Spring Hill Land Partners, L.P.. Our files indicate this as well.

Under the City's current paving contract, the cost to pave all three sections is \$129,500 (Section 6 - \$49,000; Section 7 - \$43,750; Section 9 - \$36,750). The letter of credit for Section 6 has expired. The letter of credit for Section 7 is \$18,022. The letter of credit for Section 9 is \$31,250. Mr. Spadafora also states in his letter that the Lutzak Trust received 90% of all lot sales proceeds and should have \$60,000 in escrow specifically for paving. Patrick Carter is working with the attorney for Lutzak Trust to determine if this is still being held.

Missy Stahl

From: Missy Stahl
Sent: Friday, May 06, 2016 9:45 AM
To: 'reaco@netscape.com'
Cc: Tom Wolf; Chris Saxe
Subject: FW: Spring Hill Place - Sect 7 and 9

Good Morning,

We have received two notices from Fifth Third Bank regarding the letter of credits you have as bond documents for Spring Hill Place Sections 7 and 9. The notices state the LOCs will not be renewed beyond the current expiry date of August 17, 2016. However our assistant superintendent of Public Works has identified several issues that will need to be completed before we can release the bonds (see below).

Please contact your bank to ask for the LOCs to be renewed and mailed to my attention at the address below.

Thank you,
Missy Stahl

Missy Stahl, CMFO
Project Management
P.O. Box 789
Spring Hill, TN 37174
931.486.2252 ext 202
931.486.0516 (fax)
www.springhilltn.org

From: Chris Saxe
Sent: Thursday, May 05, 2016 9:40 AM
To: Missy Stahl <mstahl@springhilltn.org>
Cc: Tom Wolf <twolf@springhilltn.org>
Subject: RE: Spring Hill Place - Sect 7 and 9

Good Morning,

Here are the issues that I observed at the above listed subdivision.

- Listed sections have not been topped and there are areas of failing binder course that will need to be addressed.
- Signage is not to required standards.
- Damaged curb at various locations.
- Incomplete sidewalk installation at various locations.

Should you have any questions or concerns, please do not hesitate to contact me.

Sincerely,

Christian Saxe

Assistant Superintendent of Public Works
The City of Spring Hill, TN
931/486-2252 Ext. 484

Missy Stahl

From: reaco@netscape.com
Sent: Monday, May 23, 2016 1:25 PM
To: Missy Stahl
Cc: Tom Wolf; Chris Saxe
Subject: Letter of Credit Status
Attachments: locstatus.docx

Please see the attached.

Taylor K. Spadafora

Netscape. Just the Net You Need.

May 23, 2016

Spring Hill Place Land Partners L.P , or REAC, LLC its general partner, Phoenix American Land Developers (Substitute Developer) for Spring Hill Place Land Partners,, or Condor Investment, LLC its general partner have and did not apply for, became a signatory to, act as a guaranty on, or authorize the issuance of any letter of credit, in their respective or joint names, to the City of Spring Hill Tennessee with an effective renewal or new commencement date starting subsequent to May 25, 2015.

In accordance with the Agreement between Spring Hill Place Land Partner, L.P. and the Lutzak Trust after the date of May 25, 2015 Spring Hill Place Land Partners, L.P. ceased to have any rights or obligations to act as "Developer" for Spring Hill Place development, which provision of the Agreement was concurred with through the judicial decree issued by the Chancery Court of Williamson County, Tennessee, such rights and obligations presumably became extinct or were transferred and assumed by the Trust.

In any case, I am certain that I made no application for or signed documents extending or renewing any letter(s) of credit for the benefit of the City of Spring Hill expiring in August of 2015. Any such letter(s) of credit so issued would have been without my concurrence or knowledge or, in fact within the authority of the respective entities after May 25, 2015.

Further, sine 2010 Spring Hill Place Land Partners, L.P. or any related entities have never been the guarantor on any letters of credit to the City of Spring Hill, Tennessee. Since that date, the Agreement between Spring Hill Place Land Partner, L.P. and the Lutzak Trust provided that Spring Hill Place Land Partners, L.P. would apply, to a bank chosen by the Trust, for any required letter(s) of credit and the Trust was obligated to act as guarantor, which in fact is documented by the recorded details of the letters of credit which expired in August of 2010, 2011, 2012, 2013, 2014 and 2015.

I cannot speak to the facts of the existence or circumstances concerning any current letter(s) of credit. I have no knowledge of nor was I involved, nor did I have the authority to be involved in the origination of any extension, renewal or replacement of those letters of credit which expired in August of 2015.

Three points in summary 1) the Guarantor on the letters of credit with which I was involved as an applicant was the Trust. So on that issue you need to contact the Trust. I was not involved in the renewal or extension of any letter which expired last August 2015. If one of my entities was used illegally you had best address that issue. 2) under the Agreement, in addition to be responsible for providing the guaranty for the letters of credit the Trust also had the responsibility to fund all the reaming infrastructure improvements required by the City of Spring Hill to finish the Development, and 3) the Trust received 90% of all the lot sales proceeds and the remaining unsold lots were transferred to the Trust; and in addition, you may wish to verify the fact that the Trust holds \$60,000 of funds escrowed from lot sales and given to the Trust by SHPLP specifically for street paving.

Taylor K. Spadafora



APRIL 29, 2016

CITY OF SPRING HILL, TENNESSEE
199 TOWN CENTER PARKWAY
SPRING HILL, TN 37174
ATTN: BEAU HERRING

RE: OUR LETTER OF CREDIT NO. S500539
IN THE AMOUNT OF 18,022.00 USD

TO WHOM IT MAY CONCERN,

AS PER LETTER OF CREDIT TERMS, PLEASE CONSIDER THIS LETTER AS OUR
NOTIFICATION THAT WE DO NOT INTEND TO EXTEND THE ABOVE REFERENCED
LETTER OF CREDIT BEYOND THE CURRENT EXPIRY DATE OF AUGUST 17,
2016.

AT THAT TIME, THE LETTER OF CREDIT WILL EXPIRE AND
OUR LIABILITY WILL CEASE.

IF YOU HAVE ANY QUESTIONS, DO NOT HESITATE TO CONTACT US.

REGARDS,



FIFTH THIRD BANK
TRADE SERVICES
PHONE: 800-662-3914

CC:
SPRING HILL PLACE LAND PARTNERS,
LIMITED PARTNERSHIP
810 CURTISWOOD LANE
NASHVILLE, TN 37204



APRIL 29, 2016

CITY OF SPRING HILL, TENNESSEE
199 TOWN CENTER PARKWAY
SPRING HILL, TN 37174
ATTN: BEAU HERRING

RE: OUR LETTER OF CREDIT NO. S500541
IN THE AMOUNT OF 31,250.00 USD

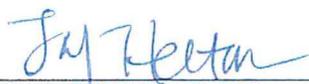
TO WHOM IT MAY CONCERN,

AS PER LETTER OF CREDIT TERMS, PLEASE CONSIDER THIS LETTER AS OUR NOTIFICATION THAT WE DO NOT INTEND TO EXTEND THE ABOVE REFERENCED LETTER OF CREDIT BEYOND THE CURRENT EXPIRY DATE OF AUGUST 17, 2016.

AT THAT TIME, THE LETTER OF CREDIT WILL EXPIRE AND OUR LIABILITY WILL CEASE.

IF YOU HAVE ANY QUESTIONS, DO NOT HESITATE TO CONTACT US.

REGARDS,



FIFTH THIRD BANK
TRADE SERVICES
PHONE: 800-662-3914

CC:
SPRING HILL PLACE LAND PARTNERS,
LIMITED PARTNERSHIP
810 CURTISWOOD LANE
NASHVILLE, TN 37204



HUNTLY GORDON
A PROFESSIONAL LIMITED LIABILITY CORPORATION
ATTORNEY AT LAW

May 16, 2016

Missy Stahl, CMFO - Project Management
City of Spring Hill
Post Office Box 789
Spring Hill, TN 37174

Re: Spring Hill Place
Section 6, Plat Book P42, Page 74 Register's Office of Williamson County
Section 7, Plat Book P45, Page 34 Register's Office of Williamson County
Section 9, Plat Book P51, Page 147 Register's Office of Williamson County

Dear Ms. Stahl:

As we discussed, my client, Spring Hill Place Homeowners Association, Inc. by and through its Board of Directors has instructed me to pursue pavement of the unfinished roadways in the aforementioned sections of the neighborhood. It is our understanding that the City of Spring Hill requires final topcoat paving of subdivision sections once they are over eighty percent (80%) complete.

Section Six (6) contains thirty-seven (37) lots and all lots are built upon except lots 183, 184 and 185 making it over the requisite paving threshold. Please find attached the recorded plat of this section and provide for the top coating to be timely installed.

Section Seven (7) contains twenty-nine (29) lots and all lots are built upon except lots 149, 154, 163, 174 and 181 making it over the requisite paving threshold. Please find attached the recorded plat of this section and provide for the top coating to be timely installed.

Section Nine (9) contains twenty-eight (28) lots and all lots are built upon except lots 225, 229 and 230 making it over the requisite paving threshold. Please find attached the recorded plat of this section and provide for the top coating to be timely installed.

The residents of Spring Hill Place neighborhood have been awaiting the final pavement of these sections for several years and are requesting the City of Spring Hill intervene on its behalf to complete these public street improvements for the public safety and welfare of its citizens.

POST OFFICE BOX 461 • THOMPSON'S STATION, TENNESSEE 37179



Page 2
MAY 16, 2016

If you need additional information or would like to discuss this matter further please telephone the number below or email huntly@huntlygordon.com . Thank you for your timely attention to this matter.

Cordially yours,

ELECTRONICALLY SIGNED

/S/ HUNTLY GORDON

HUNTLY GORDON
(615) 302-0100

Discussion of Walmart Bonds

**SPRING HILL
MUNICIPAL PLANNING COMMISSION
PUBLIC HEARING MINUTES
MONDAY, SEPTEMBER 12, 2011
5:27 P.M.**

Chairman Schwartz called the Public Hearing to order.

Members present were: Dick Vaughn; Jonathan Schwartz; and Mayor Dinwiddie. Members absent were: Jim Cichoracki and Jonathan Duda. Also present were: Tim Underwood; Jerome Dempsey; Brad Thompson; and Sue Glenn.

General Announcement – The procedural rules for public comment will be as follows: The items will be taken in order of the agenda. Audience members wishing to speak must be recognized by the Chairman and will have five minutes to address the Planning Commission. No rebuttal remarks are permitted.

Concerned Citizens: Matthew, 2003 Autumn Ridge Way, stated that he thinks the Copperstone Development is a good idea and is something every city should have.

Bruce McNeilage, 3008 Helfrich Court, stated he does not think we need an apartment complex.

Steve Kutchback, 3017 Burnley Court, spoke concerning the apartment complex. He thinks schools should be a strong consideration and that traffic will be an issue. He asked that the Planning Commission not move forward on this issue.

Nick Harris, 5004 Paddy Trace, asked that the Planning Commission do a traffic study.

Beverly Yurovak, 3002 Burnley Court, stated that she thinks the apartments would lower the value of her home.

Walker Cavalcanti, 1036 St. Hubbins Drive, stated that he has nothing against growth but wants the Planning Commission to take it seriously when making this decision.

Richard Yurovak, 3002 Burnley Court, stated that the apartment building does not fit in with his neighborhood.

Charlie Schoenbrodt, 2007 Spring Meadows Circle, explained that traffic is bad in the area where the apartments are proposed and not sure what they would do for the area.

Nancy Gregg, 2921 Stewart Campbell Point, stated that she thinks the Planning Commission should not be catering to the builder.

Item for Public Hearing

1. Consider rezone request of 12.12 acres from R-4 (Residential High Density) to R-5 (Residential Apartments). Parcel found on Williamson County Tax Map 167, Portion of Parcel 4.22. Copperstone East Preliminary Development Plan submitted as required.

Chairman Schwartz moved to adjourn the Public Hearing. Motion seconded by Mr. Vaughn. Public Hearing adjourned at 6:00 p.m.



Jonathan Schwartz, Chairman



Michael Dinwiddie, Secretary

**SPRING HILL
MUNICIPAL PLANNING COMMISSION
REGULAR MEETING MINUTES
MONDAY, SEPTEMBER 12, 2011
6:00 P.M.**

Chairman Schwartz called the meeting to order.

Members present were: Dick Vaughn; Jonathan Schwartz; and Mayor Dinwiddie. Members absent were: Jim Cichoracki and Jonathan Duda. Also present were: Tim Underwood; Jerome Dempsey; Brad Thompson; and Sue Glenn.

Consider approval of the August 8, 2011 Planning Commission meeting minutes. Mr. Vaughn moved to approve the minutes. Motion seconded by Mayor Dinwiddie. Minutes approved 3/0.

General Announcement – The procedural rules for public comment will be as follows: The items will be taken in order of the agenda. Audience members wishing to speak must be recognized by the Chairman and will have five minutes to address the Planning Commission. No rebuttal remarks are permitted.

Concerned Citizens: Matthew, 2003 Autumn Ridge Way, spoke about the Wal-Mart site plan. He thinks it will create more jobs and is going to help the city, but traffic will be a problem.

Lori Fisk, 1700 Witt Hill Drive, stated that she thinks we should not build an apartment complex if Wal-Mart is approved. She felt the citizens would never get out of their subdivision in that area.

Steve Kutchback, 3017 Burnley Court, spoke regarding the rezoning coupled with the Wal-Mart area. We will be looking at much more of a traffic flow and urged the Planning Commission to do a traffic study before moving forward.

Debbie Hoover, 1706 Dublin Court, asked the Commission to please vote against the location for Wal-Mart.

Tommy Dudley, Kedron Road, stated that the City needs all types of business.

Field, 1913 Amacher Drive, asked that they consider Wal-Mart for another location. He wants a wall between him and Wal-Mart.

Walker Cavalcanti, 1036 St. Hubbins Drive, stated that he felt Wal-Mart should not be put in around single family homes.

Charlie Schoenbrodt, 2007 Spring Meadows Circle, stated that where you have a community you are going to have traffic.

Bob, 1871 O'Reilly Circle, requested that the Planning Commission demand Wal-Mart put a screening of some type between the store and the Shannon Glen subdivision.

A citizen spoke regarding Wal-Mart. He asked that it be tabled so that it would get a 100% of the votes since not all members were present.

Eliot Mitchell, 2823 Tweed Place, stated that Item #5 does not meet city codes concerning the water shed and buffer zones. He stated that the developer had been told that he was grandfathered in, but there is not any grandfathered clause within the City Codes. He stated that the site plan should be brought up to codes before they approve the Final Plat.

Andrew Zirschky, 1749 Witt Way Drive, stated that he was representing the citizens for a better Spring Hill regarding Copperstone Development and Wal-Mart. He stated that the question is "how does the government and citizens regulate growth to the City."

Chairman Schwartz stated that he would like to pull Item #5 off of the Consent Agenda and put on Items to be considered.

Mr. Vaughn made a motion to approve the Agenda. Motion seconded by Mayor Dinwiddie. Motion passed 3/0.

CONSENT AGENDA

1. Consider P.C. Resolution 11-24 to reduce the existing Performance Bond for Royalton Woods Subdivision Section One. Final Plat recorded 12-28-06.
2. Consider P.C. Resolution 11-26 to release the existing Letter of Credit for Glenmont Subdivision. Final Plat recorded 2-2-07.
3. Consider Minor Subdivision Plat of B-4 zoned parcel to create 3 commercial parcels located at 3766 Jim Warren Road. Parcel found on Maury County Tax Map 27, Parcel 025.
4. Consider Minor Subdivision Plat of B-4 zoned parcel to create 2 commercial parcels located at 4646 Derryberry Lane, on the corner of Port Royal Road and Derryberry Lane. Parcel found on Maury County Tax Map 44, Parcel 028.01.
5. Consider Sketch Plan for Copperstone Residential Development. Plan subdivides 57.07 acres into 210 single family lots. Parcel found on Williamson County Tax map 167, portion of Parcel 4.22. Parcel zoned R-4.

Chairman Schwartz moved to approve the Consent Agenda. Motion seconded by Mr. Vaughn. Motion passed, 3/0.

ITEMS TO BE CONSIDERED

Item #1

Consider Final Plat of Cherry Grove Addition Phase Four, Section Two. Plan creates 13 residential lots on 4.33 acres.

Mayor Dinwiddie made a motion to approve. Motion seconded by Chairman Schwartz. Discussion: Jerome explained about the storm water buffer zone. He stated that this phase was approved prior to the City implementing the storm water quality buffer zone and that is where the term "grandfathered" comes in. The second item addressed was a permit for encroaching on the stream bank to install two storm water drainage pipes. He stated that they did meet with the developer on site and he did go ahead and show a storm water quality buffer zone on the plat even though they feel like they are not required to. Jerome stated that all of his concerns had been addressed and that the City Stormwater Coordinator is satisfied with what the developer has done. Motion passed, 3/0.

Item #2

Consider Site Plan for Wal-Mart Supercenter #3017-00 at 4959 Main Street.

Chairman Schwartz made a motion to approve. Motion seconded by Mr. Vaughn. Discussion: Chairman Schwartz stated that there were some items from last week that were not addressed and that they were provided a letter from the attorney and have three motions he would like to see attached to this item. Mr. Underwood explained the different issues: 1) Making a public easement through the development that would be available for public use. 2) A connection with Publix. 3) Improvements beside Walgreens for the turn lane. 4) Letters of credit. He stated that the letter received from the attorney would be attached to the minutes also.

Chairman Schwartz made a motion to amend to conditionally approve Item #1 stating that: 1) Wal-Mart will construct the 30' Public Access Easement Road as a part of the construction of the parking lot of the Wal-Mart retail store as shown on the attached "Exhibit A" to the point as described in the attached "Exhibit B". 2) Wal-Mart will complete construction as shown on attached "Exhibit C" to the north boundary and connection with the existing 30' access road on the Publix property within a commercially reasonable time after further easement rights are obtained or existing rights are enforced. 3) Wal-Mart will also establish an irrevocable Letter of Credit of \$22,000 the City may call in if construction is not completed by Wal-Mart. The letter of credit will expire on 6/30/2014 or within one year after the store opens, whichever occurs first. Amendment #1 passed, 3/0.

Amendment #2 – Wal-Mart will issue a letter of credit to the City of Spring Hill in the amount of \$65,000.00 to secure Wal-Mart's agreement to construct approximately 100' of right turn lane for a right turn lane on Main Street at Campbell Station once the City of Spring Hill obtains the necessary construction easement agreement from the owner of the Walgreen's property. The letter of credit will expire 6/30/2014 or within one year after the store opens, whichever occurs first. Motion passed, 3/0.

P. C. Minutes 9-12-11

Amendment #3 – At the closing of the purchase of the Wal-Mart property, Wal-Mart will cause to be recorded a public access easement agreement to be approved by the City of Spring Hill, whereby Wal-Mart agrees that the 30' Public Access Easement Road will remain open continually for public use for vehicular ingress and ingress from the Publix property, across the Wal-Mart property to the property located to the south of the Wal-Mart property, as shown on "Exhibit A". Motion passed 3/0.

Discussion: Jerome stated that there should be another amendment outlining improvements to Hwy 31 that Wal-Mart agreed to construct and is shown on their site plan. Mayor asked if these plans would have to be submitted to the State. Jerome stated that was correct but that staff has always had the opportunity to review it before it is sent to the State for review and approval. Amendment #4: Wal-Mart agrees to construct improvements to Highway 31 as shown on the site plan for review by the City prior to being submitted to TDOT. Furthermore, Wal-Mart is responsible for the timing, synchronization, and installation of the traffic signal. Amendment passed, 3/0.

Jerome stated that there is some stream location that they need to get proper approval on with TDEC and that also needs to be a condition of approval. Mayor Dinwiddie asked if that condition was necessary. Jerome responded that he would feel more comfortable if it was. Mayor Dinwiddie made a motion for amendment #5: Approval from TDEC. Motion passed, 3/0.

Mayor Dinwiddie asked if there had been any discussion on any type of wall to go behind Wal-Mart. He stated that Wal-Mart had agreed to put up a fence around the rear curb line of the Wal-Mart drive, on the west side of the curb line between the top back of the creek and the curb line itself. Mayor Dinwiddie made a motion to amend. Motion seconded by Mr. Vaughn. Amendment #6: Wal-Mart agrees to construct a 6ft black vinyl coated fence. Motion passed, 3/0.

Item #2 passed with amendments 1-6, 3/0.

Item #3

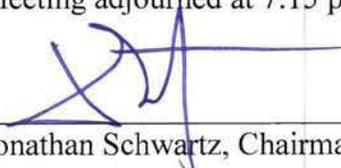
Consider rezone request of 12.12 acres from R-4 (Residential High Density) to R-5 (Residential Apartments). Parcel found on Williamson County Tax Map 167, Portion of Parcel 4.22. Copperstone East Preliminary Development Plan submitted as required.

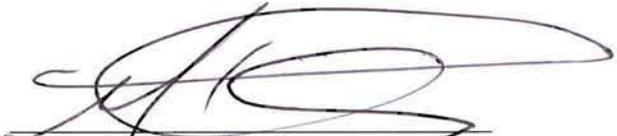
Chairman Schwartz moved to approve Item #3. Motion seconded by Mayor Dinwiddie.

Motion passed, 3/0 to recommend the rezone to the BOMA.

There were no concerned citizens.

Chairman Schwartz made a motion to adjourn the meeting. Motion seconded by Mayor Dinwiddie. Meeting adjourned at 7:15 p.m.


Jonathan Schwartz, Chairman


Michael Dinwiddie, Secretary

P. C. Minutes 9-12-11

Item 1 Walmart

1st Motion to amend Item 1 to conditionally approve

- Wal-Mart will construct the 30' Public Access Easement Road as a part of the construction of the parking lot of the Wal-Mart retail store as shown on the attached "Exhibit A" to the point as described in the attached "Exhibit B".
- Wal-Mart will complete construction as shown on attached "Exhibit C" to the north boundary and connecting with the existing 30' access road on the Publix property within a commercially reasonable time after further easement rights are obtained or existing rights are enforced.
- Wal-Mart will also establish an irrevocable Letter of Credit of \$22,000 the City may call in if construction is not completed by Wal-Mart.

The letter of credit will expire on 6/30/2014 or within one year after the store opens, whichever occurs first.

2nd Motion to amend Item 1 to conditionally approve

Wal-Mart will issue a letter of credit to the City of Spring Hill in the amount of \$65,000.00 to secure Wal-Mart's agreement to construct approximately 100' of right turn lane for a right turn lane on Main Street at Campbell Station once the City of Spring Hill obtains the necessary construction easement agreement from the owner of the Walgreen's property.

The letter of credit will expire on 6/30/2014 or within one year after the store opens, whichever occurs first.

3rd Motion to amend Item 1 to conditionally approve

At the closing of the purchase of the Wal-Mart property, Wal-Mart will cause to be recorded a public access easement agreement to be approved by the City of Spring Hill, whereby Wal-Mart agrees that the 30' Public Access Easement Road will remain open continually for public use for vehicular ingress and ingress from the Publix property, across the Wal-Mart property to the property located to the south of the Wal-Mart property, as shown on "Exhibit A".

4th Motion to amend Item 1 to conditionally approve

Wal-Mart agrees to construct improvements to Highway 31 as shown on the site plan for review by the city prior to being submitted to TDOT. Furthermore, Wal-Mart is responsible for the timing, synchronization, and installation of the traffic signal.

5th Motion to amend Item 1 to conditionally approve

Approval from TDEC

6th Motion to amend Item 1 to conditionally approve

Wal-Mart agrees to construct a 6ft black vinyl coated fence.



Lexington Financial Center
250 West Main Street, Suite 1600
Lexington, Kentucky 40507-1746
859.233.2012
Fax: 859.259.0649

Richard M. Hopgood
859-288-7439
rhopgood@wyattfirm.com

September 12, 2011

Mr. Timothy P. Underwood
Spring Hill City Attorney
City of Spring Hill Planning Commission
119 S. First Street
P.O. Box 458
Pulaski, TN 38478

Re: Wal-Mart Real Estate Business Trust

Dear Mr. Underwood:

As counsel for Wal-Mart Real Estate Business Trust ("Wal-Mart"), I have reviewed the proposed site plan for a proposed Wal-Mart Supercenter at 4959 Main Street, Spring Hill, Tennessee, and I have also reviewed the Spring Hill Planning Staff recommendation of approval of site plan with conditions.

With respect to the 30' Public Access Easement, Wal-Mart will construct the 30' Public Access Easement Road as a part of the construction of the parking lot of the Wal-Mart retail store as shown on the attached Exhibit A, subject to limitations on Wal-Mart's ability to complete the portion of the 30' Public Access Easement Road on the north side of the Wal-Mart property as shown on Exhibit A resulting from the need for further easement rights from the owner of the Publix property or enforcement of existing easement or development rights by the City of Spring Hill against the owner of the Publix property. The attached Exhibit B shows the point to which Wal-Mart can reasonably construct the 30' Public Access Road toward the north boundary of the Wal-Mart property pending further easement rights. I have attached an Exhibit C that shows the remaining portion of the 30' Public Access Easement Road that will be constructed by Wal-Mart to connect the 30' Public Access Easement Road to the 30' access road on the Publix Property when the necessary easements obtained over the Publix property are enforced.

Wal-Mart will complete construction of the 30' Public Access Easement Road to the north boundary and connecting with the existing 30' access road on the Publix property within a commercially reasonable time after further easement rights are obtained or existing rights are enforced. In order to secure Wal-Mart's agreement to complete the unconstructed north portion of the 30' Public Access Easement Road, Wal-Mart shall cause to be issued in favor of the City of Spring

www.wyattfirm.com

500 West Jefferson Street, Suite 2800
Louisville, KY 40202-2898
502.589.5235

918 State Street
Bowling Green, KY 42101
270.842.1050

1715 Aaron Brenner Drive, Suite 800
Memphis, TN 38120-4367
901.537.1000

250 West Main Street, Suite 1600
Lexington, KY 40507-1746
859.233.2012

2525 West End Avenue, Suite 1500
Nashville, TN 37203-1423
615.244.0020

101 West Spring Street, Suite 500
New Albany, IN 47150-3610
812.945.3561

Mr. Timothy P. Underwood
September 12, 2011
Page 2

Hill, Tennessee, an irrevocable letter of credit in the amount of \$22,000.00 which may be called by the City of Spring Hill, Tennessee, if Wal-Mart does not complete the north portion of the 30' Public Access Easement Road as agreed to after the City of Spring Hill has obtained the necessary easement rights. Wal-Mart will also issue a letter of credit to the City of Spring Hill in the amount of \$65,000.00 to secure Wal-Mart's agreement to construct approximately 100' of right turn lane for a right turn lane on Main Street at Campbell Station once the City of Spring Hill obtains the necessary construction easement agreement from the owner of the Walgreen's property. Wal-Mart will keep these letters of credit in force until the earlier of one year after the Wal-Mart store opens or June 30, 2014.

At the closing of the purchase of the Wal-Mart property from Ben and Burnetta H. Gary, Wal-Mart will cause to be recorded a public access easement agreement to be approved by the City of Spring Hill, whereby Wal-Mart agrees that the 30' Public Access Easement Road will remain open continually for public use for vehicular ingress and ingress from the Publix property, across the Wal-Mart property to the property located to the south of the Wal-Mart property, as shown on Exhibit A. Periodic maintenance and repair may require temporary closure of the 30' Public Access Easement Road, but such closure shall only be for the period of time necessary to complete such repairs or maintenance.

Please let me know if you have any questions.

Very truly yours,

WYATT, TARRANT & COMBS, LLP

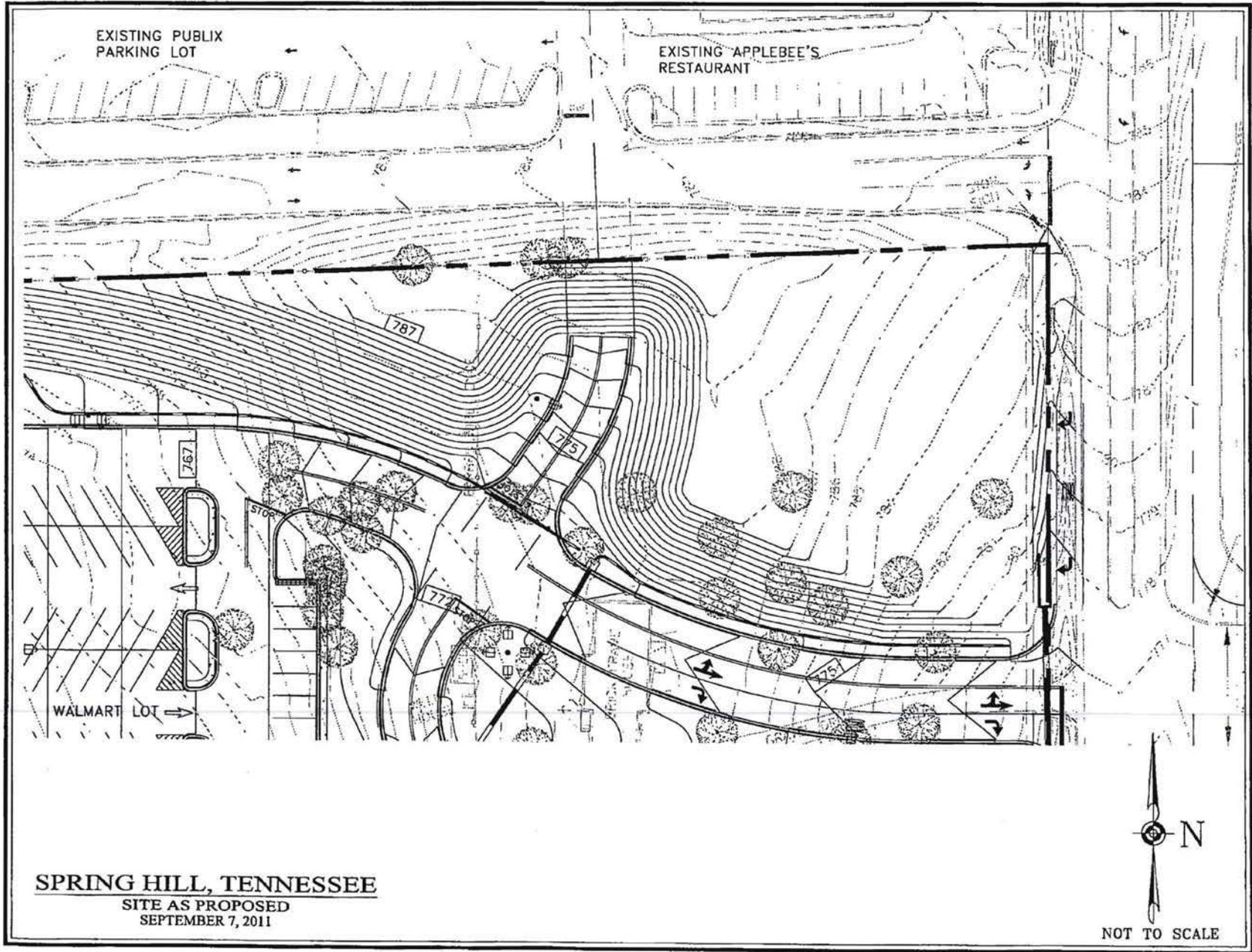

Richard M. Hopgood

RMH/akf
Attachments

cc: Casey Wilder, Carlson Consulting Engineers
Adele E. Lucas, Wal-Mart Associate General Counsel
Roger Thompson, Wal-Mart Senior Director
Shawn R. Henry

60069354.1
9/12/2011 11:02 AM

EXHIBIT "B"



SPRING HILL, TENNESSEE
SITE AS PROPOSED
SEPTEMBER 7, 2011

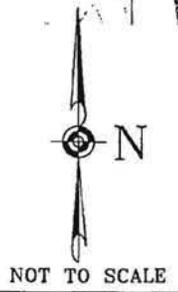
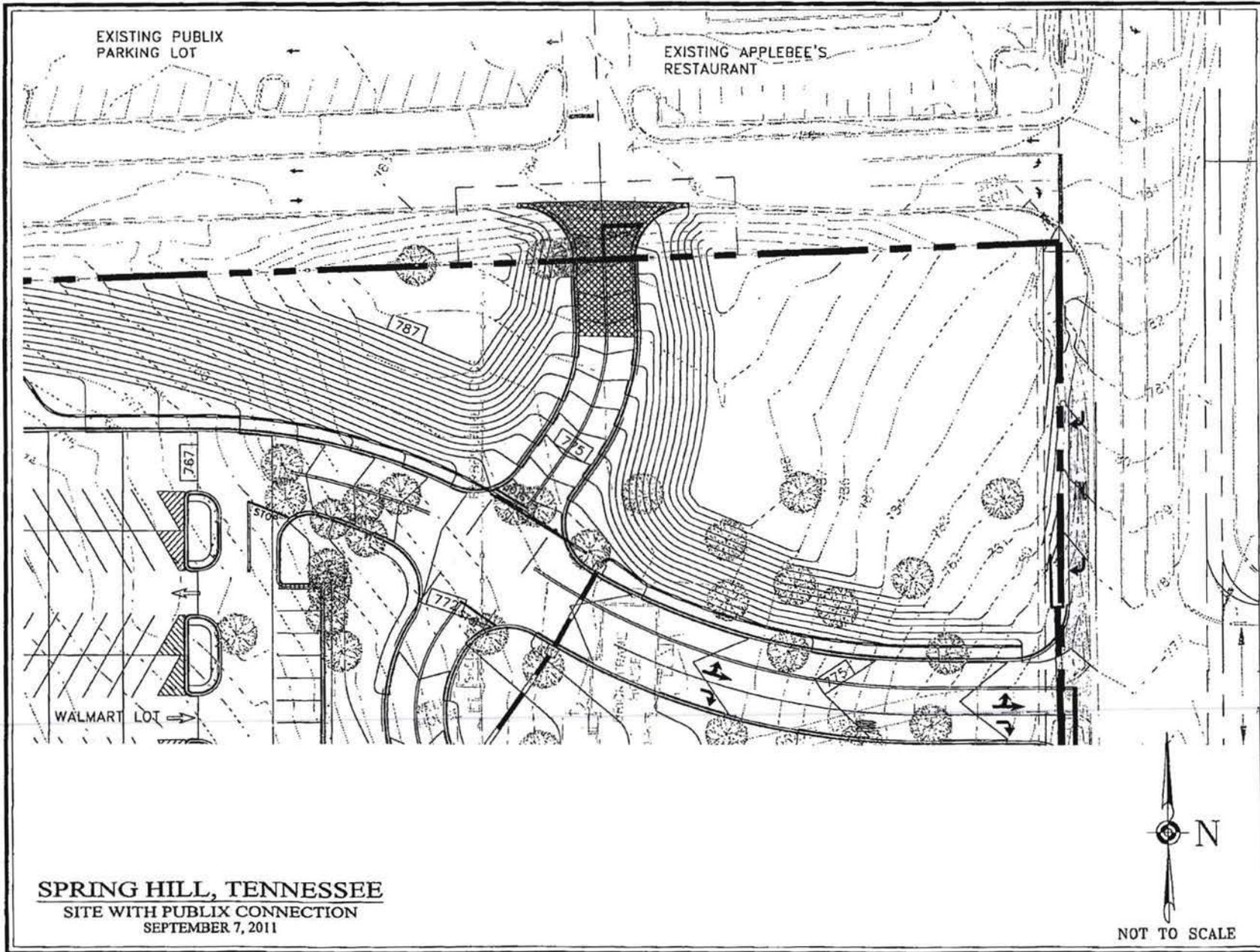


EXHIBIT "C"



**SPRING HILL
MUNICIPAL PLANNING COMMISSION
SPECIAL CALLED MEETING MINUTES
THURSDAY, DECEMBER 29, 2011
6:05 P.M.**

Chairman Schwartz called the meeting to order.

Members present were: Jonathan Schwartz; Jonathan Duda; Jim Cichoracki; Jim Webb; and Mayor Dinwiddie. Also present were: Sue Glenn.

No Chairman comments.

General Announcement – The procedural rules for public comment will be as follows: The items will be taken in order of the agenda. Audience members wishing to speak must be recognized by the Chairman and will have five minutes to address the Planning Commission. No rebuttal remarks are permitted.

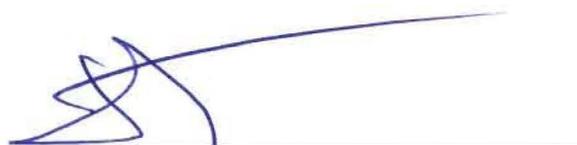
ITEMS TO BE CONSIDERED

Item #1

Consider revision to Wal-Mart Site Plan. (Staff comments attached)

Mr. Duda moved to approve Item #1. Motion seconded by Mr. Cichoracki. Discussion: Casey Wilder stated that there were no problems with Jerome's comments. He spoke about sidewalks and parking spaces. He stated that there will be a total of 744 usable parking spaces. Mr. Duda made a motion to approve with the following conditions: 1) Add sidewalks to site plan as recommended by staff; 2) Must coordinate with City Engineer and MS4 for stream buffer; 3) Must submit revised photometric plan; 4) Submit revised elevations showing garden and open shopping area on north side of building vice south side. Motion seconded by Mr. Cichoracki. Motion passed 4/1.

Chairman Schwartz moved to adjourn the meeting. Motion seconded by Mr. Duda. Meeting adjourned at 6:20 p.m.


Jonathan Schwartz, Chairman


Michael Dinwiddie, Mayor

0000

Spring Hill Planning Commission
Special Called Meeting
December 29, 2011

To Be Considered
Item #1

Consider revision to Walmart Site Plan.

Project Name	Site Plan Revision
Map #	167
Parcel #	03.00
Requested By	Carlson Consulting Engineers
Staff Recommendation	<i>Approve with conditions</i>
APPLICANT REQUEST	Applicant requests approval of site plan revision

Existing Zoning	B-4 Permitted Uses: Any uses permitted in B-1, B-2, and B-3 districts. Places of amusement and assembly, hotels, public garages or other motor vehicle services. Mini-warehouse storage units limited to indoor storage only. Any retail or wholesale business or service. The making of articles to be sold at retail on the premises, provided, however, that any manufacturing shall be restricted to light manufacturing incidental to a retail business or service where the products are sold principally on the premises by the producer to the consumer and where not more than five (5) operatives are employed in such manufacture. Any accessory use or building customarily incidental to the above permitted uses. Apartments, in accordance with Article VII, Subsection 2.1(1). Restaurants.
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FUTURE LAND USE PLAN	Suburban-Center
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Future Land Use Additional Information	The FLUP calls for Suburban-Center on this property. Suburban-Center is characterized by commercial and residential development at the intersection of major transportation corridors. Areas to the east, north and south are designated as Suburban-Center and areas to the west are designated as Suburban-Neighborhood.
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DEMPSEY, DILLING
& ASSOCIATES, P.C.
ENGINEERING CONSULTANTS

WilburSmith
ASSOCIATES

Spring Hill Planning Commission
Special Called Meeting
December 29, 2011

To Be Considered
Item #1

ENGINEERING AND CITY STAFF
COMMENTS

1. Label all storm drainage components for material and size on the Grading Plan.
2. Have Utility Plans been revised? If so, submit all sheets with revisions.
3. Have Elevations been revised?
4. Thermoplastic traffic markings are required on the public access road.

North
South

CONDITIONS/COMMENTS

1. Staff recognizes that many proposed parking spaces are proposed for the sides of the building, but this will be both functional and aesthetically pleasing.
2. Add sidewalk along the northern end for pedestrian access and extend sidewalk on the southern end.
3. Was variance granted to allow 9.5' x 18' parking spaces?
4. Adjust parking table to show that 780 total spaces are provided.
5. Proposed trees on landscaping plans shall have a minimum three inch caliper.



DEMPSEY, DILLING
& ASSOCIATES, P.C.
ENGINEERING CONSULTANTS

WilburSmith
ASSOCIATES

**Spring Hill Planning Commission
Special Called Meeting
December 29, 2011**

**To Be Considered
Item #1**

PLAN DETAILS

The purpose of this Site Plan revision is to revise the Walmart Supercenter parking lot layout and to move the building closer to US 31.

**MAJOR THOROUGHFARE PLAN
RECOMMENDATION**

Project 3, SR 6 (US 31), widen to a four lane, median divided roadway, from Miles Johnson Parkway to Buckner Road.

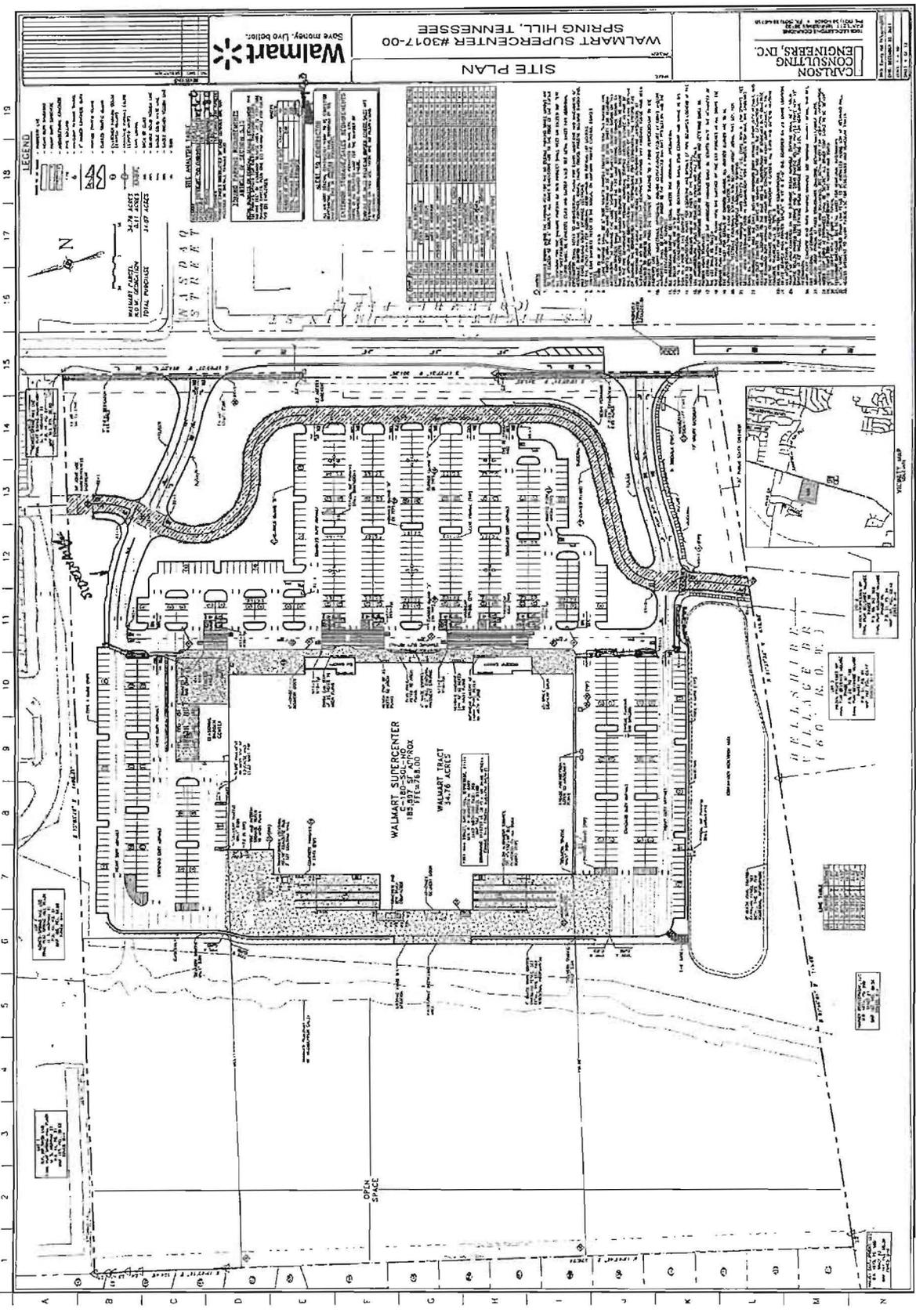
STAFF RECOMMENDATION

Staff recommends approval of this site plan with conditions.



**DEMPSEY, DILLING
& ASSOCIATES, P.C.**
ENGINEERING CONSULTANTS

WilburSmith
ASSOCIATES



CARLSON ENGINEERS, INC.
 1000 24th Avenue, Spring Hill, TN 37074
 Phone: (615) 241-1111
 Fax: (615) 241-1112

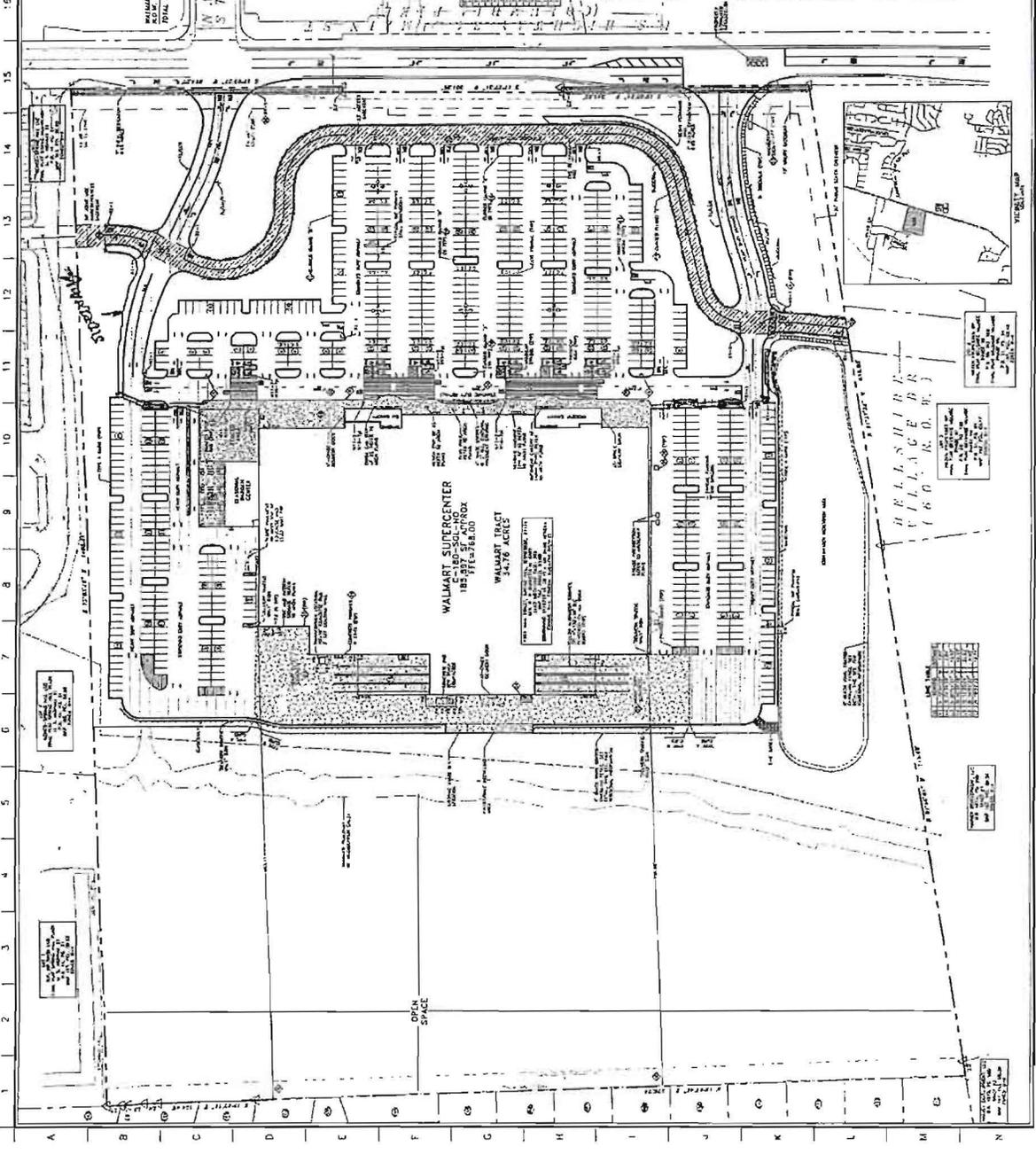
WALMART SUPERCENTER #3017-00
 SPRING HILL, TENNESSEE

Walmart
 Save money. Live better.

SITE PLAN

LEGEND

- 1. EXISTING PAVED DRIVEWAYS
- 2. EXISTING ASPHALT DRIVEWAYS
- 3. EXISTING CONCRETE DRIVEWAYS
- 4. EXISTING GRAVEL DRIVEWAYS
- 5. EXISTING GRAVEL DRIVEWAYS TO BE REPAIRED
- 6. EXISTING GRAVEL DRIVEWAYS TO BE REPLACED
- 7. EXISTING GRAVEL DRIVEWAYS TO BE REMOVED
- 8. EXISTING GRAVEL DRIVEWAYS TO BE REPAIRED AND REPAVED
- 9. EXISTING GRAVEL DRIVEWAYS TO BE REPAVED
- 10. EXISTING GRAVEL DRIVEWAYS TO BE REPAVED AND REPAVED
- 11. EXISTING GRAVEL DRIVEWAYS TO BE REPAVED AND REPAVED
- 12. EXISTING GRAVEL DRIVEWAYS TO BE REPAVED AND REPAVED
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- 16. EXISTING GRAVEL DRIVEWAYS TO BE REPAVED AND REPAVED
- 17. EXISTING GRAVEL DRIVEWAYS TO BE REPAVED AND REPAVED
- 18. EXISTING GRAVEL DRIVEWAYS TO BE REPAVED AND REPAVED
- 19. EXISTING GRAVEL DRIVEWAYS TO BE REPAVED AND REPAVED
- 20. EXISTING GRAVEL DRIVEWAYS TO BE REPAVED AND REPAVED



WALMART TRACT 347.6 ACRES
WALMART SUPERCENTER C-180-504-110 PROX 185,800 S.F. x 284,000

**Discussion of
Roadway Repairs in Woodland Trace Subdivision**

CEC, INC.

CONSTRUCTION & ENVIRONMENTAL CONSULTANTS, INC.

May 10, 2016

Mr. Jeff Foster
Mr. Tom Wolf
City of Spring Hill, Tennessee

INVOICE

Re: Project #2016-28, Inspection of roadway failure 1007 Neely's Bend Road in Spring Hill, Maury County, Tennessee 37174.

5/10/2016 Inspection of site	
2 hours @ \$125.00/hour	\$250.00
1 hour report of findings and recommendations	\$125.00

TOTAL \$375.00

WE APPRECIATE YOUR BUSINESS

TERMS: NET 15 DAYS

SERVICE CHARGE OF 1-1/2% PER MONTH ON UNPAID BALANCE

*Thanks
Wm Dunnebacke*

CEC, INC.

CONSTRUCTION & ENVIRONMENTAL CONSULTANTS, INC.

May 10, 2016

Mr. Jeff Foster
Mr. Tom Wolf City Engineer
City of Spring Hill, Tennessee

Re: Project #2016-28 Inspection of failed roadway along Neely's Bend Road in Spring Hill, Maury County, Tennessee 37174.

Dear Mr. Foster and Mr. Wolf:

It was pleasure to meet with you this morning. I feel that we can correct the problem area.

Concerning the road failure along Neely's Bend Road, CEC, Inc. feels several things have occurred here. We feel like the rock was overshot during construction and was left in place and not removed and recompacted adequately. When rock is blasted it swells approximately 25 to 30%. If not removed and recompacted it will have voids and loose materials though out. We also feel that surface water has moved into the fill causing more settlement under the roadway. Water and gravity have also caused the sidewalk to slide toward the roadway.

CEC, Inc. feels that the correct way to repair this problem would be to excavate the street from the manhole in front of 1007 Neely's Bend Road to approximately 50 feet to the south. This excavation should be all the way across the street to the depth of the bottom of the manhole. When completed this excavation will be 50'x25'x20' deep. The area of the sewer line and it's #57 stone envelope should not be disturbed during this excavation.

Once excavated the entire excavation should be lined geogrid geotextile fabric. This materials should be across the floor and all four sides of the excavation. The excavation shall be backfilled with 6"x8" gabian stone. This stone shall be filled within 18" of the surface then covered with another close cell geotextile cloth. The remainder of the street should be prepared for normal paving specifications. The geotextile fabrics and rock will make a pervious plug that will not move or settle.

I hope this information is adequate and agreeable. If you need more information or if I can be of further assistance please feel free to give me a call @ 931-698-7577 or email wdunnebacke56@yahoo.com

Sincerely,



William S. Dunnebacke, PG #TN2021
President, CEC, Inc.

CEC, INC.

CONSTRUCTION & ENVIRONMENTAL CONSULTANTS, INC.

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Sincerely,



William S. Dunnebacke, PG #TN2021
President, CEC, Inc.

Ordinance 16-10

(PUD 81-2015)

Ordinance 16-10, to approve Planned Unit Development for property located at 3357 Denning Lane. *(to be considered by the Planning Commission on June 13, 2016)* Dara Sanders, City Planner



(Ordinance to be submitted after Planning Commission recommendation)

SUBJECT: ORD 16-10 (Oakview 3357 Denning Lane)

DATE: June 6, 2016

ATTENTION: Board of Mayor and Aldermen (BOMA)

DEPARTMENT HEAD: Dara Sanders, City Planner



STAFF MEMORANDUM

Property description and history: This undeveloped property is located west of the intersection of Denning Lane and Kedron Road. The Oaklawn Plantation is located to the north, and the subject property is within an historic buffer, requiring Historic Commission review and recommendation of this request. The remainder of the surrounding properties are zoned and developed for low-density single family or agricultural uses.

The Planning Commission and Board of Mayor and Aldermen have considered rezoning requests for this property in the past, which have failed due to the significant impact on the City's transportation network and incompatibility with the surrounding properties and densities. These failed requests were for significantly lower density residential development in comparison to what is proposed.

The property to the northwest, part of the Southern Springs development, was denied use of an existing access drive onto Denning Lane due to negative traffic impact concerns on the street and incompatibility with the surrounding properties.

Request: The applicant requests rezoning approval for a Planned Unit Development containing 57 single-family residential lots and associated open space.

Streets and sidewalk: Denning Lane (a Collector street designation) is a two-lane unimproved street with approximately 17 feet of pavement, no striping, and open ditch. The applicant proposes street improvements for the extent of the property's frontage along Denning Lane to include a left turn lane into the development; however, off-site improvements for Denning Lane to mitigate for the impact of this development from the project boundary to Kedron Road are not proposed.

Bulk and Area requirements: The applicant proposes 57 single-family detached lots subject to the bulk and area criteria of the R-2, Medium Density, zoning district.

Bicycle and Greenway Plan: Denning Lane is designated as a bike lane route. The applicant does not propose a bike lane on Denning Lane in accordance with the City's plan.

Landscaping and buffering: The applicant does not propose a buffer area to the east or west, which are differing zoning districts and densities to that proposed.

Spring Hill Rising 2040: The future land use designation of the property is "Residential Neighborhood Area", which represents a transitional area between natural or rural settings and more intense environments, such as mixed use areas. The intent of this area is to preserve natural features in the built environment, enhance the access to housing options and urban amenities, such as jobs, retail services, and public services. The development pattern of this area varies from a low to moderate density, and new development should integrate different housing types of appropriate scale and context and increase connections between neighborhoods and other areas.

City of Spring Hill, Tenn.

The City's Goal "We will grow smarter" aims to ensure that new development within existing neighborhoods is of appropriate scale and intensity in relation to existing development and achieves the desired development patterns for the neighborhood.

This proposed development, with sole access onto Denning Lane and surrounded primarily by low-density neighborhood on three sides of the property's boundary, is significantly different in scale and intensity in relation to the existing neighborhood.

The City's Goal "We will create a balanced transportation network" aims to achieve efficient, multi-modal transportation options that increase mobility and access to jobs and services, reduce travel times and congestion, and are fiscally sustainable.

This project has the potential to address the policies of this goal; however, the current proposal and impact on the existing public streets does not support this goal. Staff finds that this proposal would only increase congestion and compromise the integrity of the existing surrounding character.

We will grow smarter

Establish a new culture of planning that increases awareness and predictability for everyone

Policy: Promote Smart Growth Principles and Traditional Neighborhood Design

Require that new growth promotes walkability, connectivity, housing choice, public open space and local opportunities for goods and services throughout our City.

Strategy: Amend the zoning and subdivision regulations that discourage sprawl and include a range of densities and intensities among a variety of rural, residential, nonresidential, and mixed-use districts to reflect and implement the community's vision and goals.

Strategy: Provide for major mixed-use centers and urban villages in employment and retail centers or important intersections.

Strategy: Develop and implement design standards that result in human-scaled, walkable environments.

Policy: Ensure context-sensitive redevelopment and infill

Ensure that new development within existing neighborhoods is of appropriate scale and intensity in relation to existing development and that it achieves the desired development patterns for the neighborhoods.

Strategy: Allow for flexibility in setbacks and lot sizes to accommodate infill development that is compatible with the surrounding properties.

Strategy: Develop an inventory that identifies lots suitable for infill development and buildings suitable for redevelopment.

Strategy: Develop neighborhood plans that identify specific needs of area, identify design strategies, and prioritize infrastructure and facilities investments.

Policy: Encourage mixed use centers within town centers

Encourage the mixing of different residential, commercial, and office uses that promote compact, interconnected development.

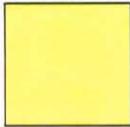
Strategy: Adopt a mixed use zoning district or develop a mixed use overlay zoning district that allows for a vertical mix of higher density residential, office, and commercial uses, that promotes compact, interconnected development, and that continues traditional "Main Street" development patterns.

Policy: Promote quality corridor development

Encourage corridor development that improves the visual character and function of the suburban corridors.

Strategy: Develop context sensitive corridor plans that along major thoroughfares.

Strategy: Amend the zoning and subdivision regulations to address site design, access management, visual character, and other design standards.



Residential Neighborhood Areas

The Residential Neighborhood Area represents a transition between natural, and rural settings and more intense environments, such as mixed use areas, city neighborhood areas, and community commerce areas. The intent of this category is to preserve natural features in the built environment, enhance the access to housing options and urban amenities such as jobs, retail services, and public services, and to create new opportunities to enhance the quality of life.

The development pattern of Residential Neighborhood Areas varies from a low to moderate density with clusters of similar one- and two-story residential dwellings in both conventional subdivision development and traditional neighborhood form. New development should integrate different housing types of appropriate scale and context and increase the connections between neighborhoods and other areas.

While these areas are primarily residential, the Residential Neighborhood Area encourages a traditional neighborhood development that incorporates low-intensity nonresidential uses intended to serve the surrounding neighborhood on corners and along connecting corridors. Buildings are located close to the street and designed to the scale and form of the surrounding neighborhood.

Transportation design is a context-sensitive, block-and-street layout that promotes walkable, cyclist-friendly streets with slow design speeds. A typical street cross section includes curb, gutter, and sidewalks. Cyclists typically share the road, but a bike lane is the standard for major streets.

Green space is largely located on private properties and associated with the yard area surrounding buildings. Public green space is typically in the form of parks with recreation facilities such as ball parks or small neighborhood parks. Existing historic and natural features and assets, such as streams and trees, are preserved and incorporated into the neighborhood.



Design Principles

Site Design

- Residential lots are accessed from residential streets or from an alley when fronting onto a major street
- Shallow to moderate front setbacks 30 feet or less in depth
- Scale and lot coverage ranges based on context
- Residential neighborhood developments are walkable and pedestrian-oriented with parking located away from the street and adjacent residences.

Density/Intensity

- Moderate density and intensity
- Higher density and intensity through a conservation subdivision design

Green Space

- Natural environmental assets are incorporated into the neighborhood
- Maintain and preserve important natural land and historic features
- Neighborhood and Community Parks

Transportation

- Complete and connected street network that balances the needs of automobiles, pedestrians, and cyclists.
- Bike lanes and greenways
- Neighborhood services are pedestrian-oriented

Infrastructure

- Municipal water and sewer
- Schools and places of worship

PREPARED BY:
Huntly Gordon, PLLC
Post Office Box 461
Thompson Station, TN 37179

**DECLARATION OF PROTECTIVE COVENANTS,
CONDITIONS & RESTRICTIONS**

OAKVIEW ESTATES

THIS DECLARATION OF PROTECTIVE COVENANTS, CONDITIONS & RESTRICTIONS (the "Declaration") is executed this ____ day of _____, 2016, by The Enclave at Oaklawn, LLC a Tennessee limited liability corporation, (referred to as "Developer").

WITNESSETH:

WHEREAS, Developer is the owner of certain real estate in Maury County, Tennessee developed as Oakview Estates, as shown upon the Plat for Oakview Estates, of record in Plat Book _____, page _____, Register's Office for Maury County, Tennessee (said real estate being referred to herein as the "Development"); and

WHEREAS, Developer desires to provide for the protection and preservation of the values, amenities, desirability and attractiveness of the Development; and

WHEREAS, Developer desires to establish and provide a system of administration, operation and maintenance of the Common Areas of the Development; and

WHEREAS, Developer further desires to establish for Developer's benefit and for the mutual benefit, interest and advantage of each and every person or other entity hereafter acquiring any portion of the Development, certain rights, easements, privileges, obligations, restrictions, covenants, liens, assessments, and regulations governing the use and occupancy of the Development and the maintenance, protection and administration of the common use facilities thereof, all of which are declared to be in furtherance of a plan to promote and protect the operative aspects of residency or occupancy in the Development and on all portions thereof, and are intended to be covenants running with the land which shall be binding on all parties having or acquiring in the future any right, title or interest in and to all or any portion of the development, and which shall inure to the benefit of each present and future owner.

NOW, THEREFORE, Developer, as legal title holder of the Development, as owner of the above-referenced lots, for the purposes set forth above, declare as follows:

ARTICLE I

DEFINITIONS

The following words when used in this Declaration or any supplemental declaration hereto (unless the context shall prohibit) shall have the following meanings:

1. "Annual Assessments" shall mean and refer to the assessment described in Article V.

2. "Association" shall mean and refer to The Enclave at Oaklawn Homeowners Association, Inc., a not-for-profit corporation to be organized and existing under the laws of the State of Tennessee, its successors and assigns.

3. "Board" shall mean and refer to the Board of Directors of the Association.

4. "By-Laws" shall mean and refer to the By-Laws of the Association attached hereto as Exhibit "B" and made a part hereof as the same may be amended from time to time.

5. "Committee" shall mean the Architectural Control Committee established pursuant to Article V hereof.

6. "Common Areas" shall mean and refer to all facilities within the Development used in common by the Owners, including without limitation, all recreational facilities, entranceway, gates, boundary walls and fences, median areas, and any areas lying within or adjacent to the roads which are desirable for the Association to maintain and landscape. The Common Areas may be owned by the Association in fee or for a term of years, but for the non-exclusive use, benefit and enjoyment of the owners subject to the provisions of this Declaration, and will be shown as Common Areas on the Plats of the Development placed of record now or in the future.

7. "Declaration" shall mean and refer to this Declaration of Protective Covenants, Conditions and Restrictions applicable to the Development and which is recorded in the Office of the Register of Deeds for Maury County, Tennessee.

8. "Developer" shall mean and refer to The Enclave at Oaklawn, LLC having its principal place of business in Tennessee, its successors and/or assigns.

9. "Development" shall mean and refer to the property shown on plats of record in the Plat Book _____, page _____, as Oakview Estates, Phase 1, and any future sections annexed under the restrictions.

10. "Engineer" shall mean the architect or engineer engaged by identified on the above-referenced plat.

11. "Impositions" shall mean and refer to any Annual Assessments, Special Assessments, Supplemental Landscape Assessments, or any other charges by the Association against one or more Lots owned by an Owner together with costs of enforcement and reasonable attorneys fees in connection therewith, and shall additionally include, to the extent authorized by the provisions herein, interest thereon.

12. "Improvements" shall mean any building, building addition, outbuilding, garage, detached structure, swimming pool, recreational facility, driveway, parking area, walkway, wall, fence, or utility service, or such other improvement or structure constructed or located upon all or any portion of the Development. It is intended that this definition of "Improvements" be broad in scope and is intended to encompass any man-made alteration of the condition of the Lot or Common Areas from and after the date of this Declaration.

13. "Lot" shall mean and refer to any plot of land within the

Development to be used for single family residential purposes and so designated on the Plat.

14. "Majority of Owners" shall mean and refer to the holders of more than fifty (50%) percent of the total Votes of the Members.

15. "Member" shall mean and refer to any person or persons who shall be an Owner, and as such, shall be a Member of the Association. "Class A Members" shall mean and refer to any Owner other than the Developer, and "Class B Member" shall mean the Developer.

16. "Mortgage" shall mean and refer to any holder of a first priority deed of trust encumbering one or more Lots.

17. "Owner" shall mean and refer to the record owner, whether one or more persons or entities, of the fee interest in any Lot within the Development, excluding however those parties having such interest merely as a security interest for the performance of an obligation.

18. "Plat" shall mean and refer to the Final Plat of Oakview Estates, Phase 1, of record in the Register's Office for Maury County, Tennessee, as the same may be amended or supplemented from time to time, and any additional sections later annexed thereto.

19. "Person" shall mean and refer to a natural person, as well as a corporation, partnership, firm, association, trust or other legal entity. The use of the masculine pronoun shall include the neuter and feminine, and the use of the singular shall include the plural where the context so requires.

20. "Plans" shall mean the detailed plans prepared for construction of any improvement that shall comply with the provisions of Article V, Section 4 hereof.

21. "Special Assessments" shall mean additional assessments of Owners made from time to time by the Board pursuant to Article IV, Section 2.

22. "Vote" or "Votes" shall mean the vote or votes in the affairs of the Association to which each Member is entitled.

ARTICLE II

PROPERTY SUBJECT TO THIS DECLARATION

1. Definition of Property Subject to this Declaration. The property which is and shall be held, transferred, sold, conveyed and occupied subject to this Declaration is located in Maury County, Tennessee, and is shown on the recorded Plat. The Lots and Common Area shown on the Plat are made subject to this Declaration. The Developer, as the legal title holder in fee of the Development, hereby submits and subjects the Development to the provisions of this Declaration and By-Laws. The covenants and restrictions contained herein constitute covenants running with the land and binding on all parties now owning or hereafter having or acquiring any right, title or interest in any Lots or any portion of the Development, and shall inure to the benefit of each Owner hereof. Every Person hereafter acquiring a Lot or any portion of the Development, by acceptance of a deed thereof, shall accept such interest subject to the terms and conditions of this Declaration, and by acceptance of the same

shall be deemed to have consented to and be bound by the terms, conditions and covenants of this Declaration.

ARTICLE III

ASSOCIATION MEMBERSHIP AND VOTING RIGHTS

1. Members. Every person who is an Owner of record of a fee interest in any Lot which is included in the Development shall be a Member of the Association. Membership in the Association is appurtenant to and may not be separated from ownership of any Lot.

2. Classes of Membership. The Association shall have two classes of membership:

a. Class A Members shall be all Owners except for the Developer prior to the termination of the Class B Membership. If, however, Developer owns one or more Lots upon or after the termination of its Class B Membership, then Developer shall become a Class A Member.

b. The Class B Member shall be the Developer, its successors or assigns. The Class B Membership shall terminate and cease upon specific written termination by Developer or its successor or assigns, or the last to occur of (i) Developer does not own any lots within the OAKVIEW ESTATES development or any sections added thereto or (ii) ten years from the date hereof.

3. Voting and Voting Rights. The voting rights of the Members shall be appurtenant to their ownership of Lots. The two Classes of Members shall have the following voting rights.

a. Each Class A Member shall be entitled to cast one vote for each lot owned by such Member. When two or more persons hold an interest (other than a leasehold or security interest) in a Lot, all such Persons shall be Members, but the Votes attributable to such Lot shall be exercised by one of such Persons as proxy and nominee for all such Members and in no event shall more than one (1) Member be entitled to cast the Vote attributable to any one Lot. Furthermore, neither the Developer nor any other person or individual dealing with the Development shall have any duty to inquire as to the authorization of the Member casting the Vote for any such Lot, but shall be entitled to rely upon the evidence of voting as conclusive evidence of such Member's authority to cast the Vote attributable to such Lot.

b. The Class B Member shall be entitled to cast five votes for each lot owned. The Class B Membership shall cease and be converted to Class A Membership when the total votes outstanding in the Class A Membership equal the total votes outstanding in the Class B Membership.

c. Any Member who is delinquent in the payment of any charges or assessments duly levied by the Association against a Lot owned by such Member shall not be entitled to vote until all such charges, together with reasonable penalties and interest thereon as the Board may impose, have been paid to the Association.

4. Manner of Voting. Except as specifically provided elsewhere herein, the Board shall have the authority to regulate the procedural rules governing the voting of Members, the acceptance of proxies from Members, the

validity of voice votes, ballot votes, or other manners of voting, and any regulation of the solicitation of votes or proxies.

5. Organization.

a. The Association is a non-profit Tennessee corporation charged with the duties and invested with the powers prescribed by law and set forth in the Articles, By-Laws and this Declaration. Neither the Articles nor the By-Laws shall, for any reason, be amended or otherwise changed or interpreted so as to be inconsistent with this Declaration. In the event of any such inconsistency, the provisions of this Declaration shall prevail. The officers and directors of the Association shall be required to be either (i) Members of the Association; or (ii) officers, directors, agents, representatives or employees of Declarant or a successor to Declarant.

b. A Board of Directors of the Association, and such officers as the Board may elect or appoint, shall conduct the affairs of the Association in accordance with the Oakview Estate documents. The Board shall, except to the extent specified Membership approval shall be required by the By-Laws or by this Declaration, act on behalf of the Association in the implementation of this Declaration.

6. Duties of the Association. The Association shall, in addition to such obligations, duties and functions as are assigned to it by other provisions of this Declaration, have the obligations, duties and functions, (subject to the provisions of this Declaration), to do and perform each and every of the following for the benefit of the Owners and for the maintenance, administration and improvement of the properties.

7. Powers and Authority of the Association. The Association shall have all of the powers of a non-profit corporation organized under the laws of the State of Tennessee, subject only to such limitations upon the exercise of such powers as are expressly set forth in the Articles, the By-Laws, or this Declaration. The Association shall have the power to do any and all lawful things which may be authorized, required or permitted to be done by the Association under this Declaration, the Articles and By-Laws, and to do and perform any and all acts which may be necessary or proper for or incidental to the exercise of any of the express powers of the Association, including the following which are listed without intent to limit the foregoing grant.

a. Assessments. To levy assessments on the owners of lots and to enforce payment of such assessments, all in accordance with the provisions of this Declaration.

b. Right of enforcement in its own name, on its own behalf or on behalf of any Owner or Owners who consent thereto, to commence and maintain actions and suits to restrain and enjoin any breach or threatened breach of any Oakview Estates covenants, conditions, obligations or duties and to enforce, by mandatory injunction or otherwise, all the provisions of the Declaration, Articles and By-Laws.

c. Easements and Rights-of-Way. To grant and convey to any third party easements and rights-of-way in, on, over or under the Common Areas for the purpose of constructing, erecting, operating or maintaining thereon, therein, or thereunder, (i) overhead or underground lines, cables, wires, conduit or other devices for the transmission of electricity and for lighting, heating, power, telephone, television cables, radio and audio antennae facilities

and for other appropriate purposes; (ii) public sewers, storm water drains and pipes, water system, sprinkling systems, water, heating and gas lines or pipes; and (iii) any similar public or quasi-public improvements or facilities.

d. Employment of Manager and Employees. To employ the services of any person or corporation as manager, together with employees, to manage, conduct and perform the business, obligations and duties of the Association as may be directed by the Board and to enter into contracts for such purpose. Such manager and employees shall have the right of ingress and egress over such portion of the properties as is reasonably necessary for the purpose of performing such business, duties and obligations.

e. Mortgagee Protective Agreements. To execute and cause to be recorded from time to time agreements in favor of holders or insurers of mortgages secured upon portions of the properties. Such agreements may condition specified action, relevant to this instrument, of the activities of the Association upon approval by a specified group or number of mortgage holders or insurers. Actions and activities which may be so conditioned by such agreement may include, but shall not be limited to, the following: (i) any act or omission which seeks to abandon, partition, subdivide, encumber, sell or transfer the Common Areas or any other real estate or improvements owned, directly or indirectly, by the Association for the benefit of any lots; (ii) any change in the method of determining the obligations, assessments, dues or other charges which may be levied against the owners of lots; (iii) any act or omission which may change, waive or abandon any scheme or regulations, or enforcement thereof, pertaining to the architectural design, exterior appearance or exterior maintenance and improvements erected upon the properties, driveways, or the upkeep of lawns or plantings located upon the properties; (iv) failure to maintain specified fire and extended coverage insurance on insurable portions of the Common Areas; (v) use of hazard insurance proceeds for losses to any improvement erected upon the Common Areas for other than the repair, replacement or reconstruction of such improvements; (vi) the failure to maintain kinds of insurance and amounts, from and covering risks as specified by such mortgage holders or insurers; (vii) permitting holders of specified mortgages on lots to jointly or singly, pay taxes or other charges which are in default which may have become a charge against the Common Area, to pay overdue premiums on hazard insurance lapse of any such policy for such property and permitting mortgagees making any such payments to recover the amount thereof from the Association.

f. Right of Entry. Without liability to any owner of a lot, to cause its agents, independent contractors, and employees after reasonable notice, or without notice in the event of an emergency, to enter upon any lot for the purpose of enforcing any of the rights and powers granted to the Association in the Instruments, Articles and By-Laws, and for the purpose of maintaining or repairing any portion of the properties if for any reason whatsoever the Owner thereof fails to maintain it in good condition and repair and so as to present an attractive exterior or appearance as required by the documents, or as reasonably required to promote or protect the general health, safety and welfare of the residents and users of the properties.

g. Maintenance and Repair Contracts. To contract and pay for or otherwise provide for the maintenance, restoration and repair of all improvements of whatsoever kind and for whatsoever purpose from time to time located upon or within the Common Areas or as required for exterior maintenance, sidewalks or lot clean-up in the event owner fails to maintain as required.

h. Insurance. To obtain, maintain and pay for such insurance policies or bonds, whether or not required by any provision of this Instrument or any By-Laws, as the Association shall deem to be appropriate for the protection or benefit of the Association, the Members of the Board, the Members of any standing committee, their tenants or guests, including, but without limitation, fire and extended insurance coverage covering the Common Areas, liability insurance, worker's compensation insurance, and performance of fidelity bonds.

i. Utility Service. To contract and pay for, or otherwise provide for, utility services, including, but without limitation, water, sewer, garbage, electrical, telephone and gas services.

j. Professional Services. To contract and pay for, or otherwise provide for the construction, reconstruction, repair, replacement or refinishing of any roads, drives or other paved areas upon any portion of the properties not dedicated to any governmental unit and on the lots in the event the owners fail to keep such paved area maintained and repaired.

k. Protective Services. To contract and pay for, or otherwise provide for, fire, security and such other protective services as the Association shall from time to time deem appropriate for the benefit of the properties, the Owners and their guests.

l. General Contracts. To contract and pay for, or otherwise provide for, such materials, supplies, furniture, equipment and labor as and to the extent the Association deems necessary.

m. Liens. To pay and discharge any and all liens from time to time placed or imposed upon any Common Areas on account of any work done or performed by the Association and the fulfillment of any of its obligations and duties of maintenance, repair, operation or administration.

n. Condemnation. The Association shall represent the Owners in any condemnation proceedings or in negotiations, settlements and agreements with the condemning authority or acquisition of any of the Common Areas or any part thereof. In the event of a taking or acquisition of part or all of the Common Areas by any condemning authority, the award or proceeds of settlement shall be paid to the Association for the use and benefit of the lot owners and their mortgagees as their interests may appear. All owners, by the acceptance of a Deed conveying a lot, irrevocably constitute and appoint the Association their true and lawful attorney in their name, place and stead for the purpose of dealing with any condemning authority in any condemnation proceeding. Title to the lots is declared and expressly made subject to such irrevocable appointment of the power of attorney. Any distribution of funds in connection with the condemnation of any part of the Common Area shall be made on a reasonable and equitable basis by the Board or by a special committee appointed by the Board for that purpose.

ARTICLE IV

PROPERTY RIGHTS

1. Owner's Easement of Enjoyment. Every owner in addition to a perpetual unrestricted right of ingress and egress to his own lot, which passes with title, shall have the right and easement to drain surface waters to the

retention area shown on the plats which shall be appurtenant to and shall pass with the title to every lot, subject to the following provision:

a. The right of the Association to manage the use of any retention areas and maintain their use as retention areas.

b. The right of the Association to suspend the voting rights of an Owner for any period in which any assessment against his lot remains unpaid; and for a period not to exceed sixty (60) days after notice and hearing as may be provided for in the By-Laws or rules for an infraction of its published rules and regulations.

c. The right of the Association to dedicate or transfer any part of the Common Area to any public agency, authority, or utility for the purpose of providing utilities, streets, or any similar purpose.

2. Land Use. No lot shall be used except for residential purposes.

ARTICLE V

ASSESSMENTS

1. Annual Assessments. The Board shall have the power and authority to levy annual assessments against the Lots within the Development. Annual Assessments shall be used to provide funds for such purposes as the Board shall determine to be for the benefit of the Development, including, without limitation, the improvement, maintenance, operation and security of the Development and Common Areas, payment of taxes and insurance thereon, payment of utility bills thereon (including water for sprinkler systems), payment of reasonable costs to provide attractive seasonable landscaping of the Common Areas, street maintenance costs, the repair, replacement and additions that may be necessary to the Common Areas and the cost of labor, equipment, materials, management and supervision thereof. The Board shall have the right, but not the obligation, to use the Annual Assessments to provide supplemental landscaping, maintenance within Lots, and to provide garbage and trash collection and disposal, if needed, to supplement that provided by public authority. The Board shall fix the amount of Annual Assessment each year by preparing an annual budget for the services to be provided by the Association in the coming year, and allocating said amount among the Lots equally.

2. Special Assessments. In addition to the Annual Assessments authorized herein, the Board may levy a Special Assessment applicable to a particular year, provided that any such Special Assessment shall have the affirmative Votes of not less than fifty percent (50%) of the total Votes within the Association at a meeting of all Members which shall be held after not less than five (5) days' written notice of the date, time and purpose for said meeting, at which a quorum shall be present. Special Assessments shall be due and payable on the date which is fixed by the resolution authorizing such assessment.

3. Exempt Property. The Impositions and liens created under this Article shall not apply to the Common Areas. All property within the Development which is dedicated to and accepted by a local public authority, which is granted to or used by a utility company, or is designated as part of the Common Area shall be exempt from such Impositions.

4. Property Owned by Developer. Developer is exempt from all assessments.

5. Payment of Annual Assessments. The Board shall have the power and authority to determine the payment method for Annual Assessments. Unless provided otherwise by the Board, each Owner shall pay its Annual Assessment on or before the first of April of the year to which said assessment relates, and the Board shall fix the amount of the Annual Assessment and send a notice thereof to each Owner on or before the first of February of each such year. The Board shall have the power and authority to require quarterly or monthly payments of installments of the Annual Assessments from such Owners as the Board deems suitable, or may require all Annual Assessments to be paid on a quarterly or monthly basis, at its determination.

6. Commencement. The eligibility for Annual Assessments for a Lot shall commence upon purchase of the Lot from Developer, or Developer may hereafter set a date for assessments to commence for all Lots which have been purchased from Developer. Assessments on Lots that first become subject to assessments during a calendar year shall be prorated on a calendar year basis for the remainder of such calendar year.

7. Records of Assessments. The Association shall cause to be maintained in the office of the Association a record of all Lots and Impositions applicable thereto which shall be open to inspection by any Owner. Written notice of any Imposition shall be mailed to every Owner of the Lot subject to assessment. The Association shall, upon demand and payment of a reasonable charge, furnish to any Owner a certificate in writing signed by an officer of the Association setting forth whether the Impositions against the Owner's Lot have been paid, and if not, the amount then due and owing. Absent manifest error, such certificate shall be deemed conclusive evidence to third parties as to the status of Impositions against any Lot within the Development.

8. Creation of Lien and Personal Obligations for Assessments. Each Owner of any Lot shall, by its acceptance of a deed thereof, whether or not it shall be so expressed in any such deed or other conveyance, be deemed to covenant and agree to all the terms and conditions of this Declaration and promises to pay to the Association all Impositions which may be due from an Owner from time to time. All Impositions, together with interest thereon and cost of collection thereof shall be a continuing lien upon the Lot against which such Impositions is levied as of the effective date of each such Imposition. Each such Imposition, together with such interest thereon and cost of collection therefor as are hereinafter provided, shall also consist of the personal obligation of the Person who was Owner of such Lot at the time when the same fell due. In the event a Lot is owned by more than one Member, all of such Members shall be jointly and severally liable for the entire Imposition then due.

9. Effect of Non-Payment of Imposition. If any Imposition hereunder is not paid upon the due date, or if any similar charge otherwise agreed to be paid by Owners in this Declaration is not paid when due, then such Imposition shall be delinquent and shall accrue interest thereon at the highest rate then permissible under the laws of the State of Tennessee commencing upon the due date. If such Imposition is not paid within thirty (30) days after the due date, then the Association may bring an action at law against the Owner personally, and/or at its option, foreclose the lien against the Lot by court action or trustee sale as hereinafter provided, and there shall be added to the amount of such Imposition, all reasonable attorney's fees and costs incurred by the Association in any such action, and in the event a judgment is obtained, such

judgment shall include interest on the Imposition as indicated above.

10. Enforcement of Lien by Trustee's Sale. For and in consideration of the privileges and protection granted in this Declaration, and the mutual enjoyment and use of the Common Areas, and for the express purpose of securing the payment of the Impositions described above, in order to avoid unnecessary court proceedings or delays for the enforcement of the liens described above, each Owner by accepting a deed to a Lot for their heirs, successors and assigns, does hereby transfer and convey unto Huntly Gordon, Trustee, his successors and assigns ("Trustee"), each such Lot deeded to such Owner with the appurtenances, estate, title and interest thereto belonging to the Trustee for the following uses in trust:

Each Owner agrees to pay all Impositions provided herein when due and upon demand of said Trustee or the Association, to pay, discharge, or remove any and all liens except a first mortgage or deed of trust lien which may hereafter be placed against said Lot which would adversely affect the lien granted herein, and in case the Trustee or his successors of the Association shall hereafter be required to appear in any court or tribunal to enforce, or defend the title to, or possession of, or costs and expenses of such appearance or proceedings, together with a reasonable attorney's fee, shall be allowed and be payable by said Owner upon demand of the Trustee or the Association, and upon failure to do any of these things then said Trustee or Association may do any or all of said things, and the amounts so paid shall bear interest from the date of payment at the highest rate then permitted by the laws of the State of Tennessee and shall be and become a part of the indebtedness secured hereby.

If any Imposition, together with interest thereon, is not paid promptly when due or within a period of cure allowed above, or if after said Owner fails to pay any other sums due as above provided, or further, fail to reimburse the Trustee or Association within thirty (30) days from the date of the Trustee's or Association's payment of such sums, this trust conveyance shall remain in full force and effect, and the said Trustee or his successor in trust is hereby authorized and empowered, upon giving twenty (20) days' notice by three (3) publications in any daily or weekly newspaper published in Maury County, Tennessee, to sell said Lot at the front door of the Courthouse in said County to the highest bidder for cash at public outcry, free from the equity of redemption, statutory rights of redemption, homestead, dower, and all other exemptions of any kind which are hereby expressly waived; and the said Trustee or his successor in trust, is authorized and empowered to execute and deliver a deed to the purchaser at such foreclosure sale. The Association may bid at any sale under this trust conveyance. The Trustee may at any time after default and the payment of any of the above described indebtedness enter and take possession of said Lot and shall only account for the net rents actually received by said Trustee. It is further agreed that in the event the Trustee fails, before selling said Lot as herein provided, to enter and take possession hereof, the purchaser shall be entitled to immediate possession of said Lot upon delivery to him by the Trustee of a deed for said Lot. In case of sale hereunder, the Trustee shall apply the proceeds as follows:

a. to the payment of all costs, charges and expenses of executing this conveyance and enforcing said lien as herein provided, together with reasonable attorney's fees for advice or for instituting and defending any litigation which may arise on account of the execution of this conveyance or the enforcement of said lien, together with the expenses and costs of any such litigation,

- b. to the payment of all taxes which may be unpaid upon said Lot,
- c. to the payment of all unpaid Impositions herein secured,
- d. the residue, if any, to be paid to the order of said Owners or their representatives or assigns.

In the event of the death, absence, inability, or refusal to act of said Trustee at any time when action of the foregoing powers and trusts may be authorized, or for any other reason, the lawful owner and holder of said lien is hereby authorized and empowered to name and appoint a successor in trust to execute this trust by an instrument in writing to be recorded in the Register's Office for Maury County, Tennessee, and title therein conveyed to the above named Trustee shall be vested in said Successor Trustee. The Trustee is authorized to appoint an attorney-in-fact to conduct in his stead and on his behalf and with the same power possessed by said Trustee as granted herein any and all foreclosure sales authorized above.

11. Priority of Lien. The lien described in this Article shall be subordinate to the lien of any Mortgagee under a recorded first mortgage or deed of trust encumbering any such Lot. In the event any Mortgagee becomes the Owner of such Lot after foreclosure thereof, or conveyance by deed in lieu of foreclosure, trustee's deed, or the like, such Mortgagee shall become subject to the lien reserved herein for the purpose of securing all Impositions becoming due from and after the date such Mortgagee accepts a deed to said Lot.

12. Mortgage Protection Clause. No breach of the covenants, conditions, or restrictions herein contained for the enforcement of any lien provisions herein shall defeat or render invalid the lien of any prior mortgage given in good faith and for value, but said covenants, conditions and restrictions shall be binding upon and effective against any Owner whose title is derived through foreclosure or other judicial sale or in lieu of such of any prior mortgage.

13. Each Owner shall indemnify and hold harmless each of the other Owners and the Association from any liability arising from the claim of any lien claimant or judgment debtor against the lot of any other Owner or of the Common Area. The Association or any affected Owner may enforce this obligation that includes reasonable costs and attorney fees in the manner of a special assessment or by action at law including all rights granted to the Association under Article V.

14. Notwithstanding the prior provisions of this Article V, the Declarant shall be exempt from all assessments unless Declarant constructs a residence on any lot in which case Declarant shall be subject to the same assessments as other owners within the Development.

ARTICLE VI

ARCHITECTURAL CONTROL COMMITTEE

1. Designation of Committee. The Association shall have an Architectural Control Committee (the "Committee") which shall consist of three Members who shall be natural persons. The Members of the Committee shall be appointed and be subject to removal at any time by the Developer until the termination of the Class B Membership, and thereafter by the Association's Board

of Directors. The Committee shall designate an individual as its Secretary, and all communications with the Committee shall be conducted through the Secretary.

2. Approval of Plans and Architectural Review Committee.

a. No construction, reconstruction, remodeling, alteration or addition to any structure, building, fence, wall, driveway, path or other improvement of any nature on any lot shall be constructed or undertaken without obtaining the prior written approval of the Board of Directors through the Architectural Review Committee appointed by the Board as to the intended location of same and as to its plans and specifications showing the nature, shape, height, materials and such other specifics as may be required including its architectural style. For this purpose, the Board of Directors shall establish an architectural committee composed of three (3) or more Members appointed by the Board which shall have full authority to review and act upon requests for approvals of such requests. As a prerequisite to consideration for such approval, and prior to the beginning of the contemplated work, the applicant must submit a set of plans and specifications with a written request for their approval. The Architectural Review Committee shall be the sole arbiter of same and may withhold approval for any reason including purely esthetic considerations. In the event the Board, or its designated Architectural Review Committee fails to approve or disapprove the plans for design and location within forty-five (45) days after they have been submitted, approval will not be required and this section will be deemed to have been fully complied with. Upon approval being given, construction shall commence within ninety (90) days thereafter, and shall be processed to completion promptly and in strict compliance with the approved plans; otherwise the approval shall be void. Each Owner acknowledges that the decor, color scheme, landscaping, and design of the property has been selected in such a manner as to be consistent and harmonious with other lots and residences in the Subdivision and agrees to maintain and perpetuate the visual harmony of the properties.

b. Prior to the formation of the Architectural Review Committee, the Declarant or his successors and assigns shall constitute or may appoint a person or persons to act as the Architectural Committee.

3. Design Criteria. In carrying out the functions of the Committee, and in order to insure uniformity of quality of the Improvements located within the Development, the Committee may prepare, but is not required to, a statement of design criteria which shall be observed in the construction of all Improvements within the Development (the "Design Criteria"). If prepared, the Developer and, after the termination of the Class B Membership, the Association, reserves the right to modify and amend the Design Criteria from time to time as it deems appropriate based upon changes and innovations in construction methods and techniques.

4. Deleted Intentionally.

5. Limited Effect of Approval of Plans. The approval of the Committee of an Owner's Plans for the construction of Improvements upon any Lot is not intended to be an approval of the structural stability, integrity or design of a completed improvement or the safety of any component therein but is required solely for the purpose of insuring compliance with the covenants contained herein and further to insure the harmonious and orderly architectural and aesthetic development and improvement of the Lots contained within the Development. Notice is hereby given therefore to any future occupant of any completed Improvement and all invitees, visitors and other persons who may

from time to time enter or go on or about such completed Improvements, that no permission or approval granted by the Committee, the Developer or the Association with respect to the construction of Improvements pursuant to this Declaration shall constitute or be construed as an approval of the structural stability of any building, structure or other Improvement and no liability shall accrue to the Developer, the Committee or to the Association in the event that any such construction shall subsequently prove to be defective.

ARTICLE VII

IMPROVEMENT, SETBACK AND USE RESTRICTIONS

1. Improvement Restrictions. In addition to the requirements of Article VI above concerning compliance with the architectural review authority of the Committee, the following restrictions apply to Improvements;

a. Minimum setback requirements on the Plat shall be observed. The Developer reserves the right to approve the location of each residence upon the Lot and to relocate the same, within the setback lines and/or building areas established by the Plat, in such manner as it shall be deemed, in its sole discretion, to be in the best interests of the overall Development and in furtherance of the goals set forth herein.

b. No residence upon any Lot may be occupied prior to approval of the Committee.

c. No lot may be used for any purpose except for the construction and maintenance of a residential building, and no such residential structure on any such lot shall be designed, constructed or used for more than one family.

d. No lot shall be resubdivided, but shall remain as shown on the recorded plat and not more than one residence building may be constructed or maintained on any one lot. A slight variance in the property lines may be made by adjacent owners, but not for the purpose of subdividing into more lots.

e. No noxious or offensive operations shall be conducted or maintained on any lot and nothing shall be constructed, reconstructed or kept on any lot, which may constitute an annoyance or nuisance to the neighborhood.

f. No animals or livestock of any kind shall be allowed or maintained on any lot, except that dogs, domestic cats, or other household domestic pets may be kept, provided that they are not kept for commercial purposes. No poultry of any kind or description shall be allowed or maintained on any lot at any time for any purpose.

g. No trailer, mobile home, modular home, tent, garage, barn, or other outbuilding shall be erected or used as either a temporary or permanent residence.

h. The developers of this subdivision, or their assigns, or the Architectural Review Committee, or its designees, reserve the right to enter upon any lot for the purpose of cutting grass, trimming trees and shrubs or generally cleaning up such lot if the same reasonably requires, charging the expense thereof to the owner thereof, which shall become a lien on the lot.

i. No sign of any kind shall be displayed on any lot except one non-illuminated sign of not more than four square feet advertising the property for sale.

j. All yard areas and landscape easements must be maintained in a neat and orderly fashion.

k. The minimum square feet of heated living area in houses shall be 1500 square feet excluding porches and garages. Front entry garages are permissible; provided, however, there must be an attached one-car garage under roof.

l. Also, dwellings must have a fifty percent brick front exterior finish, and a brick veneer foundation on all sides. Horizontally installed vinyl siding may comprise the remaining sides in accordance with standards set by Developer. Dwellings on slab foundations are permitted, but must have brick veneer on any block foundation. All garage doors must be of the highest aesthetic quality and design and the owner shall be required to install and maintain an operational garage door opener, and all garage doors shall remain closed, except for actual ingress or egress therein. There shall be no detached garages or other accessory buildings constructed or located on the premises without written approval from Architectural Review Committee (other than one dog house if same receives unanimous approval of the committee). All storage or out buildings are to be site built to match the exterior of the home. Also, any storage or out building shall be screened by 6' fence.

m. Any structure which is preassembled or already constructed and which a lot owner desires to move onto a lot covered by these restrictions must receive the prior unanimous approval of the Architectural Review Committee (sometimes hereinafter and the hereinabove referred to as "the Committee"), which approval may be withheld on the subjective grounds that the structure does not conform to the character and general atmosphere of the subdivision, even though said structure may meet all minimum square footage and other requirements.

n. (i.) No building shall be constructed or maintained on any lot (i) in any reserved drainage utility or landscape easement area; or (ii) closer to the street than the setback line as shown on the recorded plat; unless authorized by Architectural Review Committee and Board of Zoning Appeals where applicable.

(ii.) Once construction has commenced, it shall proceed diligently. Owner is responsible for maintaining a neat and orderly construction site.

o. (i.) The only fences which shall be permitted on lots shall be those erected with the express prior written approval of the Committee, which is charged to ensure that said fences conform to the general character and atmosphere of the neighborhood. The Committee may require, as a condition of approval, the use of hedges or other greenery as screening for the fence. All fences must be maintained in good repair, and landowners agree to abide by reasonable requests for repairs and maintenance as may be made by the Architectural Review Committee. Any fences on the said lots shall be made of brick, wrought iron or wood, shall not exceed six feet in height and shall not extend beyond the front building line. Wooden fences are to be constructed of redwood, cedar or other treated wood materials of similar quality. All fences

facing the street should be built with the finished side facing the street.

(ii.) On all lots except corner lots, no fence shall be permitted between the front of the building or setback line and the street. On all corner lots, no fence shall be permitted between either building or setback line and either street. In the event a landowner incorporates any utility, landscape or drainage easement shown on the recorded plat of Oakview Estates, within the boundaries of a fence, the inclusion of this area shall be done in such a manner so as not to interfere with any drainage on or other use of said easement.

p. All driveway entrances from the street to each lot shall conform to the following standards: The entrances from the street to each lot shall be sixteen (16) feet in width with a concrete apron running back three (3) feet from the entrance at street and tapering back to no less than twelve (12) feet in width to garage entry. The driveway including any turn around area must be constructed of concrete. A temporary gravel drive shall be constructed from the street to the side of the proposed dwelling before or at the time construction of said dwelling is commenced.

q. No dwelling shall be constructed on any lot closer than ten (10) feet to either side of lot line or within the side setback lines as shown on the plat of the subdivision.

r. All dwellings constructed on any lot shall have a full masonry or slab foundation.

s. All swimming pools are to be of in-ground construction. No aboveground swimming pools are allowed.

t. No lot owner may construct or place any dwelling, outbuilding, clothes line, fence or any other structure, pen or enclosure, on the lot owner's property without the prior written approval by the Architectural Review Committee of the elevation or exterior design, colors, location and building material. Playground sets and trampolines are permitted without obtaining Architectural Review Committee so long as they are reasonably maintained and placed behind the home. It is the intent of these restrictions that this committee shall ensure a uniform, aesthetically pleasing subdivision without the utilization of garish colors or architectural designs. The Architectural Review Committee is empowered to waive provision of these restrictions for good cause shown; provided, however, that this power shall not extend to reducing the minimum square footage as specified in paragraph 9 hereof.

u. All equipment, garbage cans, service yards, woodpiles or storage piles shall be kept screened by adequate planting or fencing so as to conceal from the view of neighboring houses and streets. All rubbish, trash or garbage shall be regularly removed from the premises and shall not be allowed to accumulate thereon.

v. No exterior television or radio antennae of any sort or satellite reception dishes shall be placed, allowed, or maintained upon the front roof of any dwelling or upon the front or side yard of any lot, and no antenna or satellite dish shall exceed the height of the peak of the roof lines of the dwelling on any lot.

w. No boat, trailer, all-terrain vehicle, or motor home or other recreational vehicle of any kind shall be kept other than in garage or in the rear yard, screened from the view of neighbors and streets. No commercial vehicle of

any kind shall be kept other than in garage, rear yard or other screened from the view of the neighbors and streets. No abandoned vehicles shall be stored on the premises.

x. No building material or any kind or character shall be placed or stored upon any of said lots until the owner is ready to commence construction of improvements. Building materials shall not be placed or stored on the premises.

y. Sales trailers or model homes with flags and signs shall be permitted as an aide to the builder and/or developer in the sale of new homes and/or lots. Use of garage in model home as sales center will be permitted.

z. No basketball goals will be permitted in the side or front yards.

aa. All setbacks must meet minimum governmental restrictions.

bb. All mailboxes must be the uniform design established by the Developer.

cc. Lot owners are responsible to ensure sidewalks are installed by the builder of any homes within the Development in accordance with the standards adopted by the Developer.

dd. The Developer or its assigns reserves the right to enter upon any lot for the purpose of cutting grass and cleaning up such lot if the same reasonably requires, charging the expense thereof to the lot owner, which expense shall be come a lien upon the lot.

ee. Children of residents or their guests shall not be permitted in drainage ditches during wet weather.

ff. Roof pitch must be no less than 6' x 12'.

gg. Exposed metal fireplace chimneys are prohibited.

hh. No outside clotheslines or other apparatus for the drying of clothes shall be permitted.

ii. Lot owners are prohibited from obstructing the free flow of storm surface water drainage and/or diverting, and/or changing such drainage flow in any manner resulting in damage or hazard to any other lot owner.

2. Maintenance

a. All Lots, together with the exterior of all Improvements located thereon, shall be maintained in a neat and attractive condition by their respective Owners.

b. In the event any Owner shall fail to maintain the Improvements situated upon his Lot in a manner satisfactory to the Association, the Association may upon the vote of at least two-thirds of the Board of Directors and after ten (10) days notice in writing to the offending Owner during which time said Owner has continued to fail to commence the correction of the matter

in question, may enter upon said Lot and perform the maintenance of the Improvements itself. The cost of such maintenance shall be added to and become a part of the assessment to which such Lot is subject and the Owner of such Lot shall be personally liable for the cost thereof.

3. Further Use Restrictions.

a. No Owner shall use its Lot in such a manner as to create a nuisance. No Owner shall commit waste upon any Lot without the Development.

b. No wrecked vehicle or vehicles in a non-functional condition or vehicles without proper registration shall be parked on any Lot or upon any of the Common Areas. No house trailers, mobile homes, modular homes, or shall be permitted within the Development.

c. No animals, livestock, poultry of any kind shall be raised, bred, pastured or maintained on any Lot except household pets which shall be kept in reasonable numbers as pets for the sole pleasure of the occupants, but not for any other purpose or use. No such household pets shall be permitted to the extent they become a nuisance to neighboring Lot Owners. No pets shall be permitted outside the boundaries of the Owner's Lot unless accompanied by their owners and on a leash. The Board, or any individual resident, may take appropriate measures to insure compliance with this provision, including without limitation, having the animal picked up by the appropriate governmental authorities.

d. No Owner shall cause or allow any use of his Lot that results in noise which disturbs the peace and quiet of the Development. This restriction includes, without limitation, dogs whose loud and frequent barking, whining or howling disturbs other Lot Owners, exterior music systems or public address systems, and other noise sources which disturb other Owners' ability to peacefully possess and enjoy their Lots.

e. No Owner shall permit or cause the escape of such quantities of dense smoke, soot, cinders, noxious acids, fumes, dust, or gases as to interfere with the use and enjoyment by other Owners of their Lots.

f. No house or other structure on any Lot shall be used for any business or purpose. Each Owner shall refrain from any act or use of his Lot which could reasonably cause embarrassment or discomfort or annoyance to the neighborhood. No noxious, offensive or illegal activity shall be carried out upon any Lot.

g. Each Owner shall observe all governmental building codes, health restrictions, zoning restrictions and other regulations applicable to his Lot. In the event of any conflict between any provision of such governmental code, regulation or restriction and any provision of this Declaration, the more restrictive provision shall apply.

h. Preassembled structures for residential purposes shall not be permitted even though they may meet the minimum square footage requirements and all other requirements.

i. The pursuit of hobbies or other inherently dangerous activities including without limitation the assembly and disassembly of motor

vehicles or other mechanical devices, the shooting of firearms, fireworks, or other pyrotechnic devices of any type or size, and other such activities shall not be allowed upon any Lot.

j. All driveway entrances from the street to each lot shall conform to the following standards: The entrances from the street to each lot shall be eleven feet (11') in width tapering back to no less than twelve feet (12') in width. The eleven foot (11') apron shall extend to the inside edge of the sidewalk and said apron is to be of broom finish concrete only or asphalt.

ARTICLE VIII

EASEMENTS

1. General. A perpetual easement as shown on the plats is reserved on each lot for the construction and maintenance of utilities, such as drainage, electricity, gas, water main, sewage, etc., and no structure of any kind shall be erected or maintained upon or over said easement. It is understood and agreed that all easements granted herein, or by deed, or identified in the recorded plat of Oakview Estates, may be used to service additional subdivision sections within all sections of Oakview Estates.

2. Emergency. There is hereby reserved without further assent or permit, a general easement to all policemen and security guards employed by Developer or Association, firemen, ambulance personnel, garbage collectors, mailmen, utility personnel, delivery service personnel and all similar persons to enter upon the Development or any portion thereof which is now or hereafter made subject to this Declaration in the performance of their respective duties.

3. Easements Over Common Areas. The Plat designates certain areas for roads, utilities, drainage, Common Areas, and recreational areas. The easements so designated on the Plat encumber the Lots as shown on the Plat and are hereby established as perpetual and irrevocable easements. Said easements are granted and reserved for the use and benefit in common of all owners in the Development and their agents, servants, family members and invitees. No Owner shall have the right to restrict, impede or take any action in any way to prohibit or limit the use in common by all Owners of said easements. However, use of the easements and Common Areas shall be subject to and governed by provision of this Declaration and the by-laws, rules and regulations of the Association.

4. Easements for Utilities. Easements for installation of utilities and drainage facilities are reserved as shown on the recorded Plat and as set forth herein or as required by later amendments. Within these easements, no structure, planting or other material shall be placed or permitted to remain which may interfere with the installation and maintenance of utilities, or which may change the direction or flow of drainage channels in the easements, or which may obstruct or retard the flow of water through drainage channels and easements.

5. Common Areas. The Common Area consists of drainage facilities, the entrance way and sign, and a playground area; all of which shall be maintained by the Association.

6. Association Functions. There is hereby reserved to Declarant, any successor to Declarant, and the Association, or the duly authorized agents,

representatives and managers of the Association, such easements as are necessary to perform the duties and obligations of the Association as are set forth in this Declaration and any other Oakview Estates documents.

7. Ingress and Egress. In addition, there is reserved to Declarant for the use and benefit of any adjoining property that has been added as a new section to Oakview Estates or is intended to be added as a new section, a right of ingress and egress over the streets, a right to attach to and use sewer and utility easements and such other easements as may be necessary to develop said property.

8. Covenants Running with Land. Each of the easements provided for in this Declaration shall be deemed to have been established upon the recordation of this Declaration, and shall thenceforth be deemed to be covenants running with the land for the use and benefit of the lots and units, and Common Areas as the case may be, superior to all other encumbrances applied against or in favor of any portion of the properties which is the subject of this Declaration.

9. Subject to Prior Utility Easements. Notwithstanding anything herein expressed or implied to the contrary, this Declaration shall be subject to all easement heretofore or hereafter granted by Declarant for ingress or egress and for the installation and maintenance of utilities, sewers, television cables, drainage, and similar facilities that are necessary or appropriate for the development of the properties.

10. Utility Easements, Duties and Rights. The rights and duties of the Owners of lots with respect to sanitary sewers and water, electricity, television cables, gas and telephone, shall be governed by the following:

a. Whenever sanitary sewer house connections and/or water house connections or electricity, television, gas or telephone lines are installed within the properties, which connections or any portion thereof lie in or upon lots owned by others, then the Owners of the lot served by said connections, shall have the right, and are hereby granted, an easement to the full extent necessary therefor, to enter upon said lots or to have the utility company enter upon the lots within the properties in or upon which said connections, or any portion thereof lie, to repair, replace and generally maintain said connections as and when the same may be necessary.

b. When sanitary sewer house connections and/or water house connections or electricity, television cables, gas or telephone lines are installed within the properties, which connections serve more than one (1) lot, the Owner of each lot served by said connections shall be entitled to full use and enjoyment of such portions of said connections as service his lot.

ARTICLE IX

SALE OR LEASE OF LOTS

1. Sales, Resales and Advertising. No signs shall be permitted on any lot except one, non-illuminated sign advertising the house or lot for sale or rent not exceeding four (4) square feet in size.

ARTICLE X

INSURANCE

1. Casualty Insurance. The Association shall keep all insurable improvements and fixtures on the Common Area insured against loss and damage by fire for the full insurable replacement cost thereof, and shall obtain insurance against such other hazards and casualties as the Association may deem desirable as well as a general liability insurance policy covering all Common Areas with coverage of at least One Million Dollars (\$1,000,000.00) for bodily injury or property damage for any single occurrence as well as coverage for any legal liability that results from lawsuits related to employment contracts in which the Association is a party. All policies shall provide that they may not be cancelled or substantially modified without ten (10) days written notice to all insureds including the mortgagees if any. The Association shall also insure any other property whether real or personal, owned by the Association, against loss or damage by fire or casualty and such other hazards as the Association may deem desirable, with the Association as the owner and beneficiary of such insurance. All casualty, liability and fidelity bond coverage shall be in such manner and in such amount as required by the Federal National Mortgage Association (FNMA), and their requirements thereto as set forth in Sections 501-504, FNMA Lending Guide, are adopted herein by reference. Any insurance coverage with respect to the Common Area or otherwise shall be written in the name of, and the proceeds thereof, shall be payable to the Association. Insurance proceeds shall be used by the Association for the repair or replacement of the property for which the insurance was carried. Premiums for all such insurance carried by the Association are common expenses included in the common assessments made by the Association.

2. Replacement or Repair of Property. In the event of damage to or destruction of any part of the Common Area improvements, the Association shall repair or replace same from the insurance proceeds available. If such insurance proceeds are insufficient to cover the cost of repair or replacement of the property damaged or destroyed, the Association may make a special assessment against all owners to cover the additional cost of repair or replacement not covered by the insurance proceeds, in addition to any other common assessments made against such lot Owner.

3. Other Insurance. The Association may also maintain and pay for insurance policies or bonds that are appropriate for the protection and benefit of the Association, Members of the Board and any standing Committee, tenants or guests, including, but without limitations, workers' compensation, malicious mischief, and performance of fidelity bonds.

4. Annual Review of Policies. All insurance policies shall be reviewed at least annually by the Board of Directors in order to ascertain whether the coverage contained in the policies is sufficient to make any necessary repairs or replacement of property which may be damaged or destroyed.

5. Hazard, flood, Homeowners and Fire Insurance. Each Owner shall obtain and maintain in effect fire and appropriate damage and physical loss insurance, all in an amount equal to the then current full replacement value of each residence and improvement owned by such Owner, which may be established from time to time by the Board or the Association by resolution. Such additional insurance requirements may be set forth in agreements or other undertakings which the Board or Association may enter into with or for the

benefit of holders or insurers of mortgages secured upon portions of the properties.

6. Obligation to Repair and Restore.

a. Subject only to the rights of an institutional holder of the first mortgage lien on the damaged lot, insurance proceeds from any insurance policy covering a lot shall be first applied to the repair, restoration, or replacement of such residence. Each Owner shall be responsible for the repair, restoration, or replacement of each residence owned by such Owner pursuant to the terms hereof. Any such repair, restoration or replacement shall (subject to advances and changes in construction techniques and materials generally used in such construction and in currently generally accepted design criteria) be generally harmonious with the other Oakview Estates residences, and reconstruction must be consistent with plans approved by the Architectural Committee. Such repair and restoration will be commenced as soon as possible.

b. If the proceeds of insurance are insufficient to pay for the cost of repair, restoration, or replacement of a residence or improvement, the Owner of such residence shall be responsible for the payment of any such deficiency necessary to complete the repair, restoration or replacement.

7. Association Rights. If any Owner fails to obtain the insurance required in this Article, or fails to pay the premiums therefor when and as required or fails to otherwise perform the obligations of an Owner under this Article, the Association may (but shall not be obligated to in any manner) obtain such insurance, make such payments for any such Owner, and/or perform such obligations, and add the cost of such payments or performance, as a special assessment, to the assessments of such Owner and enforce the payment of the assessment in a like manner as a general assessment.

8. Proof of Insurance. Each Owner shall provide the Association with a copy of an appropriate insurance policy and a paid receipt thereof, showing that the Owner has proper hazard, fire, flood and homeowner's insurance coverage. Failure to so provide such insurance proof on an annual basis or at such other times as the Association may reasonably require will be construed as a default of the obligations under this Article, and the Association may take whatever reasonable steps it deems necessary, including the procurement of insurance on said residence, with the Owner to be liable for such procurement as set forth above. All such insurance shall contain a provision for the notification of the Oakview Estates Homeowner's Association, and each mortgage holder named in the mortgage clause, at least ten (10) days prior to the cancellation, or substantial change, of coverage. Nothing herein shall be construed so as to require the Association to procure, insure or be a guarantor that insurance is procured or in force on any lot.

9. Notice to First Mortgagees. In the event of substantial damage to or destruction of any part of the Common Elements, the institutional holder of any first deed of trust or mortgage on a lot will be entitled to timely written notice of any such damage or destruction and no provision of any document establishing the Property will entitle the Owner of a lot or other party to priority over such institutional holder with respect to the distribution to such lot of any insurance proceeds.

ARTICLE XI

EXTERIOR MAINTENANCE

1. Maintenance of, repairs to and replacements to the Common Elements shall be the responsibility of and shall be furnished by the Association. The cost of maintenance of, repairs to and replacements to the Common Elements shall be part of the common expenses, subject to the By-Laws, Rules and Regulations of the Association. If, due to the act or neglect of a lot Owner, or of his agent, servant, tenant, family member, invitee, licensee or household pet, damage shall be caused to the Common Elements, to the sidewalks, or to a lot owned by others, or maintenance, repair or replacement are required which would otherwise be a common expense, then such lot Owner shall pay for such damage or such maintenance, repair or replacements, as may be determined by the Association, to the extent not covered by the Association's insurance or sufficient proceeds are not collected from the insurance carrier or to the extent any such claim raises insurance premiums.

In addition to the utility and maintenance easements as may appear on the Plat, the authorized representatives of the Association, Board or of the Managing Agent with approval of the Board, shall be entitled to reasonable access to the individual lots as may be required in connection with the preservation of any individual lot in the event of an emergency, or in connection with maintenance of, repairs or replacements of the Common Elements or any equipment, facilities or fixtures affecting or serving other lots and the Common Elements or to make any alteration required by any governmental authority.

2. It will be the responsibility of each lot owner to maintain their own mailbox in keeping with the specific design approved by the Developer.

3. Each lot Owner is responsible for all exterior maintenance on his own lot. Each owner shall repair, maintain or replace all exteriors on any building in a good and husbandlike manner. Additionally, all landscaping, plants, shrubs, driveways, walks, yards, sidewalk adjacent to the street, etc., shall be maintained in a neat, orderly condition and in a good state of repair and maintenance. All exterior maintenance, including painting, shall be done in the color, method and design that is suitable and approved by the Architectural Committee. The Architectural Committee can base its decisions solely on esthetic considerations.

ARTICLE XII

ANNEXATION AND/OR ADDITION OF OTHER AREA TO PROPERTY

1. General. Declarant or his successors and assigns, shall be allowed to annex additional property by way of sections to Oakview Estates without the consent of the Association or its Members over any mortgagees or other lien holders; (other than those holding mortgages and liens on the real property being annexed) by the recordation of a supplementary Declaration as provided herein. Upon such annexation, the Association shall take whatever measures are necessary to add such annexed property and lots into the regime on an equal basis with the original property included hereunder.

2. Membership in Association. Upon the recording of any supplementary Declaration, those lot Owners contained therein shall become Members of the Association obtaining all rights due Members of the Association and becoming liable for all assessments and fees as set forth herein and/or in the

supplemental Declaration.

3. Common Area. All Common Areas in any annexed property will be deeded to the Association in fee simple to be held in accordance with this Declaration.

ARTICLE XIII

GENERAL PROVISIONS

1. Duration. The covenants, conditions and restrictions contained herein shall be appurtenant to and run with the land and shall be binding upon all Owners and parties hereinafter having an interest in any of the Development, and all parties claiming under them, until January 1, 2055, at which time they shall be automatically extended for successive periods of ten (10) years each, unless a majority of the votes attributable to Lots in the Development are cast in favor of a proposition to change, amend or revoke the restrictions in whole or in part at a duly called meeting of the Association within the final one (1) year of the term of this Declaration, as it may have been extended. Each purchaser or subsequent grantee of any interest in any property now or hereafter made subject to this Declaration, by acceptance of a deed or other conveyance therefor, thereby agrees that the covenants and restrictions of this Declaration may be extended as provided in this Article XIII, Section 1.

2. Amendment. The covenants and restrictions contained in this Declaration may be amended unilaterally by the Developer, without joinder of any Owner, for a period of fifteen (15) years from the date hereof. Thereafter, any amendment of this Declaration will require the affirmative vote of at least two-thirds (2/3) of the Votes entitled to be cast by the them Members of the Association, (both Class A and Class B) at a duly called meeting of the Association at which a quorum is present. Any such amendment shall not become effective until the instrument evidencing such change has been filed of record. Every purchaser or subsequent grantee of any interest in any property now or hereafter made subject to this Declaration by acceptance of a deed or other conveyance therefor, thereby agrees that the covenants and restrictions of this Declaration may be amended as provided herein.

3. Enforcement. All restrictions herein may be enforced by Developer, its successors and assigns until the termination of the Class B Membership, or by the Association acting by and through its Board, or by the Architectural Review Committee, by proceeding at law or in equity against the Person violating or attempting to violate any covenant or covenants, either to restrain the violation thereof or to recover money damages, together with reasonable attorneys' fees and court costs. Furthermore, after the termination of Developer's Class B Membership in the Association, in the event the Association fails to act to enforce any restriction contained herein, any Owner of any Lot may enforce these restrictions as aforesaid against any other Owner. Notwithstanding the foregoing, the covenants contained in Article VIII hereof regarding the Developer's option to purchase Lots shall be enforceable only by Developer and not by its successors or assigns unless said rights are specifically assigned thereby Developer in writing.

4. Partial Invalidity. Any invalidation of any one or more of these restrictions by judgment, court order, or statute, for failure on the part of Developer or its successors or assigns to enforce any of said restrictions, shall in no way affect any of the other provisions hereof or be deemed as a waiver of the right to enforce such restrictions at any time after the violation thereof. Invalidation of any one or more of these restrictions by judgment or court order

shall neither affect any of the other provisions not expressly held to be void nor the provisions so void in circumstances or applications other than those expressly invalidated, and all such remaining provisions shall remain in full force and effect together with the provisions ruled upon as they apply to circumstances other than those expressly invalidated.

5. Abatement. In the event that any Owner violates any of the terms or conditions of this Declaration and fails to cure the same within ten (10) days after written notice thereof, then Developer, in addition to any other rights and remedies provided for herein, shall have the express right, privilege and license to enter upon any Lot to take any reasonable action to cure such violation, and all reasonable costs thereof shall be at the expense of the Owner of such Lot and shall be payable upon demand by Developer, including reasonable attorney fees.

6. Notice. All notices required or permitted hereunder shall be in writing and effective when deposited in the U.S. mail, postage prepaid, addressed to any Owner at the address of the Lot owned by such Owner, or addressed to the Developer as follows:

The Enclave at Oaklawn, LLC
Attn: Huntly Gordon
Post Office Box 461
Thompson's Station, TN 37179

or such other address as Developer may, by notice to each of the Owners, designate.

7. Headings and Binding Effect. Headings have been inserted only for convenience and are in no way to be construed as defining, limiting, extending or otherwise modifying or adding to the particular paragraphs to which they refer. The covenants, agreements and rights set forth herein shall be binding upon and inure to the benefit of the respective heirs, executors, successors and assigns of the Developer and all persons claiming by, through or under Developer.

8. Exoneration of Developer. Each Owner of any Lot in the Development, or any other party having an interest in any portion of the Development, expressly agrees that no duty or obligation is imposed upon Developer to enforce or attempt to enforce any of the covenants or restrictions contained herein, nor shall Developer be subject to any liability of any kind or nature whatsoever resulting out of any claim by any third party asserting that Developer failed to enforce the same.

IN WITNESS WHEREOF, the Developer has caused this Declaration of Protective Covenants, Conditions and Restrictions to be duly executed this ____ day of _____, 2015.

The Enclave at Oaklawn, LLC

By: _____

Title: Officer

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence),

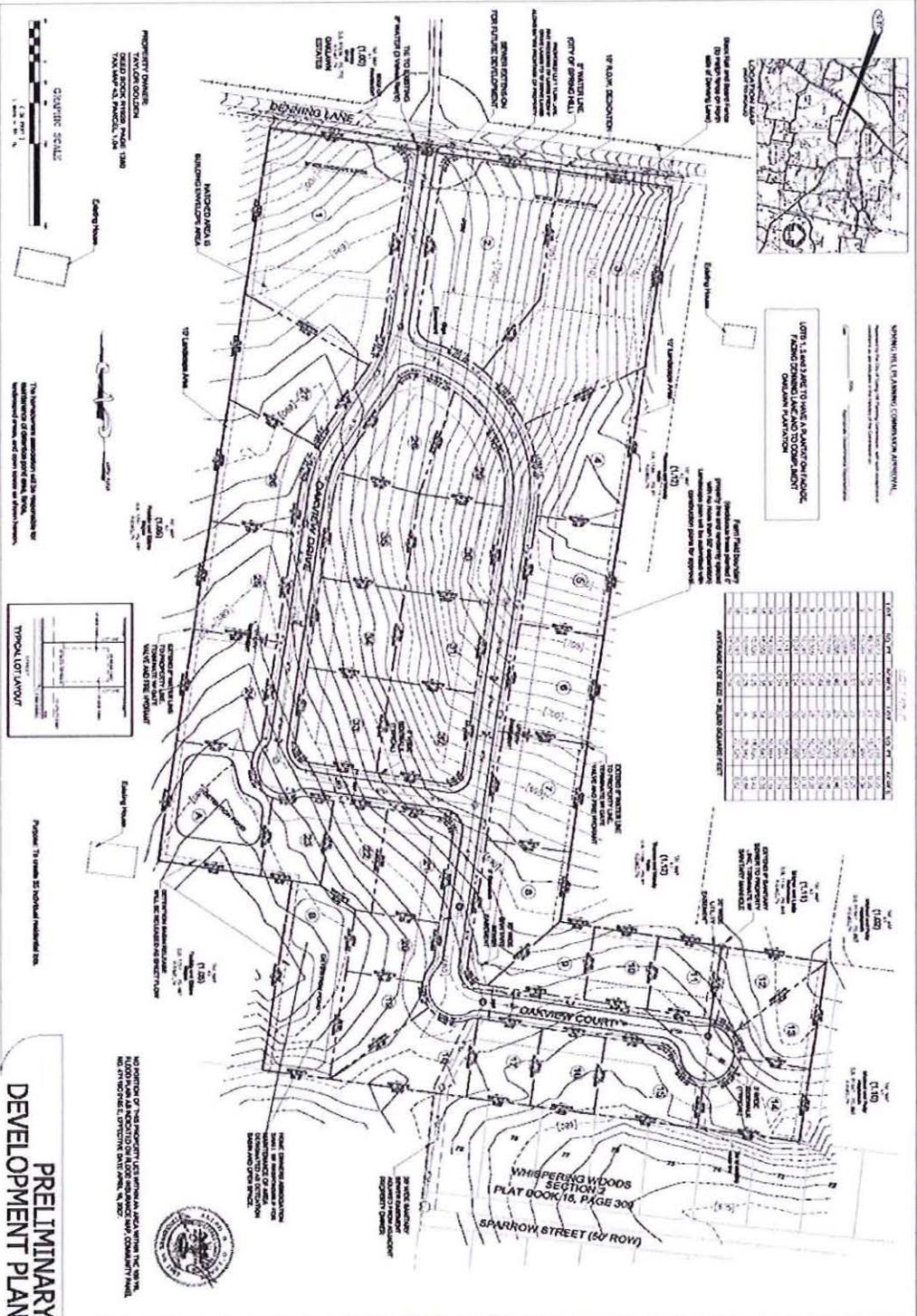
and who, upon his oath, acknowledged himself to be an Officer of The Enclave at Oaklawn, LLC, the within named Developer, a Tennessee Limited Liability Corporation, and he as such Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Corporation by himself as such Officer.

WITNESS MY HAND and official seal at my office on this the _____ day of _____, 2016.

Notary Public

My commission expires: _____

Preliminary Master Plan



PRELIMINARY DEVELOPMENT PLAN
1 OF 1

O'LEARY & ASSOCIATES
LAND SURVEYING
2558 Nashville Highway • Columbia, TN 38401 • (931) 499-2088
a/en@olearyandassoc.com

PRELIMINARY DEVELOPMENT PLAN
OAKVIEW ESTATES
Tax Map 43, Parcel 1.04
Moory County, Spring Hill, Tennessee

Proposed Elevation



Proposed Elevation





Oakview

*an age targeted
planned unit development*

*17 elevations
11 choices of brick
11 choices of stone
4 paint schematics*

Oakview

2,275 Plan

One-Story, 4 Bedroom, 2 Bath, with 3-Car Garage



Oakview

2505 Plan

One-Story, 4 Bedroom, 3 Bath, with 3-Car Garage



Oakview

2674 Plan

One-Story, 4 Bedroom, 2.5 Bath, with 3-Car Garage



Elevation-"A"



*Elevation-"A"



Elevation-"B"



*Elevation-"B"

Oakview

2855 Plan

One-Story, 5 Bedroom, 3 Bath, with 3-Car Garage



Oakview

3122 Plan

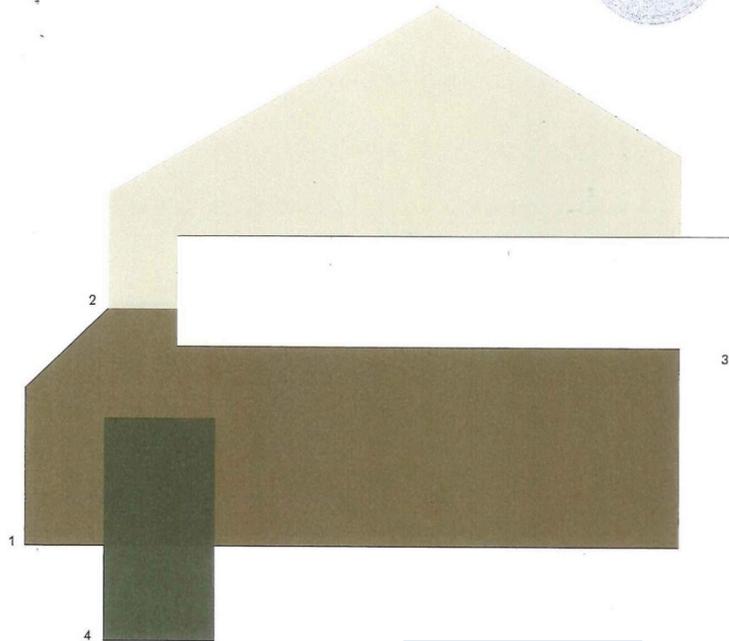
One-Story, 5 Bedroom, 4 Bath, with 3-Car Garage



Oakview

Paint Options

Scheme A

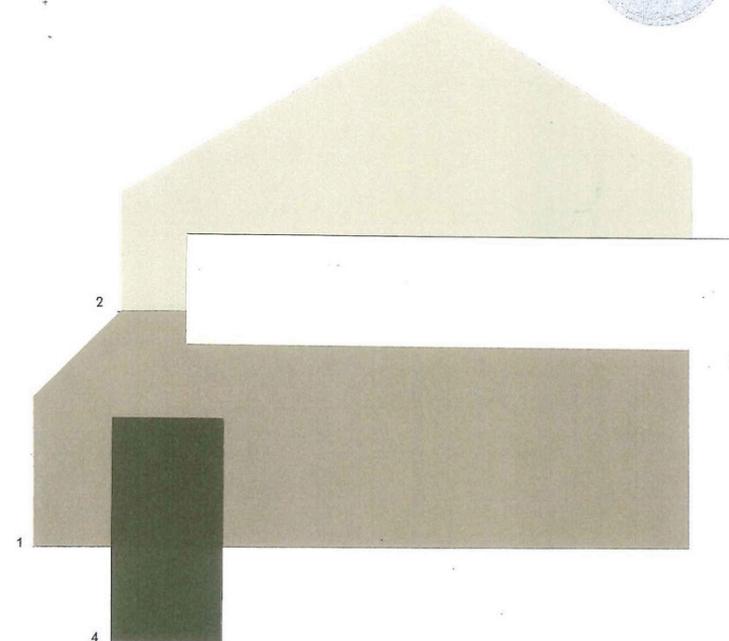


Scheme A



	Vinyl Siding Communities	Hard Siding Communities	
1 Siding	Brownstone	Hopsack	SW 6109
2 Shake	Soft Maple	Kilim Beige	SW 6106
3 Trim	Linen	Divine White	SW 6105
4 Accent	High Tea	High Tea	SW 6159
Gutters	Linen	Linen	

Scheme B



Scheme B

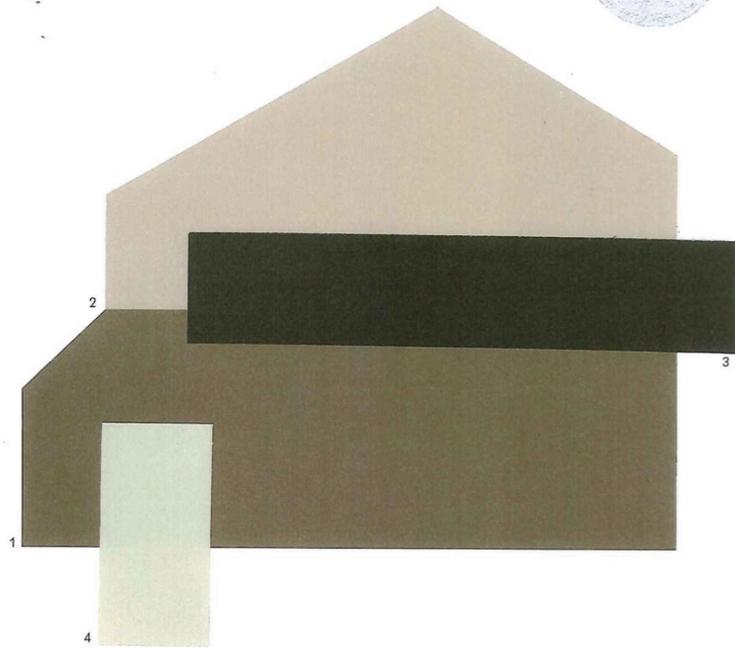


	Vinyl Siding Communities	Hard Siding Communities	
1 Siding	Wicker	Latte	SW 6108
2 Shake	Soft Maple	Kilim Beige	SW 6106
3 Trim	Linen	Divine White	SW 6105
4 Accent	High Tea	High Tea	SW 6159
5 Gutters	Linen	Linen	

Oakview

Paint Options

Scheme D

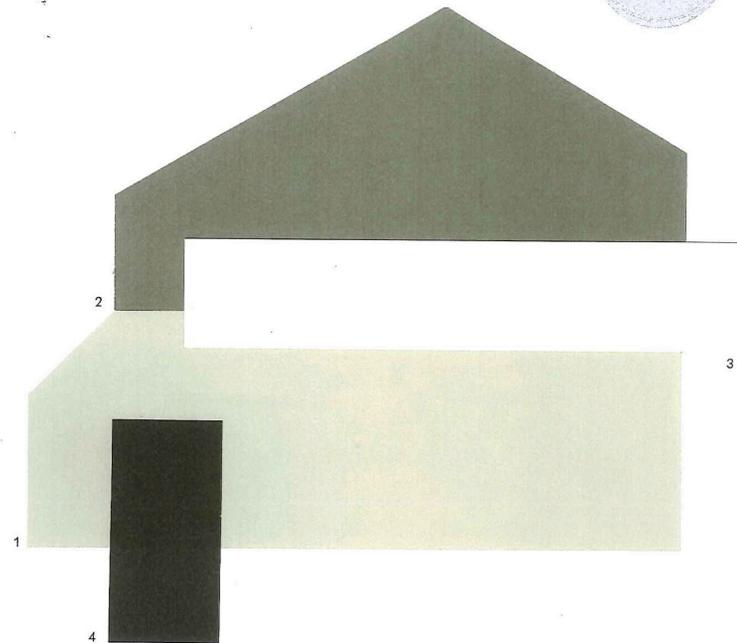


Scheme D

	Vinyl Siding Communities	Hard Siding Communities	
1 Siding	Brownstone	Portabello	SW 6102
2 Shake	Wicker	Nomadic Desert	SW 6107
3 Trim	Sand	Kilim Beige	SW 6106
4 Accent	Status Bronze	Status Bronze	SW 7034
5 Gutters	Musket Brown	Musket Brown	



Scheme H



Scheme H

	Vinyl Siding Communities	Hard Siding Communities	
1 Siding	Soft Maple	Kilim Beige	SW 6106
2 Shake	Flagstone	Sawdust	SW 6158
3 Trim	Linen	Natural Choice	SW 7011
4 Accent	Well-Bred Brown	Well-Bred Brown	SW 7027
5 Gutters	Linen	Linen	



Oakview

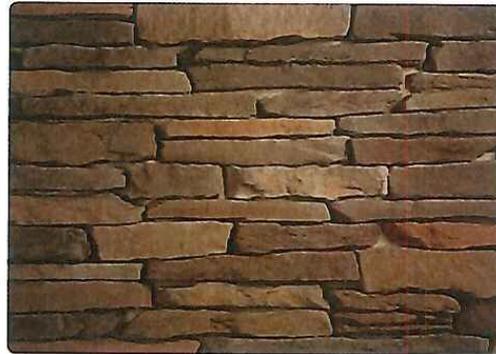
Stone Options

The genuine textures of LedgeStone make it a natural choice for a “stacked-stone” appearance in these rich colors.

Standard Color Selections



SIERRA



CHESTNUT COVE



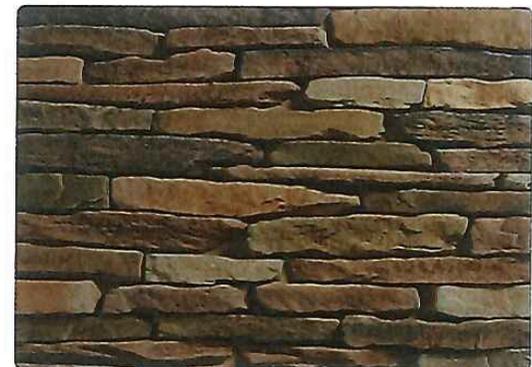
VALLEY FORGE



CUMBERLAND



BLUEGRASS



PINEHURST BLEND

Oakview

Stone Options

Standard Color Selections



WESTCHESTER



MOSSY CREEK

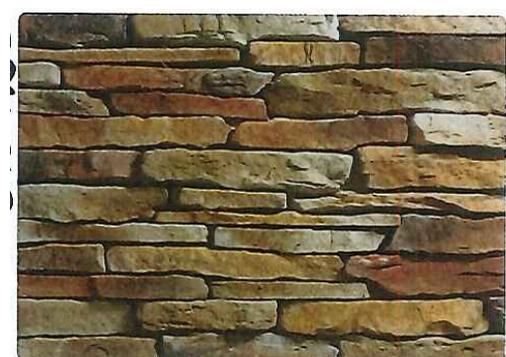
Premium Color Selections



HERMITAGE



SHENANDOAH



PECAN

Oakview

Brick Options



Everest Gray Tudor
(Spring City, TN)

Rome LaCosta
(Rome, GA)

Manor House Tudor
(Mooresville, IN)

Oakview

Brick Options



Millstone
(Rome, GA)

Innsbrook
(Spring City, TN)

Autumn Ridge
(Rome, GA)

Oakview

Brick Options



Cortez
(Rome, GA)

Old Vienna
(Spring City, TN)

Coopers Mill
(Mooreville, IN)

Oakview

Brick Options



Berrywood
(Rome, GA)



Arcadia
(Mooresville, IN)

Ordinance 16-11

(RZN 162-2016)

Ordinance 16-11, to rezone property located at 3331 Denning Lane, from R-1, Historically Significant, to R-6, Traditional Neighborhood. *(to be considered by the Planning Commission on June 13, 2016)* Dara Sanders, City Planner



(Ordinance to be submitted after Planning Commission recommendation)

SUBJECT: ORD 16-11 (3331 Denning Lane)

DATE: June 6, 2016

ATTENTION: Board of Mayor and Aldermen (BOMA)

DEPARTMENT HEAD: Dara Sanders, Planning Director



STAFF MEMORANDUM

Property description: This property is located at the northwest intersection of Kedron Road and Denning Lane and is developed for the historic Oaklawn Plantation. This 82.7-acre tract is zoned R-1, Low Density Residential, and is designated by the Board of Mayor and Aldermen (BOMA) as historically significant. Because of this designation, Historic Commission review and recommendation for this request is required prior to the Planning Commission's recommendation to the BOMA.

Surrounding area: The majority of the surrounding properties are zoned and developed for low-density single family or agricultural uses. The property to the northwest is approved for the development of 602 dwelling units on 307 acres and was denied use of an existing access drive onto Denning Lane due to negative traffic impact concerns on the street and incompatibility with the surrounding properties. Further, the developers of Southern Springs were required to incorporate extensive landscaped buffers between their residential development and the subject property due to the impact of the new neighborhood on the grounds and viewshed of the historic Oaklawn Plantation.

Request: The applicant requests rezoning approval from R-1, Low Density Residential, to R-6, Traditional Neighborhood Development, to allow for 422 multi-family and single-family dwellings within 52 acres (an average density of 5.1 dwelling units per acre), eight (8) acres of commercial development, and associated open space.

ALL INFORMATION REQUIRED BY THE ZONING ORDINANCE HAS NOT BEEN PROVIDED.

Streets and sidewalk: Denning Lane (a Collector street designation) is a two-lane unimproved street with approximately 17 feet of pavement, no striping, and open ditch. Similarly, Kedron Road (an Arterial) is a two-lane unimproved street with approximately 23 feet of pavement. A portion of Kedron Road to the north of the subject property is required to be improved as part of the Southern Springs development.

Bicycle and Greenway Plan: Denning Lane is designated as a bike lane route. The applicant does not indicate in the bubble plan provisions for a bike lane on Denning Lane in accordance with the City's plan.

Required information: The following information is required by the Zoning Ordinance, was requested at the staff review meeting, and has not been submitted. Prior to being added to Planning Commission's June 13th meeting agenda, the applicant is required to provide the following information –

- (a) Utility available to serve this proposed development;
- (b) Conformity to the Lot and Block Standards for this requested Zoning District;
- (c) Conformity to the Circulations Standards for this requested Zoning District;
- (d) Conformity to the Vehicular Standards for this requested Zoning District; and
- (e) Conformity to the Architectural and Landscape Standards for this type of requested development.

City of Spring Hill, Tenn.

199 Town Center Parkway | Spring Hill, TN 37174 | (931) 486-2252

Spring Hill Rising 2040: The future land use designation of the property is “Natural Area”, which applies to areas that have natural, cultural, and historic resources that are important to the community. The intent of this area is to preserve the character of the area. Building and development is rare in this category. When development does occur, it is typically associated with civic uses, such as parks and community centers. Every effort should be made to minimize the physical impact of any development on the historically significant resource(s).

The future land use designation of the surrounding property is “Residential Neighborhood Area”, which represents a transitional area between natural or rural settings and more intense environments, such as mixed use areas. The intent of this area is to preserve natural features in the built environment, enhance the access to housing options and urban amenities, such as jobs, retail services, and public services. The development pattern of this area varies from a low to moderate density, and new development should integrate different housing types of appropriate scale and context and increase connections between neighborhoods and other areas. This area includes low-intensity nonresidential uses where appropriate.

The City’s goal “We will protect and promote our natural and cultural resources” recommends promoting the preservation of important historic properties, structures, and landscapes.

The subject property is considered an important property for both its structures and landscape. The adjacent Southern Springs development was required to limit the average density of their development below that permitted by the underlying zoning district, required to incorporate extensive buffer yards far beyond that required by the Zoning Ordinance to limit its impact on and screen its view from the historic Oaklawn Plantation, and denied use of existing access onto Denning Lane due to the anticipated negative impact on the street and existing neighborhood.

This proposal will result in the loss of the majority of the historic landscape of the property, will reduce or eliminate the existing surrounding viewshed of the historic Oaklawn Plantation, and could negatively impact the historic significance and protection of a property designated by the City and Federal Governments as historically significant.

The City’s Goal “We will grow smarter” aims at promoting Smart Growth Principles and traditional neighborhood design that promotes walkability, connectivity, housing choice, public open space, and local opportunities for goods and services throughout our City.

Staff has not received information indicating that this proposal would work to achieve this goal. Further, the Planning Commission must consider the higher priority – preservation of the City’s unique, historic, and natural assets or traditional neighborhood design.

The City’s Goal “We will create a balanced transportation network” aims to achieve efficient, multi-modal transportation options that increase mobility and access to jobs and services, reduce travel times and congestion, and are fiscally sustainable.

This project has the potential to address the policies of this goal; however, the current proposal and disconnection for the existing public streets, particularly an Arterial, does not support this goal. Staff finds that this proposal would only increase congestion and compromise the integrity of the existing surrounding character.

Generally, the surrounding existing neighborhood form is primarily low-density residential, though the subject property, zoned R-1, is permitted to and is used frequently for nonresidential uses similar to that of an event center. Staff finds that the existing zoning designation will allow for the continued nonresidential use of the property while remaining compatible with the surrounding existing neighborhood form and protecting the sensitive historic character of the property.



Denning Lane facing Kedron Road. Proposed commercial development on the left side of this image.



Denning Lane facing away from Kedron Road. Proposed commercial development on the right side of this image.



Denning Lane facing away from Kedron Road. Proposed 422 homes on the right side of this image.



Area proposed for 422 dwelling units (apartments and single-family homes)

We will protect and promote our natural and cultural resources

Preserve historic and cultural resources that help define the community's sense of place and rich history, and ensure that the integrity and access to natural resources are protected

Policy: Promote the preservation of important historic properties, structures, and landscapes.

Strategy: Apply to the Certified Local Government (CLG) Program to become eligible for federal historic preservation funds.

Strategy: Conduct cultural resources survey to create a working inventory list of Spring Hill's historic and cultural resources.

Strategy: Seek local designation of existing National Register properties to ensure long-term preservation of the resources, and/or identify incentives for their preservation

Strategy: Pursue Main Street designation by National Trust for Historic Preservation and Tennessee Department of Economic Development.

Policy: Coordinate the creation of a greenway system.

Coordinate a greenway system that can connect the community with Spring Hill's important natural resources.

Strategy: Develop a city-wide Bike and Greenway Plan.

Strategy: Amend the zoning and subdivision regulations to ensure the implementation of the Bike and Greenway Plan.

Strategy: Pursue public-private partnerships to implement the Bike and Greenway Plan.

Policy: Preserve and enhance access to important natural resources.

Preserve the natural and ecological functions of the community's natural resources.

Strategy: Discourage development in environmentally sensitive areas, as delineated in the Natural development category (see Future Development Guide and Map).

Strategy: Utilize conservation easements and other land preservation tools to preserve important natural areas on either public or private lands.

Strategy: Review and modify development regulations to incorporate the recommendations from the Duck River Watershed Growth Readiness Report (See Natural and Cultural Resources chapter of Appendix A for more details).

Policy: Preserve and enhance access to open space and rural areas

Protect a range of open spaces, including tree canopies and viewsheds, which are available and easily accessible by the community to enjoy.

Strategy: Utilize the Future Land Use Map to guide appropriate locations for new development and to preserve areas desired to remain rural and agricultural.

Strategy: Incorporate minimum open space and tree protection requirements into development standards.

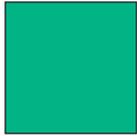
Strategy: Adopt a Conservation Subdivision Ordinance to maximize open space/natural vegetation preservation in new subdivision development.

Policy: Improve water quality protection.

Support the health and natural function of the community's waterways.

Strategy: Adopt a Conservation Subdivision Ordinance to maximize open space/natural vegetation in new subdivision development.

Strategy: Establish site design and development regulations that address watershed protection, such as ordinances for aquatic buffers, erosion and sediment control, and stormwater operation and maintenance.



Natural Areas

The Natural Development Category applies to areas that have natural, cultural, and historic resources that are important to preserve. The intent of this category is to preserve the natural character of the area, to preserve the natural functions of the environment, and to provide areas where residents and visitors can enjoy nature. Examples of this category include natural wildlife habitat, water bodies, and public preserves and parks.

To preserve the natural character of this area, the land should be left in an undisturbed state. Examples of important features that warrant preserving include rivers, streams, wetlands, floodplains, important wildlife habitats, and steep slopes.

Preserved areas can be both public and private. Public natural areas can be in the form of parks or government owned land. Privately owned natural areas can be in the form of conservation easements or undesirable areas for development because of sensitive natural features.

Emphasis should be placed on connecting natural features to support a healthy natural environment. When natural environments are interrupted or segregated by the built environment, their functional health is reduced.

Building and development is rare in this category. When development does occur, it is typically associated with civic uses such as parks, community centers, and camping grounds and infrastructure such as power lines or roads. Every effort should be made to minimize the physical impact of any development on the surrounding natural environment.

Opportunities to connect and enjoy nature are an important part of a community. This category should provide these opportunities through public preserves and low impact recreational activities. Examples of public preserves include federal, state, and local parks that can provide access to nature. Examples of low impact recreational activities include boating, hiking, fishing, and camping.



Design Principles

Site Design

- Preserve scenic views, natural habitats, and rural character
- Design buildings and sites to blend with surrounding landscape and reduce visual impacts.
- Preserve hillsides, hilltops, and tree canopy

Density/Intensity

- Natural landscape with limited density and intensity

Green Space

- Natural landscape
- Maintain connections between natural features, important agricultural land, and historic features

Transportation

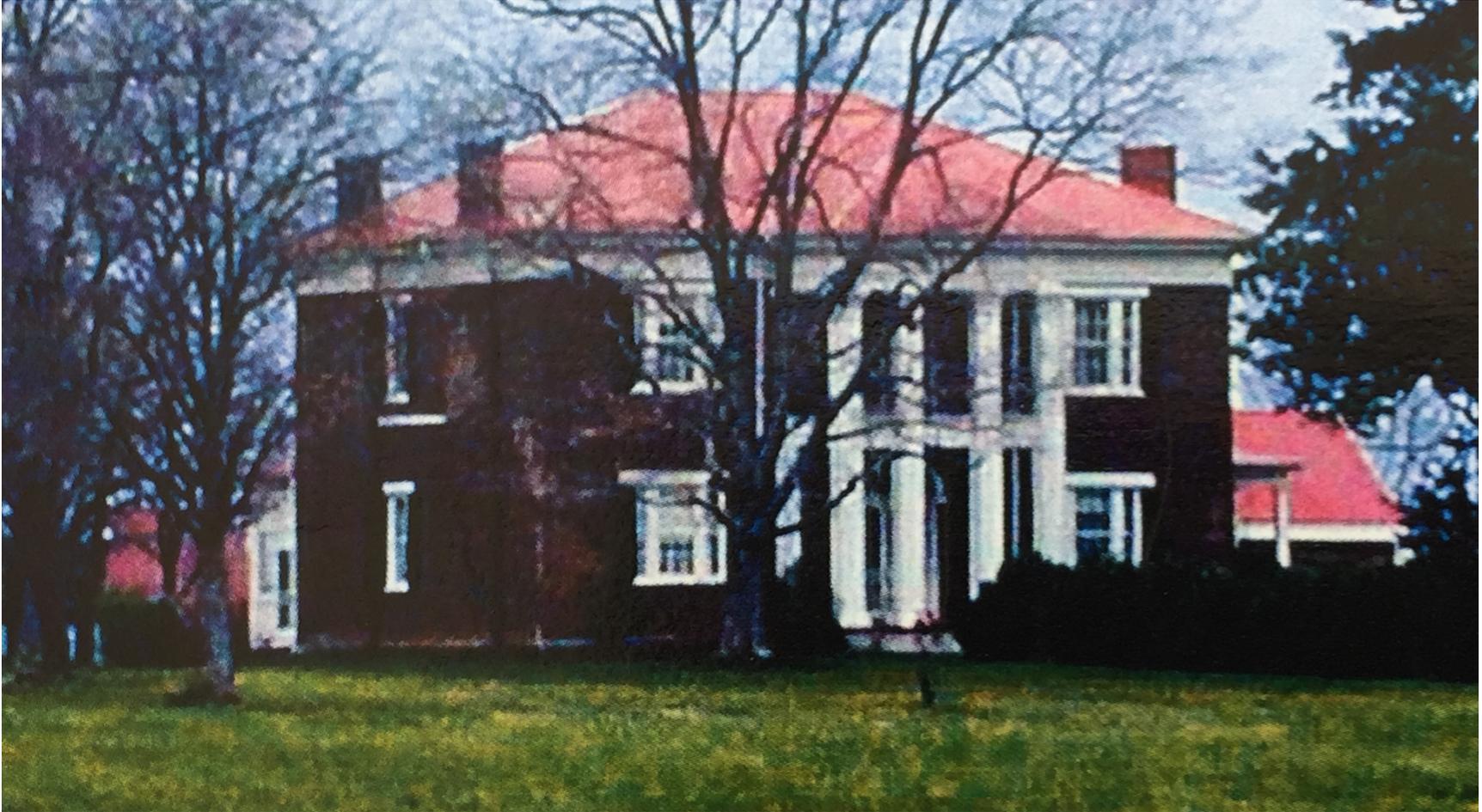
- Pedestrian connectivity primarily through trails and greenways
- Streets are undesired, but should incorporate low impact street cross sections when necessary

Infrastructure

- Limited municipal water and sewer

The Enclave at Oaklawn

a traditional neighborhood development



Oaklawn Aerial Location



Located South of Saturn Parkway at the intersection of Denning Lane and Kedron Road

Built by Absalom Thompson in 1835



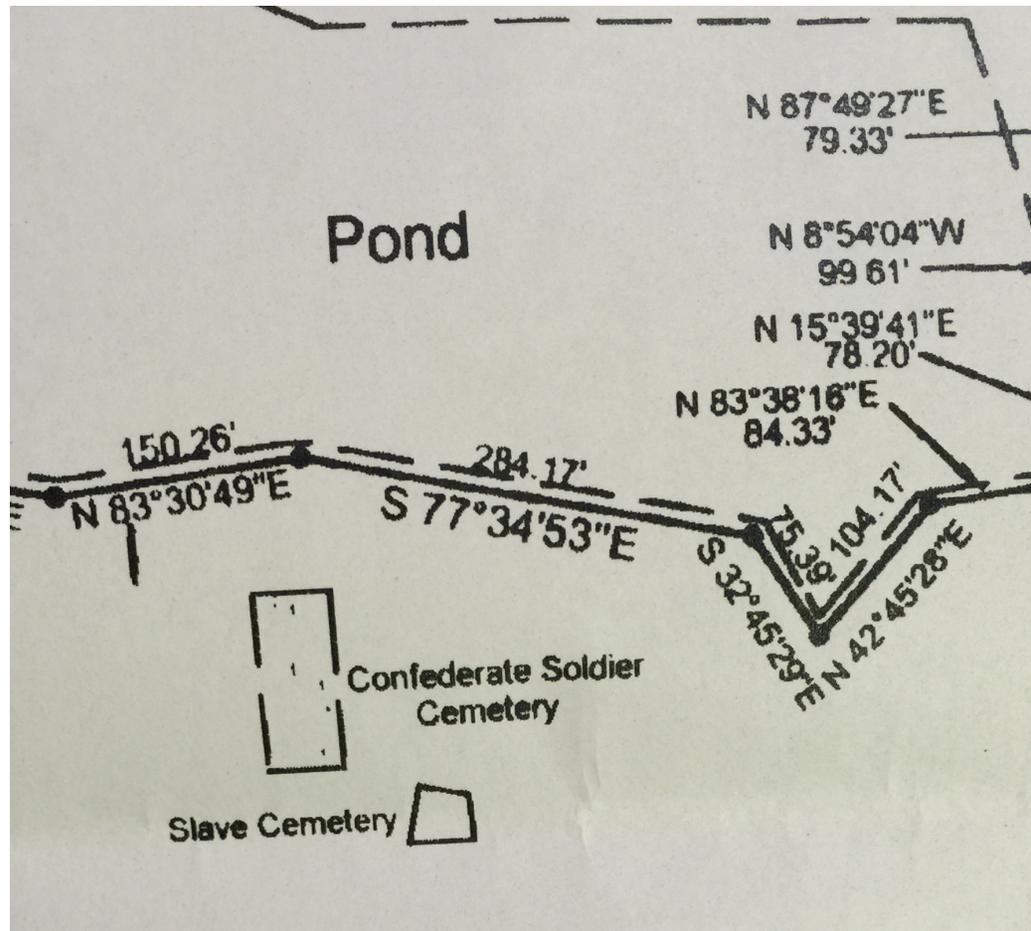
Originally built as a story and a half; Oaklawn's renovation was completed shortly after the Civil War. Absalom Thompson had three sons serve the Confederate Army during the Civil War. One son, James T.S. Thompson, served as a doctor on General John Bell Hood's staff and invited the General to his father's home November 29, 1864 while the Confederate Army was in Spring Hill

Oaklawn was Confederate General John Bell Hood's headquarters prior to the Battle of Franklin.



Believing he had the Federal troops in Columbia isolated from the main garrison in Nashville General Hood awoke on the morning of November 30, 1864 to discover General Schofield had marched the Federal troops past during the night. General Hood pursued the Union army to the bloody Battle of Franklin later that day.

Two Cemeteries Exist at Oaklawn



The cemeteries are adjacent to each other atop the hill overlooking the lake on the North East corner of the property.

Oaklawn



No known rock outcroppings

No known environmental listing

No known unique topography

*After the War Between the States
Oaklawn remained in the Thompson family until 1911
after which it fell into a state of disrepair*



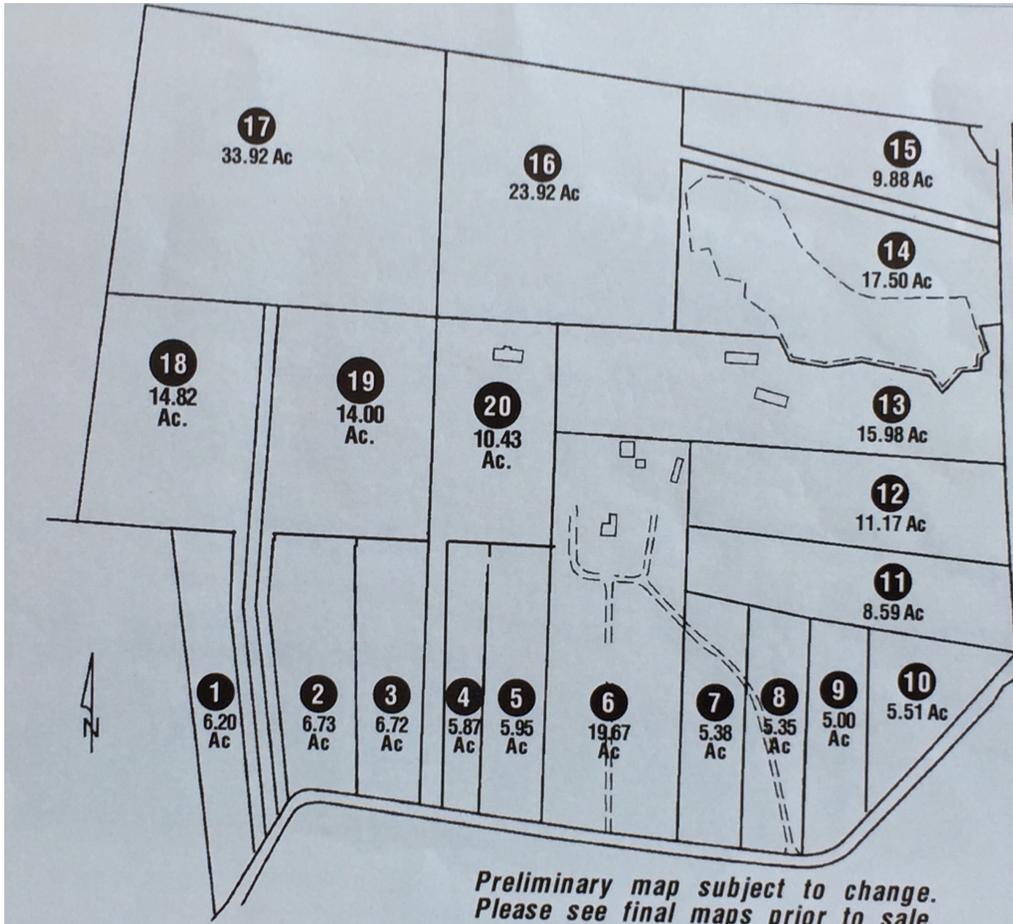
Oaklawn in the 1930s

Historical Significance of Oaklawn

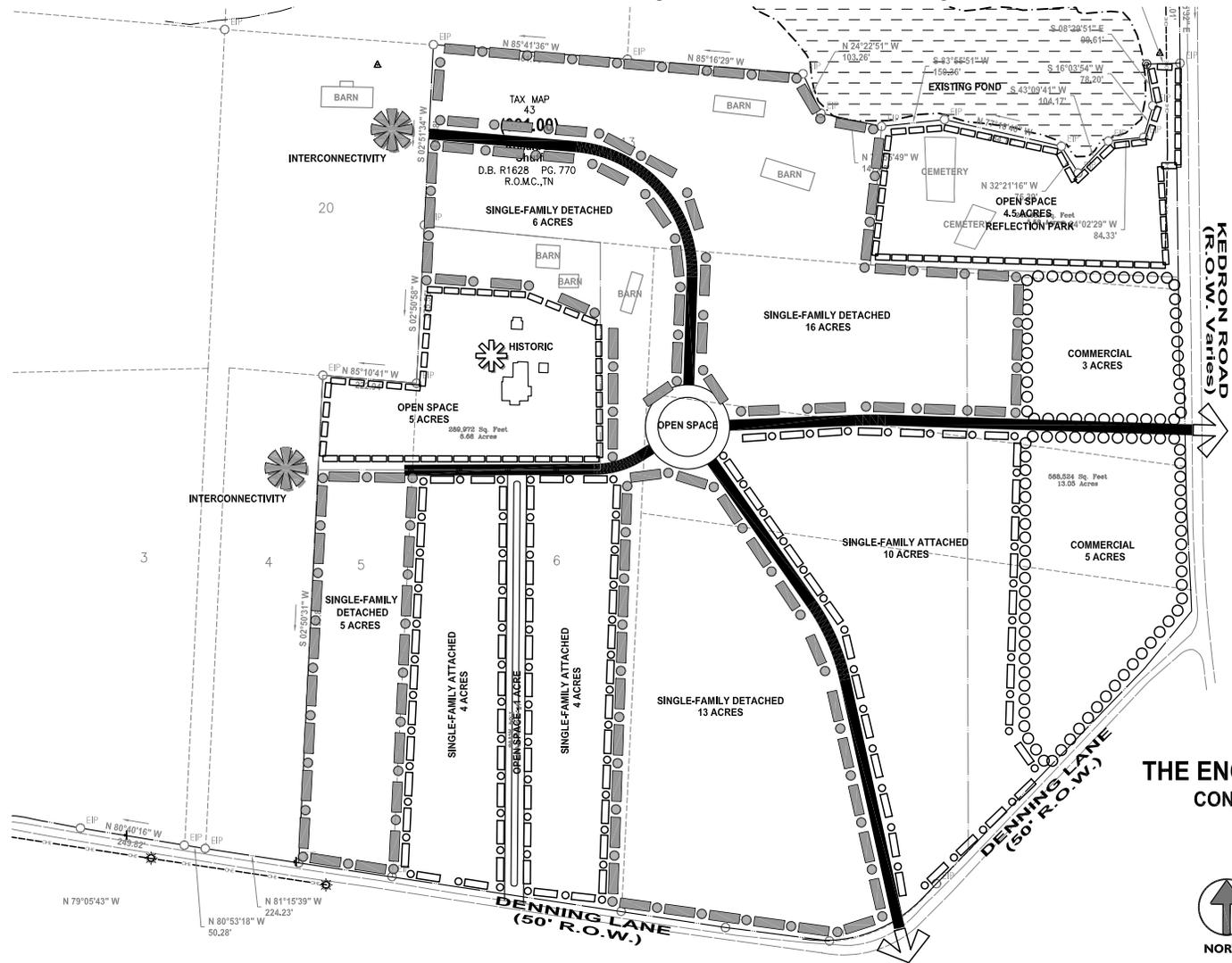


*After undergoing extensive renovation in the 1950s
Oaklawn was placed on the National Historic Registry in 1979*

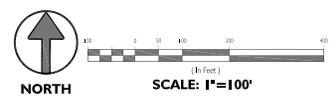
The current owner, Mr. Ron Shuff, purchased Tracts 5 through 13, including the manor at auction in 2001



conceptual bubble plan for
The Enclave at Oaklawn
 a traditional neighborhood development



THE ENCLAVE AT OAKLAWN
 CONCEPT LAND USE PLAN
 MARCH 16, 2016





Land Use within
The Enclave at Oaklawn
a traditional neighborhood development

82.70 acres comprise the site

16.54 acres dedicated to Open Space and a Park (20% of the total acreage)

12.00 acres will be utilized as open space throughout

4.54 acres will be devoted to Reflection Park

8.00 acres Commercial uses (Neighborhood Market / Shops)

58.16 acres comprise Single Family dwellings

- 40.00 acres (240 dwellings permitted) Single Family Detached dwellings

*- 18.16 acres (182 dwellings permitted) Single Family Attached and
Multi-Use residential dwellings*

Total dwelling density equates to 5.10 dwellings per acre within



The Enclave at Oaklawn



Historic Oaklawn Estate

Ordinance 16-12

(PUD 199-2016)

Ordinance 16-12, to approve Planned Unit Development for property located on Beechcroft Road and Cleburne. *(to be considered by the Planning Commission on June 13, 2016)* Dara Sanders, City Planner



(Ordinance to be submitted after Planning Commission recommendation)

SUBJECT: ORD 16-12 (The Villages at Harvest Point)

DATE: June 6, 2016

ATTENTION: Board of Mayor and Aldermen (BOMA)

DEPARTMENT HEAD: Dara Sanders, Planning Director



STAFF MEMORANDUM

Property description and history: This undeveloped property is located southwest of the intersection of Beechcroft Road and Cleburne Road with frontage onto both streets. The surrounding properties include Spring Hill Middle School, undeveloped industrially zoned property, and primarily low- to medium-density residential.

Carters Creek and Walden Branch traverse along the western boundary and center of the property, respectively. As indicated in the "Pattern Book" submitted by the applicant, there are significantly steep slopes throughout the property, and there is an existing cemetery at the eastern portion of the property.

Request: The applicant requests rezoning approval for a Planned Unit Development to include 961 single-family residential lots, 232 multi-family dwelling units, live/work units, and associated open space and amenities.

ALL INFORMATION REQUIRED BY THE ZONING ORDINANCE HAS NOT BEEN PROVIDED

Streets and sidewalk: Beechcroft Road (an Arterial street designation) is a two-lane unimproved street with approximately 20 feet of pavement and open ditch. Cleburne Road (a Local street designation) is a two-lane unimproved County road with open ditch. Pursuant to the City's zoning ordinance requirements, the existing right-of-way, all adjacent curb cuts onto these public streets, all existing easements, and existing conditions of these public streets must be shown and dimensioned on the preliminary development plan.

The applicant has submitted a traffic impact study, which recommends street improvements to Beechcroft Road and Cleburne Road to mitigate for the impact of an additional 1,193 dwelling units on the property, but has not included the these street improvements on the preliminary development plan.

Bulk and Area requirements: Additional information, as listed below, is necessary in order to confirm compliance with the bulk and area requirements of the PUD ordinance.

Bicycle and Greenway Plan: Beechcroft Road is designated as a multiuse trail path in the Bicycle and Greenway Plan. The applicant has not included information regarding the public streets in this submittal; therefore, staff cannot determine if the proposal includes a multiuse path. Based on the information provided, the applicant proposes several internal trail accommodates, as well as a connecting to Spring Hill Middle School through what appears to be an existing pedestrian connection stub out.

Landscaping and buffering: The applicant proposes multiple areas of landscaping and buffering. Staff requests information regarding the proposed landscape plans for these buffer areas. Staff also requests that the applicant address the proposed buffering for lots that abut the project boundary without open space to provide a buffer, such as adjacent to Spring Hill Middle School and Jamestown Subdivision.

City of Spring Hill, Tenn.

199 Town Center Parkway | Spring Hill, TN 37174 | (931) 486-2252

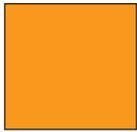
Spring Hill Rising 2040: The future land use designation of the property is “Mixed Use Neighborhood Area”, which are primarily residential but include low to moderate intensity balanced mixture of retail and office uses based on traditional, compact small town form, offering Spring Hill the ability to live, shop, work, and play in their own neighborhood. These areas offer a mixture of housing types and residential densities ranging from small lot single-family detached dwellings to urban residential structures within walking distance of the goods and services required for daily living.

The City’s Goal “We will grow smarter” aims at promoting Smart Growth Principles and traditional neighborhood design that promotes walkability, connectivity, housing choice, public open space, and local opportunities for goods and services throughout our City.

With the current and anticipated future rapid job growth in the surrounding area, neighborhood development in this area could work to achieve traditional neighborhood design close to local job and economic growth.

The City’s Goal “We will create a balanced transportation network” aims to achieve efficient, multi-modal transportation options that increase mobility and access to jobs and services, reduce travel times and congestion, and are fiscally sustainable.

This project has the potential to address the policies of this goal; however, the current proposal without improvements to the existing public streets, particularly an Arterial, does not support this goal.



Mixed Use Neighborhood Areas

Mixed Use Neighborhood Areas are primarily residential but include low to moderate intensity balanced mixture of retail and office uses based on traditional, compact small town form, offering Spring Hill the ability to live, shop, work, and play in their own neighborhood. This is a transitional area between Residential Neighborhood areas and City Neighborhood Areas or more intense areas, such as Gateway, Community Commerce, and Medical Arts Areas.

These areas offer a mixture of housing types and residential densities ranging from small lot single-family detached dwellings to urban residential structures within walking distance of the goods and services required for daily living. Goods and services are limited to corner locations and major intersections. Vertically-integrated mixed use, placing residential uses above ground floor office and retail uses, is strongly encouraged. Development patterns reinforce traditional, pedestrian-oriented form.

Greenspace is characterized by street trees, planters, planting strips, and pocket parks. Existing natural and historic features of properties are maintained and incorporated into the design and utilized for greenways.

The transportation network is complete and connected in a block-and-street layout. Streets are designed to balance all modes of transportation and to promote activity and safe access for all users. Parking for mixed use and multi-family development is provided on-street and behind or beside buildings.

Primary future land uses include single-family dwellings, small-scale multi-family buildings (not complexes), professional offices (such as routine healthcare, insurance, studios, and professional and personal services), eating places, light retail, places of worship, schools, municipal services, community centers, and small scale entertainment.



Design Principles

Site Design

- Vehicular access provided by alleys and driveways
- Shallow building setbacks, zero to 10 feet in depth
- Buildings in mixed-use node areas are located at the edge of sidewalk
- Moderate to high lot coverage

Density/Intensity

- Moderate density
- Low to moderate intensity
- One to three story buildings

Green Space

- Moderately dense street trees
- Street trees located in sidewalks with urban tree wells
- Neighborhood and pocket parks

Transportation

- Complete and highly connected street network that accommodates the needs of automobiles but promotes pedestrians and cyclists.
- Bike lanes, greenways, and wide sidewalks

Infrastructure

- Municipal water and sewer service

The Villages at
Harvest Point



Pattern Book

Development Guidelines for a Mixed Residential Master Planned Community

Prepared for



Prepared by



Spring Hill, Tennessee

May 2016

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Design Goals

The primary design goal for The Villages at Harvest Point is to create a diverse and integrated residential community with a small-town charm. Additionally, creating a community that fits naturally within the nearby rolling hills and Carters Creek is desired to provide a sense of place

Genus loci: (Spirit of Place)

As with other successful residential communities, it is imperative that we establish a strong sense of place that serves the needs of the greater community and becomes a destination for those seeking a certain quality lifestyle.

The Villages at Harvest Point has a rare opportunity to offer a secluded, yet semi-rural pastoral style community. It is surrounded by pastoral land to the west and south, existing subdivision development to the north and the General Motors Spring Hill plant to the east.

Flowing along the southern property boundary, Carters Creek provides a natural transition and backdrop to future homes. Walden Branch, a tributary to Carters Creek, bisects the property into roughly two halves and helps to create the seclusion that this community seeks to provide.

A 10-minute or less than 5-mile drive provides residents access to nearby groceries, restaurants and retail destinations. The community should embrace the role as a place to live and play, while encouraging a varied mix of housing styles.

Environmental Sensitivity (Connection to the Earth)

It is our responsibility as stewards of the land to respect and protect the natural environment to the extent possible. Coexistence between the built environment and the natural environment means minimizing negative impacts on established natural systems and providing quality opportunities for human interaction with nature. The vision for this

community is centered around linking the residential neighborhoods with the natural floodplain and preserved open space along Carters Creek and its tributaries. The community reinforces these principles by providing an integrated walkway and trail system to offer connectivity to each residential 'village' and promote walkability and leisurely opportunities.

Pedestrian Friendly

Buildings and vehicular areas must be designed with the consideration of pedestrian circulation, throughout each development village and the community as a whole. A thoughtful pedestrian system linking the entire community not only encourages healthy habits, but also creates lively streets. A pedestrian trail system which links the neighborhoods to the preserved green space and Spring Hill Middle School will go a long way to achieve a walkable community.

Site furnishings should include benches, bike racks, appropriate lighting, and street tree plantings to promote a walkable and bikeable community environment.

Site Location

The city of Spring Hill is situated in the heart of the southern United States, no more than 35-miles south of Nashville, Tennessee the State capitol and crowned home of country music, Titans football and leading edge health care companies.

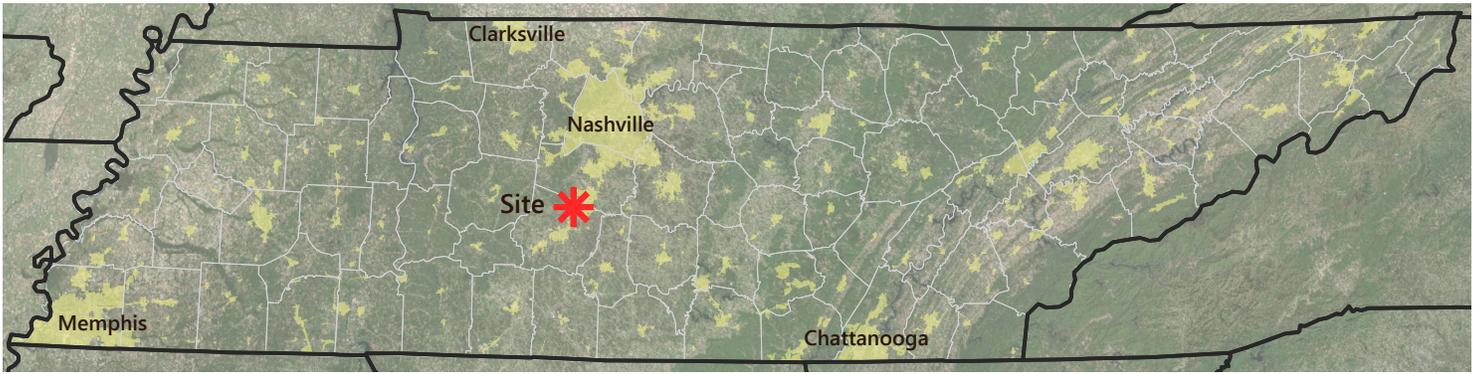
Spring Hill is also within a day's drive of 75-percent of the nation and within 500-miles of most major cities east of the Mississippi River and only 40-miles from Nashville International Airport.

The city of Spring Hill has a population basis of approximately 35,000 residents. Between the years of 2000 and 2010, the city population grew at a rate of 276-percent. The population is projected to grown another 78-percent from 2010 to 2030 based on the Spring Hill Rising: 2040 land use planning document.

As growth continues, new home prices continue to rise throughout the region. Currently median new home prices throughout Williamson County are approximately \$433,000 compared to those within Spring Hill which average \$341,000.

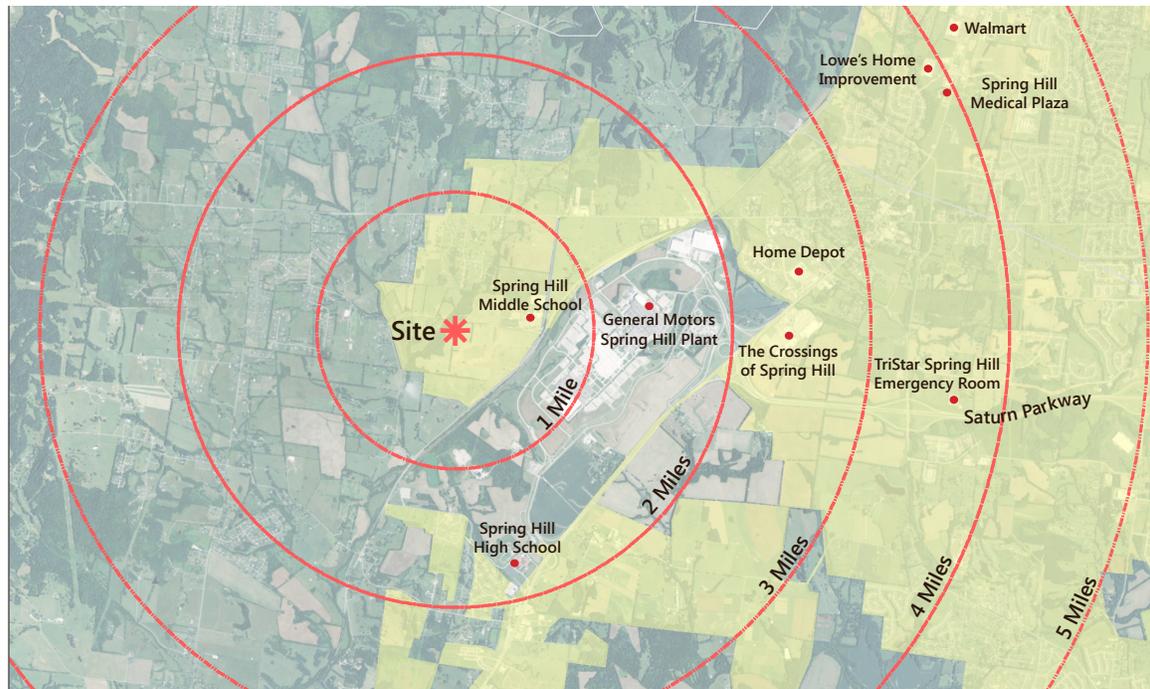
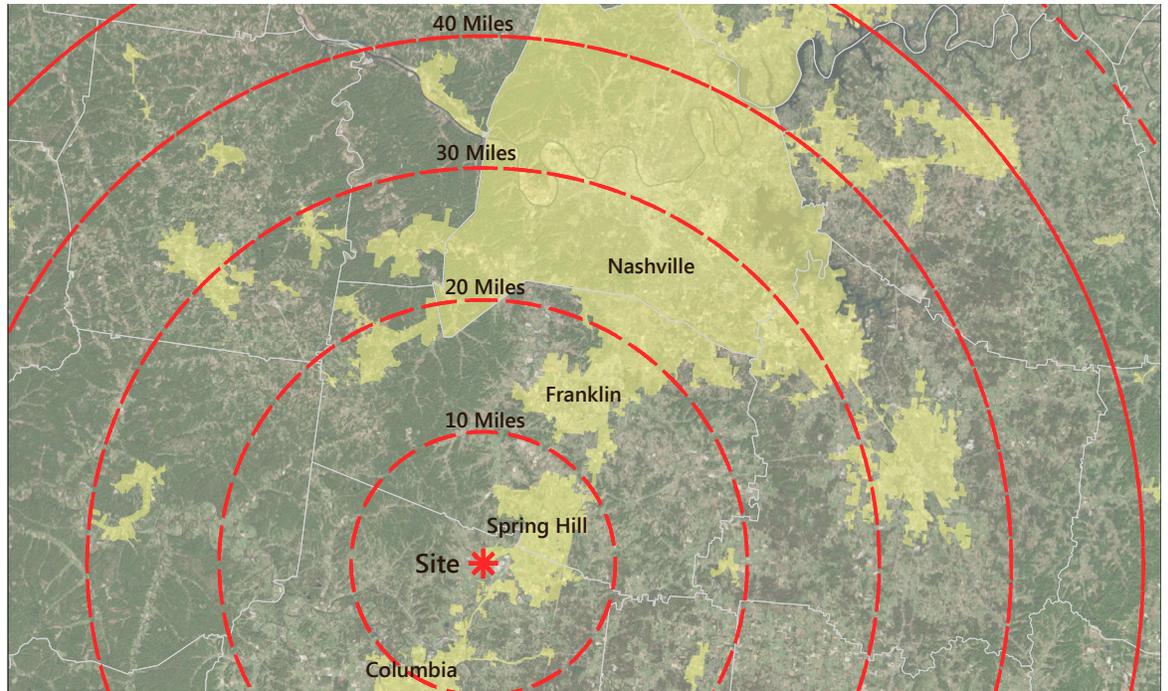
Several limiting factors throughout the region are creating higher demand for homes within the Spring Hill area including limited densities, high impact fees, large open space and parkland requirements as well as limited sanitary sewer capacity and even complete moratoriums on development and construction.

With a strong regional economy that is currently outperforming the rest of the state and nation, this property is well-located to take advantage of strong regional growth. Some of the regions largest employers are Nissan North America, Mars Pet Foods, Lee Company, Tractor Supply Company Vanderbilt Medical Group and etc.



Regional Context

The Villages at The Villages at Harvest Point is within a 30 to 40-mile drive of Nashville and Nashville International Airport.



Site Context

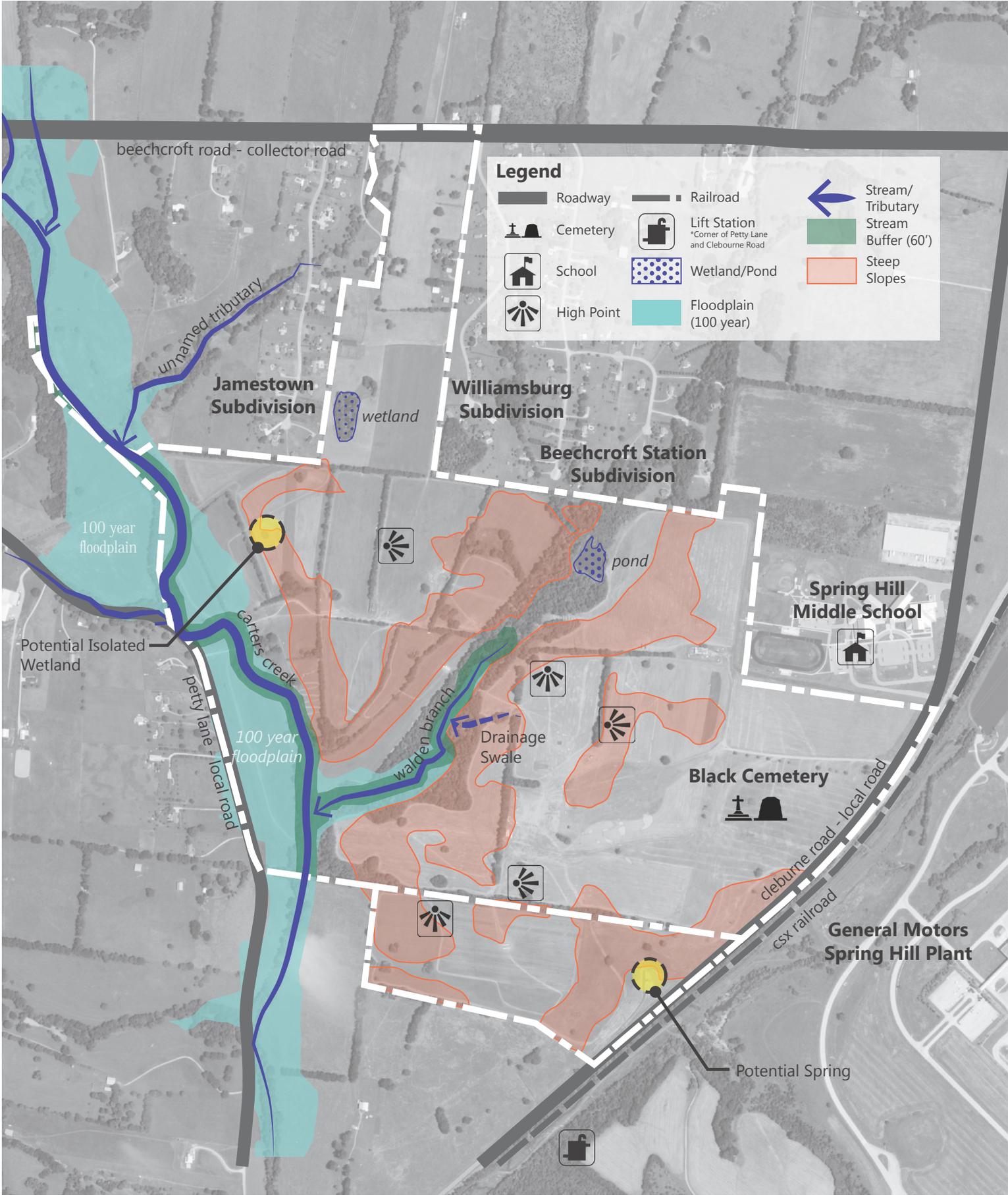
The Villages at The Villages at Harvest Point is less than a 5-mile drive from nearby schools, churches, medical facilities, groceries, restaurants and retail destinations.

Existing Conditions

The proposed site for The Villages at The Villages at The Villages at Harvest Point is located in the city of Spring Hill, Tennessee just inside the city limits. Spring Hill is bisected by two counties, Williamson and Maury. This site lies within the latter. Approximately 473-acres of rolling terrain that is currently being used for farming operations makes up the site. Below are a few important features that were discovered during the data gathering phase.

Key Site History and Features:

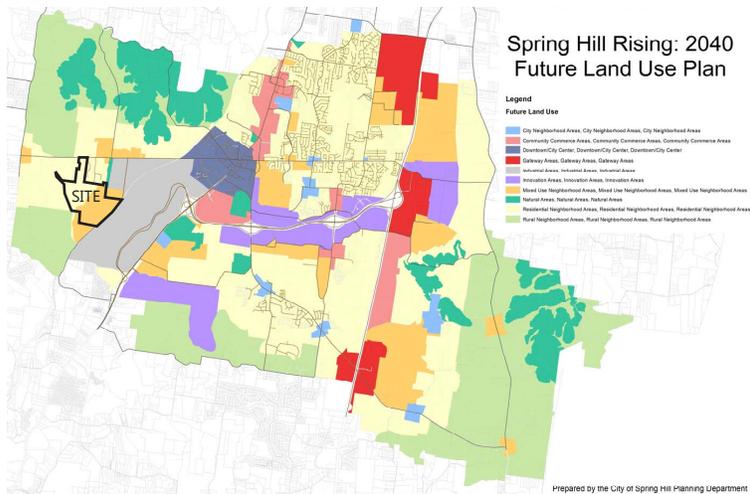
- Portions of the site, south of the Williamsburg and Beechcroft Station subdivisions were mined for phosphate.
- A small cemetery (Black Cemetery) was found to the east of the property along Cleburne Road perched atop a mound. The extents of the cemetery are not clear as the area is overgrown with plant material.
- According to the United States Fish and Wildlife Service (USFWS) National Wetlands Inventory Maps, the site has a single wetland adjacent to Jamestown Subdivision.
- A possible spring exists to the south of the site along Cleburne Road.
- Topography throughout the site is quite rolling. Large relatively flatter areas do exist outside of the Carters Creek and Walden Branch side slopes. Because of the rolling nature, several key high points exist providing amazing views within the site and out on the neighboring farm lands.



Zoning / Land Use

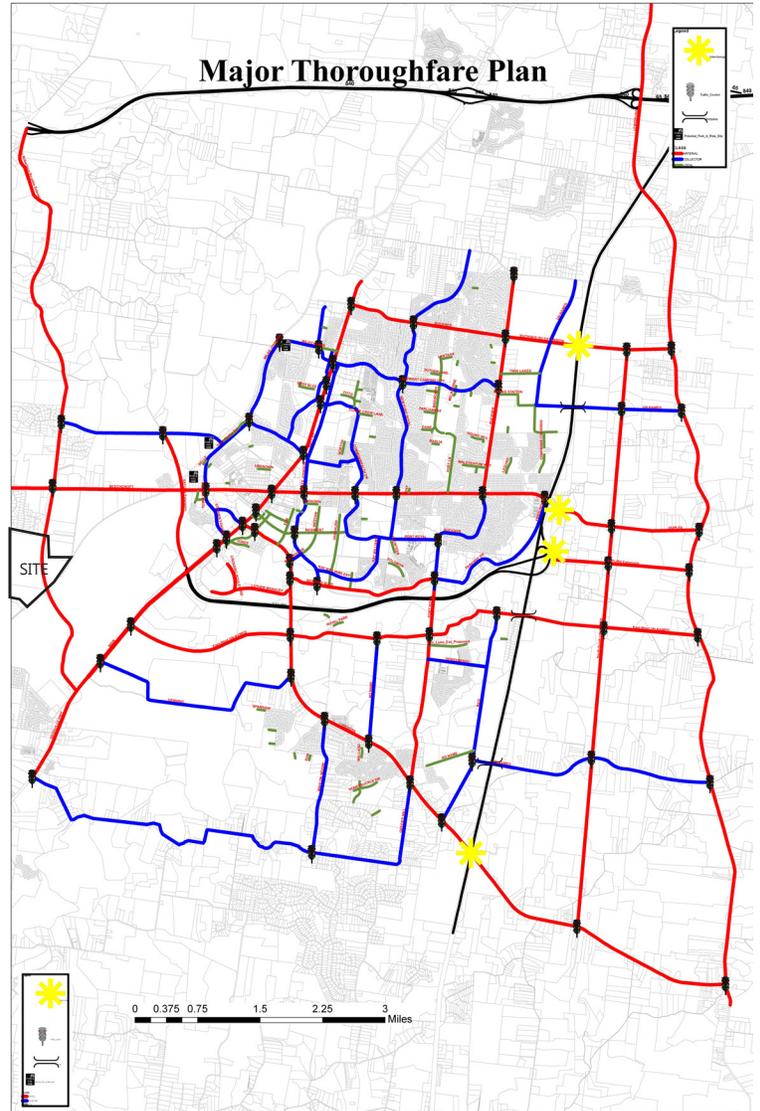
The Spring Hill RISING: 2040 comprehensive plan lays out a clear path and vision for this particular parcel of land. According to the plan, this development should be a Residential Neighborhood and/or Mixed Use Neighborhood Area. These descriptions allow for a primarily residential neighborhood with a mixture of retail and office uses based on traditional, compact small town form. Housing types and densities would range from small lot single-family detached dwellings to urban residential structures. Greenspaces should be moderate in density and include street trees and neighborhood parks. Transportation networks are expected to be highly connected and promote automobiles, pedestrians and cyclists.

To achieve this vision, the site will need to be rezoned with a PUD overlay from its current Agriculture and R-2 zoning. This will allow for a higher density development with mixed housing products making this project a highly marketable development.



Major Thoroughfare Plan

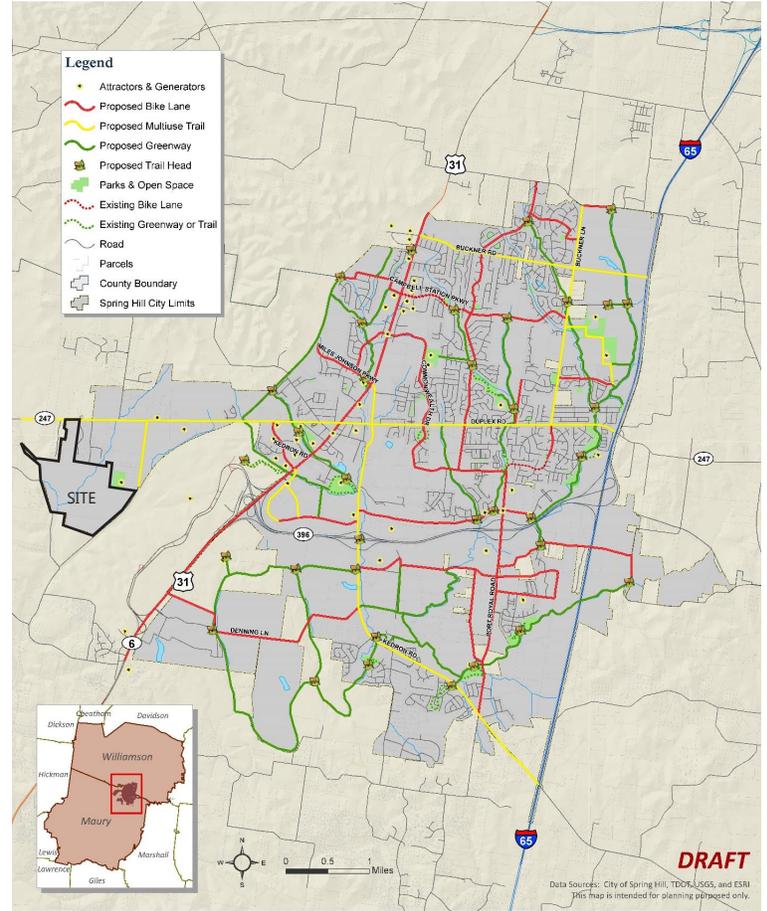
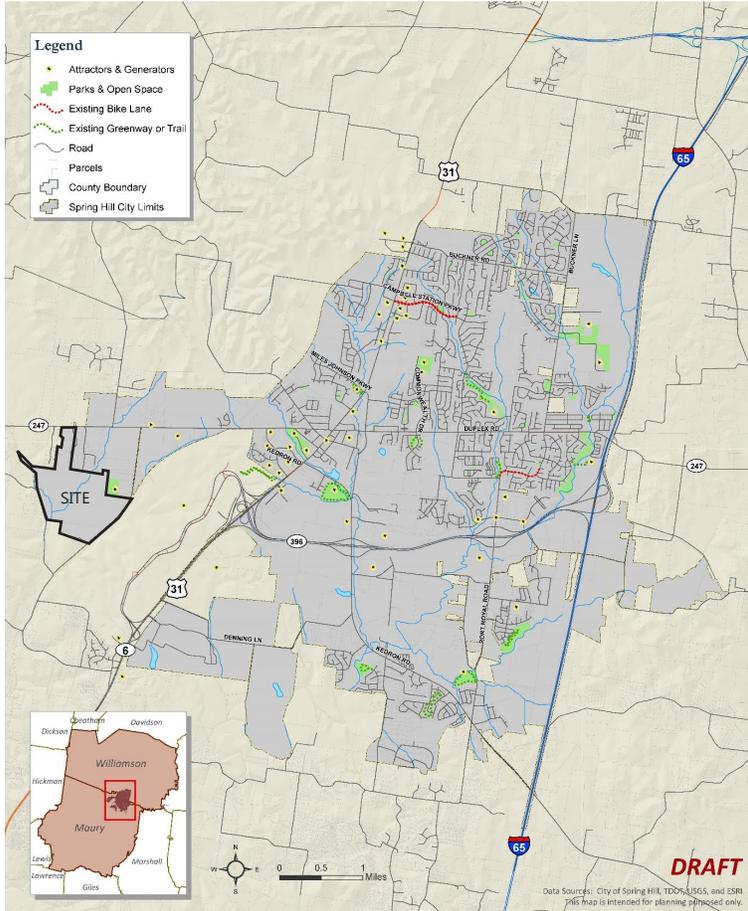
According to the City of Spring Hill Major Thoroughfare Plan from 2007, The Villages at Harvest Point is adjacent to a single collector road, Beechcroft Road. In 2006, Beechcroft Road's Level of Service was listed as an 'A' which is considered to have 'Free Flow' capacity. At the time that the original Thoroughfare Plan was written, Beechcroft Road was expected to have a level of service of C/D.



Bicycle and Greenway Plan

According to the City of Spring Hill Bicycle and Greenway Plan adopted in 2015, the site is adjacent to a park/open space with attractors and generators. The open space referenced is part of the Spring Hill Middle School sports complex which also provides the attractor and associated traffic generator.

As a part of the plan recommendations, a Proposed Multi-use Trail was suggested as a part of any future Beechcroft Road improvements.



Master Plan

The current City of Spring Hill land-use plan, Spring Hill Rising: 2040, indicates this property should be designed with Residential or Mixed Use Neighborhood area characteristics.

The following Master Plan proposes a Planned Unit Development (PUD) designed with Mixed Use Neighborhood Area characteristics. Within the plan, there are opportunities for development of multiple product types in a mixed residential village-style design. It is intended that each village be developed and brought to market individually to limit liability and up front costs to the developer.

Additionally, the proposed Master Plan provides a range of single family lot frontages including 50', 65' and 80'. Lot depths vary in length from a minimum of 120' up to 150'.

55+ Village

Two separate 55+ Villages are proposed. These lots have an average frontage of 50' and are approximately 120' deep. These particular homes are intended to be small, detached patio homes and are located in areas where gentler grades are possible.

Live-Work Village

A live-work village center is proposed off of the main boulevard. Long term plans include potential retail on the ground floor and residential units above. The vision for this retail is a neighborhood node. Potential uses could include an artists studio, and engineers/architects office, and small coffee shop and etc. In the short term, the ground floor units may be leased as residential units until a large enough nearby population exists to support retail/commercial units.

Town Home Village

Adjacent to the village center is a village of town homes. These homes are proposed to provide increased density and marketability for the

community and range in size from 4-unit to 6-unit structures.

Site Development Data

Single Family Residential Uses:

- Proposed Acreage: 200.0 ac
- Proposed Average Density: 2.87 du/ac
- 50' (avg.) Lot Frontage: 548 units
- 65' (avg.) Lot Frontage: 289 units
- 80' (avg.) Lot Frontage: 124 units

Medium Density Residential Uses (Town Homes):

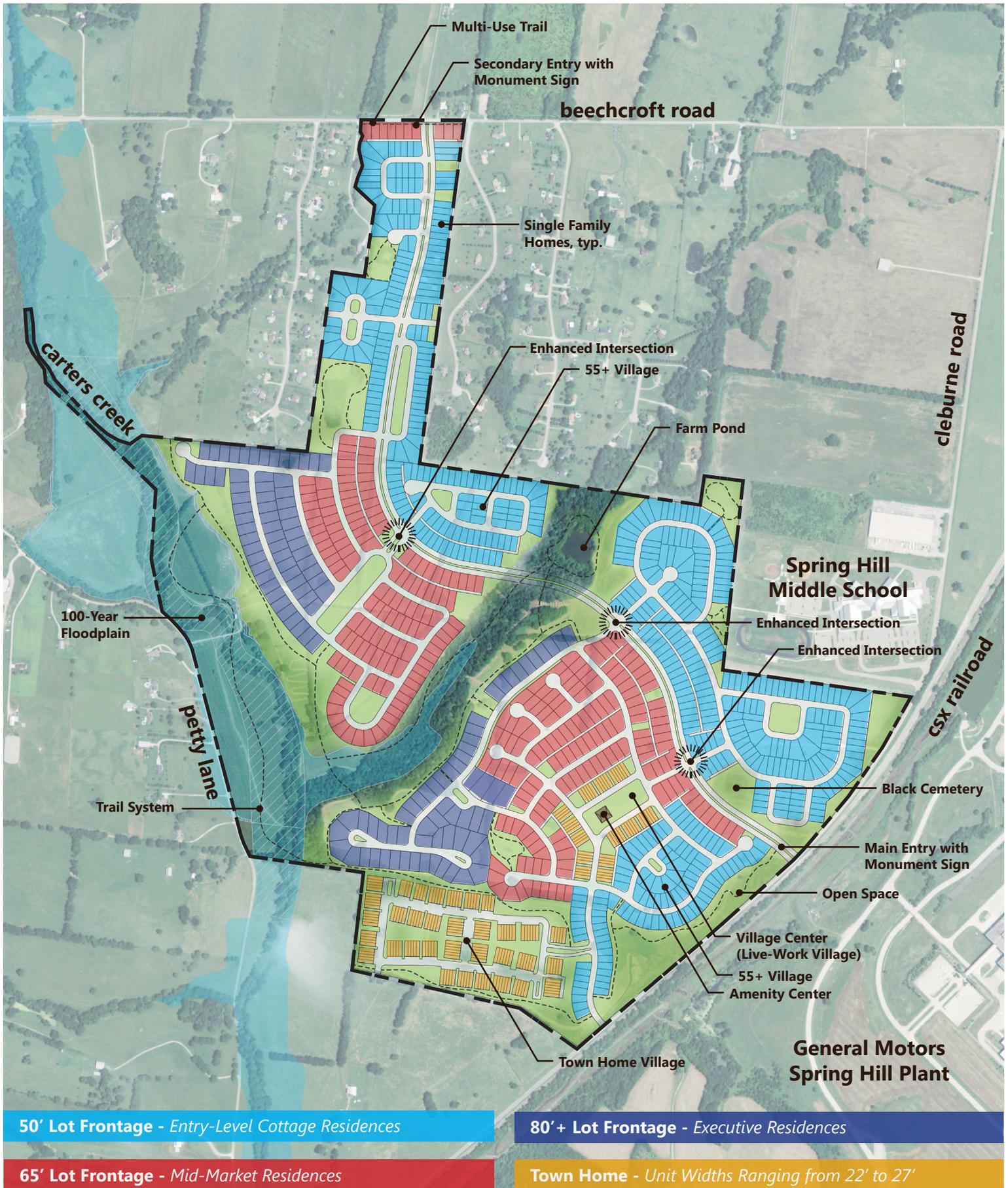
- Proposed Acreage: 15.96 ac
- Proposed Average Density: 14.5 du/ac
- Town Homes: 232 units

Open Space:

- Proposed Acreage: 143.52 ac

Site Totals:

- Total Site Acreage: 473.13 ac
- Total Proposed Units: 1,193 units
- Overall Proposed Density: 2.52 du/ac
- Floodway: 25.30 ac.
- Wetlands: 5.28 ac.



Circulation

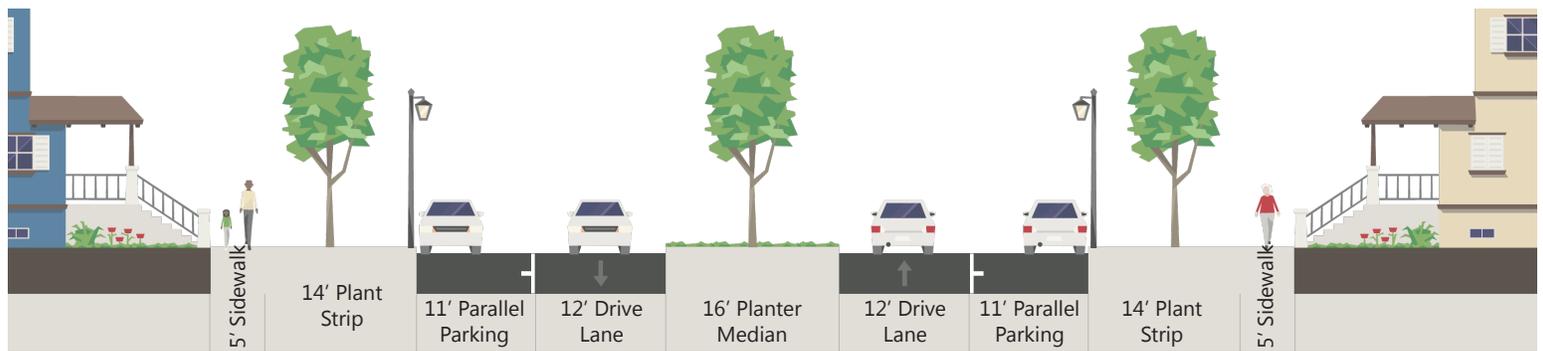
The street network shown on the plan identifies a hierarchy of streets based upon the master plan goals and City of Spring Hill standards. When possible, homes shall be located and positioned in a manner that fronts onto a street.

Multiple access points into The Villages at Harvest Point have been provided based on local emergency requirements, construction/marketing feasibility and site characteristics as well as cross-connections to Jamestown and Williamsburg Subdivisions

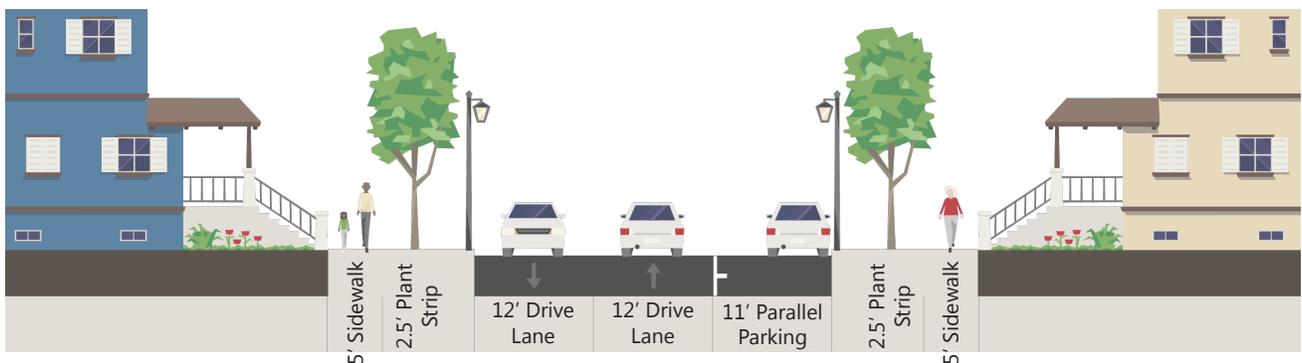
All streets will include traffic calming measures such as on-street parking, pedestrian bulb-outs, enhanced crosswalks. Bike lanes shall be incorporated as a part of the parallel parking lane as appropriate.

Additionally a series of pedestrian trails and connections have been proposed. These trails should connect to the sidewalk system along all of the streets throughout the community. Trails create opportunities for residents to explore the community natural areas as well as create walkable connections to Spring Hill Middle School. Along Beechcroft Road a multi-use trail is required as a part of the Spring Hill Bicycle and Greenway Plan.

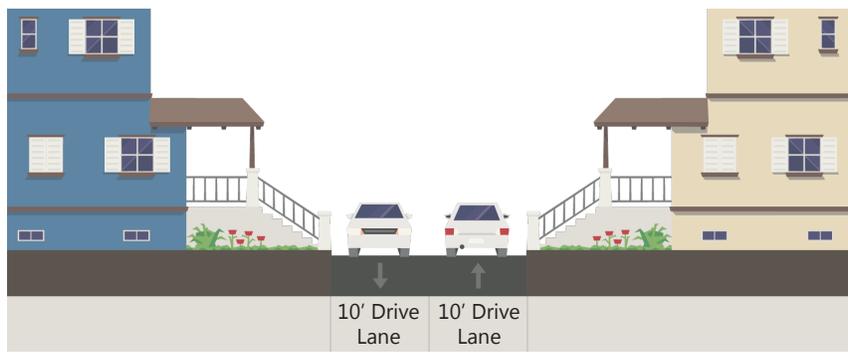
Collector (Boulevard) Roadway (100' ROW)

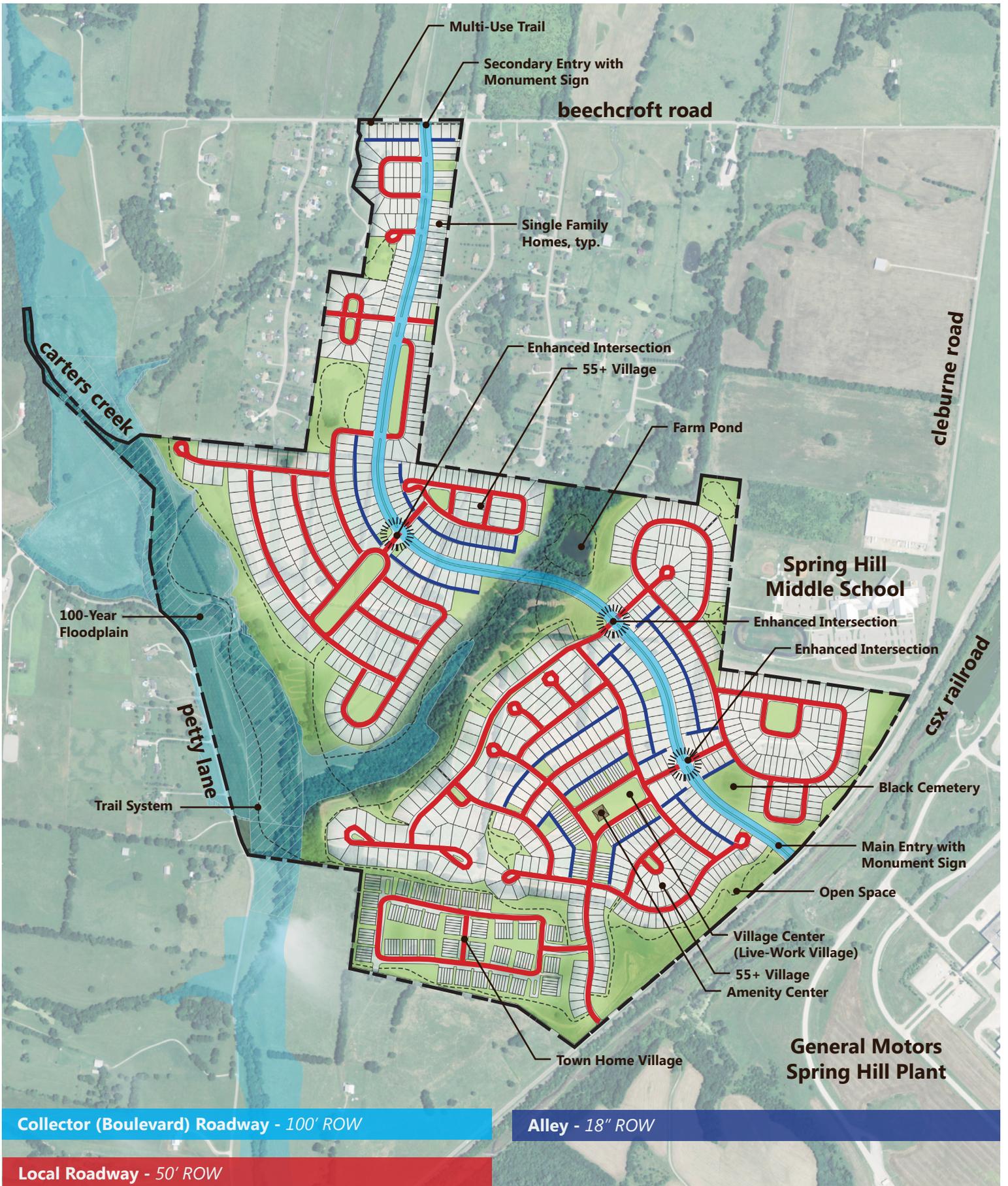


Local Roadway (50' ROW)



Alley (20' ROW - Private)

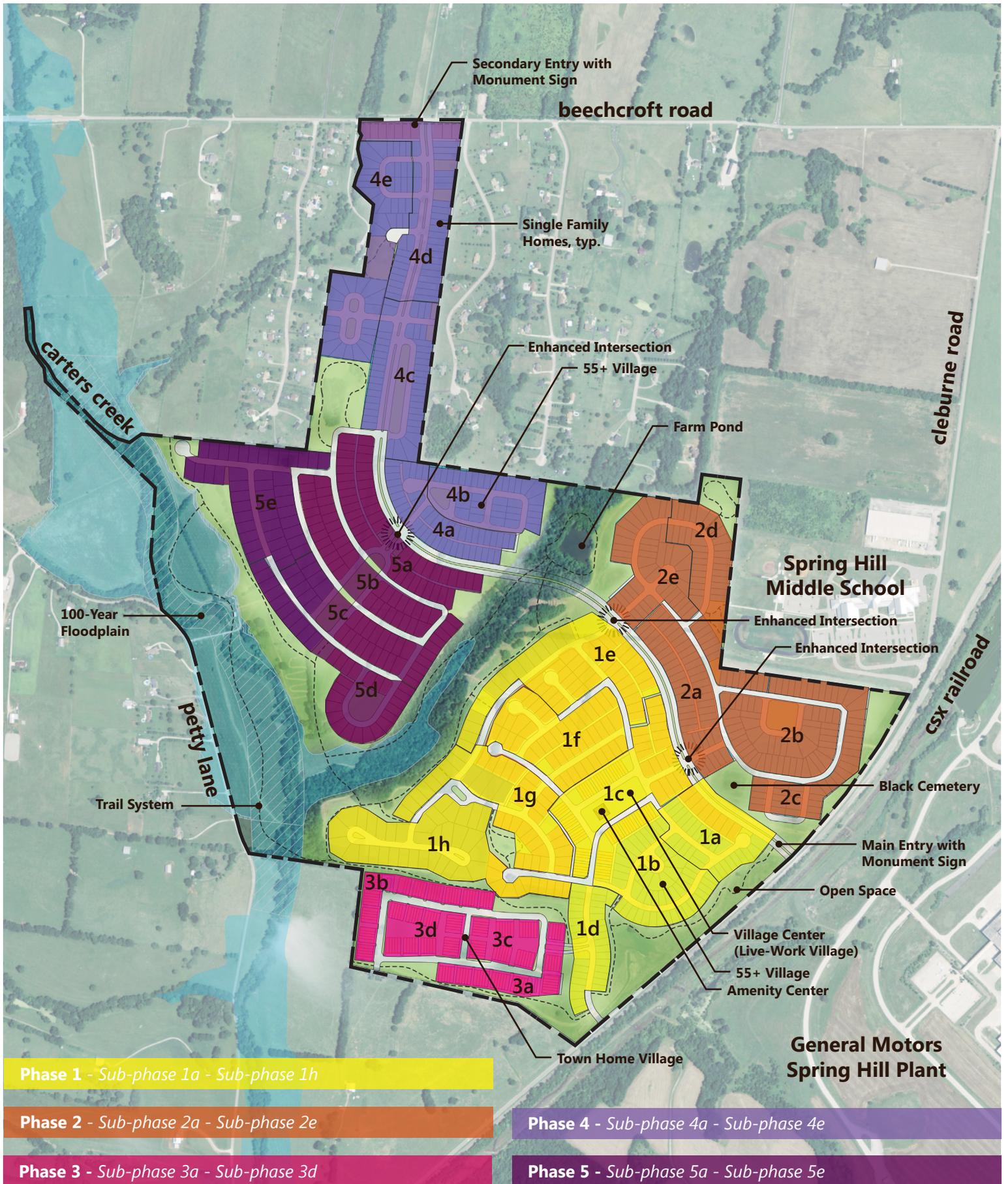




Master Plan Phasing Summary

Phase	Lot	Units	Acres	DU/AC	Units Per Phase	Acres Per Phase
1a	50'	26	5.3	4.9	34	7.1
	65'	8	1.8	4.4		
	80'	0	0	0		
	TH	0	0	0		
1b	50'	49	10.6	4.6	73	12.8
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	24	2.2	10.9		
1c	50'	0	0.0	0.0	54	8.9
	65'	18	4.8	3.8		
	80'	0	0	0		
	TH	36	7.1	5.1		
1d	50'	33	6.4	5.2	33	6.4
	65'	0	0	0.0		
	80'	0	0	0		
	TH	0	0.0	0.0		
1e	50'	0	0.0	0.0	47	13.6
	65'	33	9.1	3.6		
	80'	14	4.5	3.1		
	TH	0	0.0	0.0		
1f	50'	0	0.0	0.0	46	13.1
	65'	46	13.1	3.5		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
1g	50'	0	0.0	0.0	42	13.4
	65'	29	8.9	3.3		
	80'	13	4.5	2.9		
	TH	0	0.0	0.0		
1h	50'	0	0.0	0.0	45	16.2
	65'	11	2.5	4.4		
	80'	34	13.7	2.5		
	TH	0	0.0	0.0		
2a	50'	47	9.2	5.1	47	9.2
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
2b	50'	47	11.1	4.2	47	11.1
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
2c	50'	47	9.2	5.1	47	9.2
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
2d	50'	46	10.5	4.4	46	10.5
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
2e	50'	43	10.8	0.0	43	10.8
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
3a	50'	0	0.0	0.0	42	4.8
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	42	4.8	8.75		

Phase	Lot	Units	Acres	DU/AC	Units Per Phase	Acres Per Phase
3b	50'	0	0.0	0.0	53	5.7
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	53	5.7	9.3		
3c	50'	0	0.0	0.0	36	4.6
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	36	4.6	7.8		
3d	50'	0	0.0	0.0	42	5.6
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	42	5.6	7.5		
4a	50'	45	8.0	5.6	45	8.0
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
4b	50'	37	9.1	4.1	47	9.1
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
4c	50'	43	12.8	3.4	43	12.8
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
4d	50'	37	10.9	3.4	47	13.6
	65'	10	2.7	3.7		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
4e	50'	48	14.8	3.2	48	14.8
	65'	0	0.0	0.0		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
5a	50'	0	0.0	0.0	45	11.8
	65'	45	11.8	3.8		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
5b	50'	0	0.0	0.0	39	9.9
	65'	39	9.9	3.9		
	80'	0	0.0	0.0		
	TH	0	0.0	0.0		
5c	50'	0	0.0	0.0	36	10.7
	65'	27	7.2	3.8		
	80'	9	3.5	2.6		
	TH	0	0.0	0.0		
5d	50'	0	0.0	0.0	33	10.9
	65'	23	7.8	2.9		
	80'	10	3.1	3.2		
	TH	0	0.0	0.0		
5e	50'	0	0.0	0.0	44	14.4
	65'	0	0.0	0.0		
	80'	44	14.4	3.1		
	TH	0	0.0	0.0		



Transportation Impacts

A traffic study conducted by Fischbach Transportation Group, studied traffic impacts on three intersections including Beechcroft Road/Cleburne Road, Beechcroft Road/Petty Lane and Cleburne Road/Petty Lane. Existing conditions of each intersection averaged a Level of Service of 'B' or better with the exception of the northbound right turn lane of Beechcroft Road and Cleburne Road. With a development of this size, it should be expected that additional traffic loading will require some kind of improvements to existing/surrounding infrastructure. Because of the amount of anticipated traffic, several key intersections would be expected to have an average Level of Service of 'C' to 'F' which is considered unacceptable.

Transportation Improvements

Within the traffic impact study a list of recommended improvements were suggested to be incorporated with initial project development:

Beechcroft Road/Project Main Entrance:

- Westbound left turn lane with 100' of storage (Beechcroft Road);
- Eastbound right turn lane with 125' of storage (Beechcroft Road);
- Northbound left turn lane with 50' of storage (Project Main Entrance);
- Northbound right turn lane with 100' of storage (Project Main Entrance).

Cleburne Road/Project North Entrance:

- Northbound left turn lane with 75' of storage (Cleburne Road);
- Southbound right turn lane with 125' of storage (Cleburne Road);
- Eastbound left turn lane with 100' of storage (Project North Entrance);
- Eastbound right turn lane with 50' of storage (Project North Entrance).

Cleburne Road/Project South Entrance:

- Southbound right turn lane with 125' of storage (Cleburne Road);
- Eastbound left turn lane with 100' of storage (Project South Entrance);
- Eastbound right turn lane with 50' of storage (Project South Entrance).

Additionally, at 20% of project build-out the following intersection improvements will be required at the intersection of Beechcroft Road/Cleburne Road:

Beechcroft Road/Cleburne Road:

- Westbound left turn lane with 100' of storage (Beechcroft Road);
- Eastbound right turn lane with 125' of storage (Beechcroft Road);
- Northbound left turn lane with 100' of storage (Cleburne Road);
- Northbound right turn lane with 250' of storage (Cleburne Road).

At 50% of project build-out, improvements to existing road infrastructure will be required to adequately meet the expected traffic loads:

Beechcroft Road Corridor:

- Two 11-foot travel lanes with 4-foot shoulders at 50% of project build-out.

Cleburne Road Corridor:

- Two 11-foot travel lanes with 4-foot shoulders at 50% of project build-out.

The final expected traffic improvements are suggested to occur at 70% of project build-out. This project includes the installation of a traffic signal at the intersection Beechcroft Road/Cleburne Road designed to include a protected-plus-permitted signal phase for westbound motorists and a right turn overlap signal phase for northbound motorists.

As a part of a TDOT safety grant, plans are currently being prepared for the intersection of Beechcroft Road/Cleburne Road. These plans propose the following:

Beechcroft Road/Cleburne Road:

- Westbound left turn lane with 125' of storage (Beechcroft Road);
- Eastbound right turn lane with 75' of storage (Beechcroft Road);
- Northbound left turn lane with 125' of storage (Cleburne Road).

Utilities

Water Service

Water service to the Villages of Harvest Point will be provided by multiple providers. All development west of Walden Branch will be serviced by Maury County Water System, while all development east of Walden Branch will be serviced by the City of Spring Hill.

Phases 1 - 3 will be serviced by an existing water feed located along Cleburne Road, terminating at the southern property line of Spring Hill Middle School. During the early phases of development, a loop will be constructed to the service located along Carr Drive in Beechcroft Station Subdivision. Easements will be required in order to complete this loop.

Phase 4 - 5 will be serviced by an existing water feed located along Beechcroft Road. During the early phases of development, a loop will be constructed to existing service along Petty Lane. Easements may be required in order to complete this loop.

Sanitary Sewer

Sanitary sewer in the early phases of development can be provided via gravity feed to an existing feed running along Cleburne Road. This service runs downhill to a pump station at the corner of Cleburne Road and Petty Lane.

Beyond the initial phases, an alternative service feed will be required because of grade and depth issues. The preferred route will likely be along Carters Creek to the south through the Hardison property. This proposed feed will require easements and approximately .5 miles of offsite sewer to provide connection to the development.

Stormwater

Stormwater detention and water quality for the development will be accomplished by the construction of several proposed stormwater detention basins. These basins will be designed to treat the 1/2" first flush storm event and to mitigate sub-basin stormwater discharge during larger 'design storm' events. Stormwater will be conveyed into the proposed pond features via a combination of swales, inlets and piping before ultimately entering Carters Creek.

Architectural Styles

The most memorable neighborhoods are composed of buildings either all of a similar style (but with variation) or of differing, but highly recognizable styles. The master plan allows for a mixture of styles that will ensure that there is a consistent architectural language while still allowing for variety based upon an overarching strategy. The Villages at Harvest Point will seek to offer a level of variety, price points and level of finish to be extremely competitive with other developments in the City of Spring Hill.

The architectural guidelines suggested in this document should be enforced by an Architectural Review Committee (ARC), established as a committee of the Home Owners Association (HOA). The ARC shall review site and architectural building plans on a lot by lot basis to affirm their compliance with the design guidelines. The ARC shall be created in accordance with the stipulations defined by the HOA bylaws. The developer shall serve as the ARC entity until 100-percent of the lots are built within the development.



Architectural Details

Buildings shall be articulated to break down the scale and provide diversity in style and mass along the street edge. Building masses and edges along the street shall be articulated with windows and entryways that provide interest. Architectural elements help to define and beautify buildings and thereby enliven the streetscape. The following requirements apply to all building facades.

Façade Sections:

- To avoid a monolithic appearance, facades for all single family homes shall have varying but complementary roof lines.
- Each façade section shall vary in architectural styles, materials, and color from the adjacent lot for interest and diversity. However, the façades shall have a consistent architectural theme connecting the building types.
- The front porch structure may encroach into the front yard setback a maximum of 6-feet.
- Vinyl siding products will only be allowed on the side and rear of homes, eaves and other non-viewable elements.



Roofing Materials:

- Roofing materials shall be of architectural styles shingles, metal or other material granted design review approval by the Architectural Review Committee (ARC)

Garage Access:

- Lots with street front driveways shall provide a minimum 10-foot wide concrete driveway. The requirement is that 70-percent of the garages on these lots shall have either side facing or rear facing garage access. Corner lots with access from the side street shall count toward the 70-percent requirement.
- Lots with front facing garages shall have the garage front recessed a minimum of 3-feet behind the main building facade.

- The developer and the ARC shall maintain a record of lots with front facing garages to ensure that a maximum of 30-percent of the lots are allowed this condition. A letter shall be submitted with each house permit application denoting the status of the 30-percent maximum lot stipulation for front facing garages.

Site Amenities:

- Street furniture inclusive of benches, planters, trash receptacles, etc. shall be incorporated into park areas and other natural areas.

Landscape/Amenity Details

Street Trees

- Every lot must provide a minimum of 1-street tree planted along their frontage length at an average of 50-foot intervals.

Shade Trees:

- All shade tree species shall be classified as a large shade tree by industry standards. Minimum size at planting shall be at least 2 1/2-inch caliper and shall meet American Nursery Standards (current edition). Shade trees shall be spaced at approximately 50-foot centers (but not more than 60-foot).

Suggested List of Street Trees:

- Oak Species - Overcup Oak, Red Oak, White Oak
- Elm Species - Chinese Elm, Princeton Elm
- London Planetree
- Maple Species - Sugar Maple, Red Maple
- Sweetgum - Fruitless Varieties

Walls, Hedges, Fences:

Garden walls, retaining walls, hedges, and fences can define the edge between the public street and the private yards. They also define the street face where buildings are absent. Where fences are desired, they shall meet the following criteria

Suggested Materials:

- Garden walls, privacy walls, and fences shall generally be constructed of the same material as the first floor of the primary building and they shall be coordinated with the architectural

detailing of the primary facade.

- Fences shall be made of ornamental metal or wood pickets and may have stucco or masonry piers. Metal Fences shall be black. Front yard fencing shall have a consistent height between 30-inches and 42-inches from finished grade. The top of fence shall remain level in stepped conditions with step transitions occurring at consistent intervals
- Retaining walls shall either have a masonry veneer or be a segmental wall with modular unit sizes.
- Hedges may be used in place of any fence, subject to the same height parameters and high maintenance standards.
- No plastic or vinyl fencing is permitted. Wood fencing with board on board spacing (no shadowbox fencing) shall be allowed in side and rear yard conditions.
- Black Cemetery shall be protected by a black metal fence (4-foot height) with an operable access gate.

Paving

- Driveway curb cuts from the street shall be a standardized detail to reinforce community coherence.

Seating

- Providing sufficient seating is critical in ensuring the success of public spaces. All open space, common areas and walking trails shall incorporate seating at selected intervals.
- A minimum of 2-seat benches per the Community Park/Garden. Larger open spaces shall locate seat benches every 500-foot along a path.

Open Space

- Open space shall be maintained by the Home Owners Association.

Single Family Residential Design Guideline Imagery



Medium Density Residential Design Guideline Imagery (Town Homes)





RESOLUTION 16-65

**A RESOLUTION TO AUTHORIZE THE PURCHASE
AND INSTALLATION OF ADDITIONAL SPORTS FIELD
LIGHTING AT THE PORT ROYAL PARK LOCATION**

WHEREAS, the athletic fields at Port Royal Park are in need of additional sports field lighting; and

WHEREAS, the City of Spring Hill wishes to purchase and install Musco Lighting Expansion; and

WHEREAS, city staff has made a recommendation to the Budget and Finance Advisory Committee; and

NOW, THEREFORE BE IT RESOLVED that the City of Spring Hill, Board of Mayor and Aldermen authorizes the purchase and installation of:

Musco Sports Field Lighting and Installation: (Port Royal Park)	\$ _____
TOTAL	\$ _____

Passed and adopted by the Board of Mayor and Aldermen of the City of Spring Hill, Tennessee on the 20th day of June 2016.

Rick Graham, Mayor

ATTEST:

April Goad, City Recorder

LEGAL FORM APPROVED:

Patrick Carter, City Attorney

RESOLUTION 16-66

**A RESOLUTION TO AUTHORIZE THE PURCHASE
AND INSTALLATION OF SCORE BOARDS AT THE PORT
ROYAL PARK LOCATION**

WHEREAS, the athletic fields at Port Royal Park are in need of score boards; and

WHEREAS, the City of Spring Hill wishes to purchase and install 3 score boards (one per field) at Port Royal Park; and

WHEREAS, city staff has made a recommendation to the Budget and Finance Advisory Committee; and

NOW, THEREFORE BE IT RESOLVED that the City of Spring Hill, Board of Mayor and Aldermen authorizes the purchase and installation of:

Athletic Field Score Boards and Installation: (Port Royal Park)	\$ _____
	TOTAL \$ _____

Passed and adopted by the Board of Mayor and Aldermen of the City of Spring Hill, Tennessee on the 20th day of June 2016.

Rick Graham, Mayor

ATTEST:

April Goad, City Recorder

LEGAL FORM APPROVED:

Patrick Carter, City Attorney

Discussion of Port Royal Roundabout Corridor Analysis

June 1, 2016

Via Email: dallen@springhilltn.org

Dan Allen, PE
City of Spring Hill
PO Box 789
Spring Hill, TN 37174

RE: Port Royal Road Corridor Analysis

Dear Mr. Allen:

Barge Waggoner Sumner & Cannon, Inc. (BWSC) encloses the details of our proposal in the Professional Services Agreement and our proposed scope of work (item 1) for the project named above.

This proposal was prepared based on my understanding of the project description. If we have not fully addressed your project requirements, or if you have any other questions regarding the proposal, please advise me immediately by calling 615-252-4305.

BWSC can also provide additional services not included in this proposal. These services include, but are not limited to: conceptual design drawings and opinions of probable construction costs. We can amend the executed Professional Services Agreement at any time for this purpose.

Please have the party responsible for our fee sign and return to us the enclosed Agreement as your acceptance of the proposal and as your authorization to proceed. We will forward a fully executed copy to you.

Sincerely,



Daniel J. Spann, PE, PTOE
Transportation Director

BARGE WAGGONER SUMNER & CANNON, INC.

PROFESSIONAL SERVICES AGREEMENT

This agreement is made as of June 1, 2016 by and between City of Spring Hill (**Client**) and Barge Waggoner Sumner & Cannon, Inc. (**BWSC**) for professional services for the assignment described as follows:

Project: Port Royal Road Corridor Analysis

Location: Port Royal Road, Spring Hill, Tennessee

Description of Project:

The City of Spring Hill is interested in making improvements to the Port Royal Road corridor to improve traffic congestion and delay. A traffic study has been requested to analyze potential options for improvement. These options are expected to include: (1) installing traffic signals at critical intersections throughout the corridor, and (2) constructing modern roundabouts at critical intersections throughout the corridor.

Based on discussions with City staff, the Study Area for the project is presumed to include Port Royal Road from the Saturn Parkway eastbound ramps north to Buckner Lane.

The standards of the Institute of Transportation Engineers (ITE) for traffic impact studies will be followed.

- I. **PROFESSIONAL SERVICES:** BWSC agrees to perform the following Basic Services under this contract:

Task 1 – Data Collection

BWSC will obtain data in the Study Area by completing the following:

- Collect new morning and afternoon peak hour turning movement counts at the following intersections:
 - Port Royal Road @ Saturn Pkwy EB Ramps;
 - Port Royal Road @ Saturn Pkwy WB Ramps;
 - Port Royal Road @ Reserve Blvd / N Old Port Royal Rd;
 - Port Royal Road @ Unsignalized Driveway (Walgreens);
 - Port Royal Road @ Unsignalized Driveway (Kroger);
 - Port Royal Road @ Lovell Lane;
 - Port Royal Road @ Buckner Lane.

The time of counts shall be 7 a.m. to 9 a.m. and 4 p.m. to 6 p.m. on a normal weekday. Counts will be made for each turning movement in 15 minute increments. Bikes and pedestrians will also be counted.

- Inventory the existing Study Area conditions and conduct field observations of the following: roadway geometry, traffic control, posted speed limits, site access sight distance, speed, and travel time data for the corridor.
- Obtain available historic City and/or Tennessee Department of Transportation (TDOT) average daily traffic (ADT) near the corridor so that a reasonable growth rate can be determined.

BWSC proposes to subcontract with Quality Counts to perform the traffic counts and to collect travel time data.

BARGE WAGONER SUMNER & CANNON, INC.

PROFESSIONAL SERVICES AGREEMENT

Task 2 – Corridor Analysis

BWSC will provide services for a Corridor Analysis for two (2) Alternatives for the Port Royal Road improvements in Spring Hill, TN. This analysis will include the following services:

- Develop projected / design volumes based on historical growth rates and future development information. Traffic will be projected to 10- and 20-year horizons.
- Calculate level of service (LOS) at the study intersections under existing 2016 peak hour traffic conditions.
- Calculate level of service (LOS) at the study intersections for traffic volumes projected ten (10) and twenty (20) years into the future for both Alternative improvement scenarios.
- Determine the need for geometric and/or traffic control improvements for the Study Area. Specific design recommendations, such as type of traffic control, locations for proposed access, need for turning lanes, storage lengths for turning lanes, number of lanes required at intersections, as well as bike and pedestrian facilities will be specified for each Alternative.
- Prepare report documenting the findings and recommendations.

Deliver up to six (6) copies of the report. The report will present the results of the analyses conducted and any recommendations for the project.

Task 3 – Project Coordination and Meetings

BWSC will provide general coordination and attend meetings as required, to be compensated on an hourly basis. For the purposes of this estimate, it is assumed to include two (2) BWSC employees attending two (2) meetings throughout the project duration, excluding public meetings. Coordination in addition to this estimate and attendance at additional meetings can be provided on an hourly basis using BWSC's hourly rates.

Preparation for and attendance of public meetings will be billed hourly as an additional service.

II. **COMPENSATION:** Client shall compensate BWSC for the Basic Services as follows:

Task	Description	Fee Type	Fee
1	Data Collection	Lump Sum	\$6,800
2	Corridor Analysis	Lump Sum	\$24,100
Total		Lump Sum	\$30,900

3	Project Coordination and Meetings	Hourly (est.)	\$3,500
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Tasks 1 and 2 will be billed on a lump sum basis. Individual lump sum task amounts are shown for budgeting purposes only, amounts may be reallocated among lump sum tasks as needed.

Task 3 is an estimated amount and will be billed hourly in accordance with the hourly rate schedule attached as Exhibit "A" to this Agreement. Additional coordination and meetings required for the project will be billed hourly.

In addition, **Client** shall pay **BWSC** for additional services performed beyond the Basic Services in accordance with the hourly rate schedule attached as Exhibit "A" to this Agreement.

BARGE WAGONER SUMNER & CANNON, INC.

PROFESSIONAL SERVICES AGREEMENT

- III. **PAYMENTS:** Invoices for services rendered will be issued monthly, and payment is due upon receipt of each invoice. Unless special arrangements are made, a finance charge of 1.5% per month will be added to unpaid balances more than thirty (30) days old. In the event legal action is necessary to enforce the payment terms of this agreement, **BWSC** shall be entitled to a judgment for its attorneys' fees, court costs, and other collection expenses.
- IV. **TIME:** Unless agreed otherwise in writing, **BWSC** will commence its services within a reasonable time after receipt of an executed copy of this Agreement. **BWSC** will perform its services in a timely manner commensurate with the exercise of due professional care. Time for performance shall be extended as necessary for delays or suspensions due to circumstances beyond **BWSC's** control. If such delay or suspension extends more than six months (cumulatively), **BWSC's** compensation shall be equitably adjusted.
- V. **SUSPENSION OF SERVICES:** If **Client** fails to pay any invoice when due or otherwise is in material breach of this Agreement, **BWSC** may at its sole discretion suspend performance of services upon five (5) days' written notice to **Client**. **BWSC** shall have no liability to **Client**, and **Client** agrees to make no claim for any delay or damage as a result of such suspension. Upon cure of the cause of the suspension, **BWSC** shall resume services within a reasonable time, and there shall be an equitable adjustment of the project schedule and fees to reflect the effects of such suspension.
- VI. **STANDARD OF CARE:** Notwithstanding any other provision of this Agreement or any other document describing the services, **BWSC** shall perform its services in accordance with the standard of professional care ordinarily exercised under similar circumstances by reputable members of its profession in the same locality at the time the services are provided. No warranty, expressed or implied, is made or intended by **BWSC**. The parties further agree that **BWSC** is not a fiduciary of **Client**.
- VII. **TERMINATION:** The obligation to provide further services under this Agreement may be terminated without cause by either party upon ten (10) days' written notice to the other party. On termination by either the **Client** or **BWSC**, **Client** shall pay **BWSC** all amounts due for any services performed to the date of termination (plus all reimbursable expenses incurred). Upon such termination by **Client**, it shall immediately return to **BWSC** all drawings, reports, documents, and other instruments of professional services prepared by **BWSC**, and **Client** shall make no further use thereof.
- VIII. **OWNERSHIP AND REUSE OF DOCUMENTS:** All documents, including without limitation, drawings, specifications, and reports prepared by **BWSC** pursuant to this Agreement are instruments of professional service. **BWSC** shall own all legal and equitable rights therein, including copyrights. Such instruments are not intended or represented to be suitable for reuse by **Client** or others for additions or modifications of the Project or on any other project. Any reuse without written consent of **BWSC** shall be at **Client's** sole risk and without liability to **BWSC**; and to the fullest extent permitted by law, **Client** shall indemnify, defend, and hold harmless **BWSC** from and against any and all claims, damages, losses, and expenses, including reasonable attorneys' fees and costs of defense arising out of or resulting therefrom. **BWSC** shall be entitled to further compensation for services it is requested to perform in connection with any reuse of its instruments of professional service.

BARGE WAGGONER SUMNER & CANNON, INC.

PROFESSIONAL SERVICES AGREEMENT

- IX. ACCESS TO THE SITE/JOB SITE SAFETY:** Unless otherwise stated, **BWSC** will have access to the site for activities necessary for the performance of its services. **Client** agrees that **BWSC** shall have no responsibility for the means, methods, sequences, procedures, techniques, and scheduling of construction, as these decisions are solely the responsibility of the contractors. **BWSC** further shall have no authority or duty to supervise the construction workforce and shall not be responsible for jobsite safety or for any losses or injuries that occur at the Project site.
- X. INSURANCE:** **BWSC** shall endeavor to secure and maintain insurance in such amounts as it deems necessary to protect **BWSC** from claims of professional negligence arising from the performance of services under this Agreement.
- XI. RISK ALLOCATION:** In recognition of the relative risks, rewards, and benefits of the Project to both **Client** and **BWSC**, to the fullest extent permitted by law, the parties agree to allocate the risks such that **BWSC's** total liability to **Client** for any and all injuries, claims, losses, expenses, damages, and/or claim expenses arising out of **BWSC's** services under this Agreement from any cause or causes shall not exceed the amount of **BWSC's** fee or **One Hundred Thousand Dollars (\$100,000)**, whichever is greater. This limitation shall apply regardless of the cause of action or legal theory pled or asserted.
- XII. DISPUTE RESOLUTION:** It is agreed that all claims, disputes, or other matters in question arising out of or related to this Agreement shall be submitted to nonbinding mediation before any legal proceeding is commenced. The parties shall equally bear the fees and expenses charged by the mediator.
- XIII. OPINIONS OF CONSTRUCTION COST:** Any opinion of probable construction cost prepared by **BWSC** represents the judgment of one or more **BWSC** design professionals and is supplied for general guidance of **Client**. Since **BWSC** has no control over the construction marketplace and does not use the same pricing methods used by contractors, **BWSC** does not guarantee the accuracy of such opinions.
- XIV. GOVERNING LAW:** Unless otherwise specified within this Agreement, this Agreement shall be governed by the laws of the State of Tennessee.

City of Spring Hill	Barge Waggoner Sumner & Cannon, Inc.
By:	By:
Printed Name:	Printed Name: Daniel J. Spann, PE, PTOE
Title:	Title: Transportation Director
Address:	Address:

BARGE WAGGONER SUMNER & CANNON, INC.

PROFESSIONAL SERVICES AGREEMENT

Date Signed:	Date Signed:
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**Discussion of
Escrow Agreement for Parkes Property
Regarding Traffic Signal at
Reserve Commercial Park North Final Plat**

ESCROW AGREEMENT

This Escrow Agreement is made and entered into by and between the **City of Spring Hill, Tennessee**, a Tennessee municipal corporation, herein referred to as “City,” and **N. Houston Parks, J. Steve Parks, and James E. Parks**, herein referred to as “Property Owner.”

Recitals

A. Property Owner owns and is developing real property known as Reserve Commercial Park North on the west side of Port Royal Road in City. On the east side of Port Royal Road at that location is property owned and developed by or for The Kroger Company, herein referred to as “Kroger.”

B. Discussions and negotiations have occurred around the possibility of the addition within the next four (4) years of a traffic signal light where the northernmost street out of Reserve Commercial Park North intersects with Port Royal Road, with Property Owner’s participation to be 25% of the cost or a maximum amount of \$37,500.00.

C. The City Planning Commission on January 11, 2016 passed a motion that “Prior to another building permit being issued a development agreement will be drafted with staff for Planning Commission approval, the terms of which include the applicant [Property Owner] will place funds in escrow in an amount sufficient to cover 25% of the costs of traffic signalization or street improvements required by the city.”

Agreement

Now, therefore, the parties do hereby agree as follows:

1. Property Owner will place with City, or City’s designee, in escrow, within five (5) business days after this Agreement is effective, the sum of \$37,500.00 cash, herein referred to as “the fund.”

2. The City will hold the said fund in an interest-bearing escrow account until (a) the traffic signal light, or the alternative street improvements, as referenced in the Recitals, is installed or are finished to the satisfaction of City; or, (b) four (4) years after Property Owner deposits its fund in escrow with the City or its designee.

3. If the traffic signal light is not installed in the said four (4) year period, City will pay back the fund in escrow, with accrued interest, to Property Owner, and Property Owner will thereafter have no liability or responsibility for the traffic signal light or alternative street improvement.

4. While the fund is held in escrow, any owner in Property Owner's Reserve Commercial Park North can obtain a building permit from City without City or its Planning Commission requesting or requiring that owner to contribute toward the installation of the traffic signal light or alternative street improvements at Port Royal Road.

CITY OF SPRING HILL, TENNESSEE

By: _____
Title

N. Houston Parks

Date: _____

J. Steve Parks

James E. Parks

Date: _____

AGREEMENT FOR WATER SERVICES
BY AND BETWEEN THE CITY OF SPRING HILL
AND THE COLUMBIA POWER & WATER SYSTEMS

This Agreement is made and entered into this the ____ day of _____, 2015~~6~~, by and between the Columbia Power & Water Systems operated by the Board of Public Utilities of the City of Columbia, hereinafter referred to as "CPWS," and the City of Spring Hill, Tennessee, a municipal corporation hereinafter referred to as "Spring Hill."

WHEREAS, CPWS owns and operates a water treatment facility and water distribution system pursuant to State of Tennessee statute and City of Columbia Ordinance; and

WHEREAS, CPWS desires to be a good neighbor to adjacent water systems and act in a manner that supports the Safe Drinking Water Act of Tennessee; and

WHEREAS, CPWS and Spring Hill first entered into a water purchase agreement on August 12, 1969; and

WHEREAS, the last water purchase agreement between CPWS and Spring Hill dated October 10, 1994, provided Spring Hill with as much as two million eight hundred and eighty thousands (2,880,000) gallons a day at a maximum peak flow rate of two thousand (2,000) gallons per minute; and

WHEREAS, the last water purchase agreement between CPWS and Spring Hill expired on August 31, 2004, after the 2003 construction of Spring Hill's water treatment plant; and

WHEREAS, Spring Hill's increasing future water demands are projected to rise above the current supply capacity of the Spring Hill water treatment plant; and during periods of peak demand additional water supply may be needed; and

WHEREAS, it is CPWS' intention to use revenues received through this agreement to fund water supply and water treatment improvements that benefit both parties;

IT IS, THEREFORE, AGREED between the parties as follows:

1. CPWS will continue to maintain, at its expense, existing water treatment, distribution, and metering facilities; whereby, CPWS can provide a limited supply of water to Spring Hill.

2. CPWS shall provide potable water to Spring Hill at a maximum daily flow rate not to exceed two million (2,880,000) gallons in any 24 hour period, at an instantaneous peak flow rate not to exceed two thousand (2,000) gallons per minute, maintaining a minimum delivery residential pressure of 40 lbs. per square inch at the point of connection near the Spring Hill municipal boundary on Nashville Hwy.

3. It is agreed that CPWS will reserve capacity and capabilities to meet the limited water supply identified in this agreement throughout the term of the agreement.

Spring Hill shall be required to enter into negotiations with CPWS for additional water capacity should Spring Hill exceed the contracted capacity defined in Section 2.

4. Abnormally high water usage due to unforeseen circumstances will be allowed up to two (2) events per year without cause for renegotiation of the contract, reset of capacity requirements and resulting costs. An event shall be no longer than twenty-four (24) hours in duration. Spring Hill shall document the cause of such events to CPWS within one month of occurrence and include a plan for corrective action.

5. Spring Hill agrees to pay CPWS for potable water at its established rates as recommended by the City of Columbia Board of Public Utilities and set by the Columbia City Council for wholesale water sales (i.e. Sales for Resale). All water sales will be subject to CPWS rules and regulations and all state and federal rules and regulations. The rules, and regulations may be revised from time to time by CPWS and the revised rate as set by the Columbia City Council will become effective on the same date it becomes applicable to all CPWS' customers. Furthermore, CPWS' source of water is the Duck River and Spring Hill is located within the Duck River watershed; therefore, Spring Hill agrees to collect the current Duck River Amortization Charge from its customers and remit the charge to the Duck River Development Agency per current policies and procedures utilized by the City of Spring Hill.

6. Spring Hill will pay a minimum delivery charge equal to the sum of the current customer charge assessed to industrial customers outside the City of Columbia, plus 13.89% (this percentage correlates to 400,000 gallons of the 2,880,000 within a 24

hour period) of the maximum daily flow rate provided in this agreement. This minimum delivery charge shall be paid even if no water is purchased by Spring Hill within a given month. Failure by Spring Hill to promptly pay any and all of the charges provided for in this agreement will be considered a material breach and may result in CPWS terminating the agreement.

7. CPWS will at all times operate and maintain its water system in an efficient manner and will take such action as may be necessary to furnish Spring Hill with water as set forth in this agreement. Temporary or partial failure to deliver water will be remedied with all possible dispatch and the minimum delivery charge as described in section 6. will be waived by CPWS during the periods of non-delivery. CPWS shall not be liable for interruption of service but will make every reasonable effort to reinstate service as soon as possible. In the event of an extended shortage of water, or the supply of water available to/from CPWS is diminished over an extended period of time, CPWS shall have the right to curtail the water supply to Spring Hill at the same extent that the supply is curtailed to other customers of CPWS.

8. Indemnification: (A) CPWS shall be responsible for and shall indemnify and save Spring Hill harmless from and against any and all claims, demands, actions and judgments lodged or asserted, including death, arising out of or in connection with any acts of CPWS, its agents or employees in the maintenance of the facilities under the control of CPWS while this Agreement is in effect, except those resulting from the sole and proven negligence of Spring Hill or its agents or employees.

(B). Spring Hill shall be responsible for and shall indemnify and save CPWS harmless from and against any and all claims, demands, actions and judgments lodged, asserted or recovered by others, for loss, damages, or injury to person or property, including death, arising out of or in connection with any acts of Spring Hill, its agents or employees in the maintenance of the facilities under the control of Spring Hill while this Agreement is in effect, except those resulting from the sole and proven negligence of CPWS or its agents or employees.

9. The term of this contract shall be for two (2) years from the date of execution. The Agreement shall be automatically renewed thereafter on a year-to-year basis for up to five (5) additional years unless canceled by either party with at least six months prior written notice.

10. Force Majeure: CPWS shall exercise diligence in the operation and maintenance of its equipment and facilities so as to furnish Spring Hill continuous water service during the requested periods, consistent with the type and level of service specified herein and in compliance with all local, state and federal potable water regulations ; as to provide Spring Hill the service and to others dependent upon CPWS for such services. Neither party shall be liable for damages, breach of contract, or otherwise by reason of the failure, suspension, diminution or other variance in water services as the result of injunction, fire, strike, riot, explosions, flood, accident, curtailment interruption, failure or depletion of CPWS' water supply, failure or breakdown of equipment or facilities, acts of God, or other acts or conditions beyond

the control of CPWS or Spring Hill respectively. Furthermore, neither party shall be liable for damages resulting from interruption of service, when such interruptions are necessary to make repairs, changes or adjustments in equipment and facilities.

11. Resolution of Disputes: (A) If Spring Hill and CPWS are unable to agree on any issue or any other question arising under this Contract, it is agreed that prior to instituting suit against the other party, both parties shall seek arbitration of such disputed issues or questions which shall be referred to a determination of three (3) arbitrators: one appointed by CPWS, a second appointed by Spring Hill, and the third chosen by the two arbitrators so chosen. Only parties qualified as professionals in the matter of controversy will be appointed as arbitrators. The party desiring such arbitration shall give written notice to the other party and in such notice shall name an arbitrator. The arbitrator to be appointed by the other party shall be named in written notice to the party requesting such arbitration within thirty (30) days after receipt of such notice of arbitration. The third arbitrator shall, within fifteen (15) days of appointment of the second arbitrator, be selected by the two arbitrators previously appointed. If one of said parties shall have failed to appoint an arbitrator within the time provided herein, it is expressly understood and agreed that the one arbitrator who has been appointed shall be the sole arbitrator and shall arbitrate the question alone. If arbitrators shall have been appointed by the respective parties and shall have failed to select the third arbitrator within the time provided herein, the third arbitrator shall be appointed by agreement of the parties or by the Clerk and Master of the Chancery

Court of Maury County, Tennessee, upon application therefore filed by either of said parties to the arbitration. If the Clerk and Master is unwilling or unable to appoint the third arbitrator, either party may file a petition with the Chancery Court of Maury County, Tennessee, for the appointment of such arbitrator.

(B) The determination of the arbitrator(s) shall be submitted to CPWS and to Spring Hill with findings of fact, conclusions of law, and citation of supporting data. A dissenting view may be filed by any arbitrator.

(C) The final determination by the arbitrators shall be effective as of the date on which the disputed action was originally proposed to go into effect. A copy of the final determination shall become and shall be made part of this Agreement and both parties hereto shall be subject to the directives and conditions of the determination.

(D) It is the intent of both CPWS and Spring Hill that only issues of significant economic and operational importance be resolved through arbitration, and that arbitration be considered a last resort following other attempts to resolve through negotiations, use of independent experts and consultants, mediation, or other means at the disposal of each of the parties.

(E) It is the intent of both CPWS and Spring Hill that issues related to the rate making and rate setting authority of CPWS and the City of Columbia are not subject to arbitration procedures in this section, however Spring Hill will have the right to negotiate said rates if said rates are deemed to be unreasonable and/or creating a financial hardship for the City of Spring Hill.

12. General Conditions: (A) Water supplied by CPWS to Spring Hill shall be solely used for service to end-use customers by Spring Hill, except as hereinafter provided. The term “end-use customers” shall mean customers that consume water for domestic, commercial or industrial purposes, and specifically excludes customers that resale water to other end-use customers or to other distributors of water. If Spring Hill sells its water to a non end-use customer, then CPWS shall have the right to terminate this contract upon providing written notice to Spring Hill. CPWS does understand that there is an existing contract between Spring Hill and Hillsboro, Burwood & Thompson's Station (H.B.T. & S.) Utility District for wholesale water at a rate of 300 gpm if needed which will expire February 15, 2022. The City of Spring Hill has not delivered water to H.B. T.& S. since May 2007 and does not expect to do so in the future due to water system upgrades of H.B.T. & S.'s system and water purchases from Harpeth Valley Utilities District.

(B) CPWS hereby represents by its execution of this Agreement that CPWS has in all respects complied with city ordinances, federal and state laws and regulations in the making and execution of this Agreement, and further represents by its execution of this Agreement that it has the lawful authority and financial, administrative, and technical capability to maintain and operate the described water service facilities at the described locations, to furnish adequate water services through such facilities to Spring Hill and to perform all of its obligations set forth hereunder.

(C) Spring Hill hereby represents by its execution of this Agreement that Spring Hill has in all respects complied with city ordinances, federal and state laws and regulations in the making and execution of this Agreement, and further represents by its execution of this Agreement that it has the lawful authority and financial, administrative, and technical capability to maintain the described water service facilities to receive water under this contract.

(D) As long as the parties are under this contract, CPWS and Spring Hill agree to comply with the Regional Drought Water Shortage Management Plan, as approved by the Duck River Development Agency and as it may be amended from time to time.

(E) This Agreement, upon taking effect, shall terminate, supersede, and cancel any and all previous agreements between CPWS and Spring Hill, relative to the purchase and sale of water services covered by this Agreement.

(F) It is understood that this Agreement shall be approved by the Board of Public Utilities of the City of Columbia and the Board of Mayor and Aldermen of the City of Spring Hill.

13. The parties hereto agree that whatever notice to the other party is required by the terms of this Agreement, such notice shall be in writing and sent by certified mail, return receipt requested, addressed to the appropriate agent of the other party.

CPWS addressed to:

Executive Director
Columbia Power & Water Systems
P. O. Box 379
Columbia, TN 38402-0379

Spring Hill addressed to:

City Administrator
City of Spring Hill
P.O. Box 789
Spring Hill, TN 37174-0789

13. Place of Execution: It is mutually agreed for all purposes that this Agreement shall be deemed to have been executed in Maury County, Tennessee, and shall be controlled by and interpreted under Tennessee law as applicable.

IN WITNESS WHEREOF, the parties hereto have subscribed their names on the date and year above written.

COLUMBIA POWER & WATER SYSTEMS

By: _____
John R. Collier, Chairman
Board of Public Utilities

By: _____
Wes Kelley, Executive Director
Columbia Power & Water Systems

CITY OF SPRING HILL, TENNESSEE

By: _____
Rick Graham, Mayor

By: _____
April Goad, City Recorder

Form Approved By:

Daniel L. Murphy
Attorney for the Board of Public Utilities

Patrick Carter
Attorney for City of Spring Hill, Tennessee

**Discussion of Developer Park Land Dedication for
Expansion of Port Royal Park**

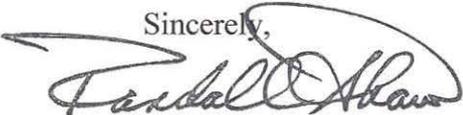
City of Spring Hill Tennessee
199 Town Center Parkway
Spring Hill, TN 37174

Re: Tom Lunn Land Dedication

Board of Mayor and Alderman,

This letter is to serve as my intention to dedicate the highlighted land on the attached site plan for the property located on Tom Lunn Road (Parcel 043 013.00). It is my intention to work with the city to establish reasonable restrictions where the property can be used for park expansion and greenway connections. I am currently in contract to purchase the subject property and intend to dedicate the property as soon as I close on the purchase of this parcel and the restrictions can be mutually agreed upon. I ask the board to please consider this request and look forward to working with the city on expanding the parks system.

Sincerely,

A handwritten signature in black ink that reads "Randall Shaw". The signature is written in a cursive style with a large, sweeping initial "R" and a long, horizontal flourish extending to the left.

Randall Shaw
Shaw Home Builders
P.O. Box 8081
Columbia, TN 38402

SITE DATA

PROPERTY INFORMATION
 STREET ADDRESS: 4355 TOM LUNN ROAD
 TAX MAP: 43
 PARCEL: 13
 SITE SIZE: 91.20 AC. (3,972,736 S.F.)
 PROPOSED USE: SINGLE FAMILY RESIDENTIAL
 EXISTING IMPERVIOUS AREA: 0.20% (7,860 S.F. / 3,972,736 S.F.)

ZONING INFORMATION
 ZONING CLASSIFICATION: R-2
 MIN. LOT AREA: 10,000 S.F.
 MIN. FRONT YARD: 30 FT
 MIN. SIDE YARD: 10 FT
 MIN. REAR YARD: 25 FT
 MIN. LOT WIDTH: 80 FT

OWNER/DEVELOPER
 SHAW ENTERPRISES, LLC
 RANDALL SHAW
 P.O. BOX 8081
 COLUMBIA, TN 38402
 (931) 381-3881
 RRS11@AOL.COM

LANDSCAPE ARCHITECT
 RAGAN SMITH ASSOCIATES
 BRETT SMITH, R.L.A., AICP
 315 WOODLAND STREET
 NASHVILLE, TN 37206
 (615) 244-8591
 BSMITH@RAGANSMITH.COM

PROPOSED DEVELOPMENT
 NUMBER OF LOTS: 93
 LOT AREA: 17,100 S.F. (95' x 180') (TYP.)
 DENSITY: 1.02 DU/AC (93 LOTS / 91.20 AC.)
 OPEN SPACE: 43.13% (1,713,404 S.F. / 3,972,736 S.F.)

FLOOD INFORMATION
 FEMA MAP #: 47119C0185E
 EFFECTIVE DATE: APRIL 16, 2007

NOTE:
 1. ALL TREES SHOWN ON THIS PLAN ARE THOSE TREES 18" OR GREATER TO BE RETAINED. TREE SURVEY PROVIDED BY WES ENGINEERS & SURVEYORS, MAY 4, 2016.
 2. A 20' PUBLIC ACCESS EASEMENT ADJACENT TO RUTHERFORD CREEK WILL BE PROVIDED ALONG THE TOP OF BANK.
 3. SIDEWALKS WILL ONLY BE PROVIDED ALONG ONE SIDE OF THE INTERNAL STREETS.

SLOPE ANALYSIS

- 20%-25%
- +25%



PREVIOUS BUSINESS

ORDINANCE 16-07

AN ORDINANCE TO AMEND ORDINANCE NO. 86-47, THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF SPRING HILL, BY REZONING PROPERTY BEING TAX MAP 050, PARCELS 010.00 AND 010.02 FROM B-2, NEIGHBORHOOD SHOPPING DISTRICT, TO R-4, HIGH DENSITY RESIDENTIAL DISTRICT

WHEREAS, the City of Spring Hill Zoning Ordinance, the same being Ordinance No. 86-47, and the zoning maps therein adopted, should be amended by rezoning the property herein described as Maury County Tax Map 050, Parcels 010.00 and 010.02 from B-2, Neighborhood Shopping District, to R-4, High Density Residential; and

WHEREAS, said property to be rezoned from B-2 to R-4 is located within the corporate limits of the City of Spring Hill; and

WHEREAS, this Ordinance was recommended by the Spring Hill Municipal Planning Commission on May 9, 2016, with notice of said hearing being given fifteen (15) days or more before said approval; and

WHEREAS, all Ordinances or parts of Ordinances in conflict herewith are hereby repealed.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF SPRING HILL, TENNESSEE, BOARD OF MAYOR AND ALDERMEN, that the Zoning Ordinance 86-47 and the zoning maps therein adopted be, and the same are hereby amended by rezoning the property herein-described as Maury County Tax Map 050, Parcels 010.00 and 010.02 from B-2, Neighborhood Shopping District, to R-4, High Density Residential District, which amendment shall take effect from and after its adoption, the public welfare requiring it.

BE IT FURTHER ORDAINED, that all Ordinances or parts of Ordinances in conflict herewith are hereby repealed.

Rick Graham, Mayor

ATTEST:

April Goad, City Recorder

LEGAL FORM APPROVED:

Patrick Carter, City Attorney

Passed on First Reading: May 16, 2016

Passed on Second Reading: (on agenda June 20, 2016)

SUBJECT: ORD 16-07 (4135 Kedron Road)

DATE: May 2, 2016

ATTENTION: Board of Mayor and Aldermen (BOMA)

DEPARTMENT HEAD: Dara Sanders, City Planner



STAFF MEMORANDUM

Property description: This property is currently undeveloped. The majority of the surrounding properties are developed for residential uses. An impaired stream runs along the northeastern boundary of the property.

Request: The applicant requests to rezone the property to R-4, High Density Residential, to allow for the development of 32 residential dwellings.

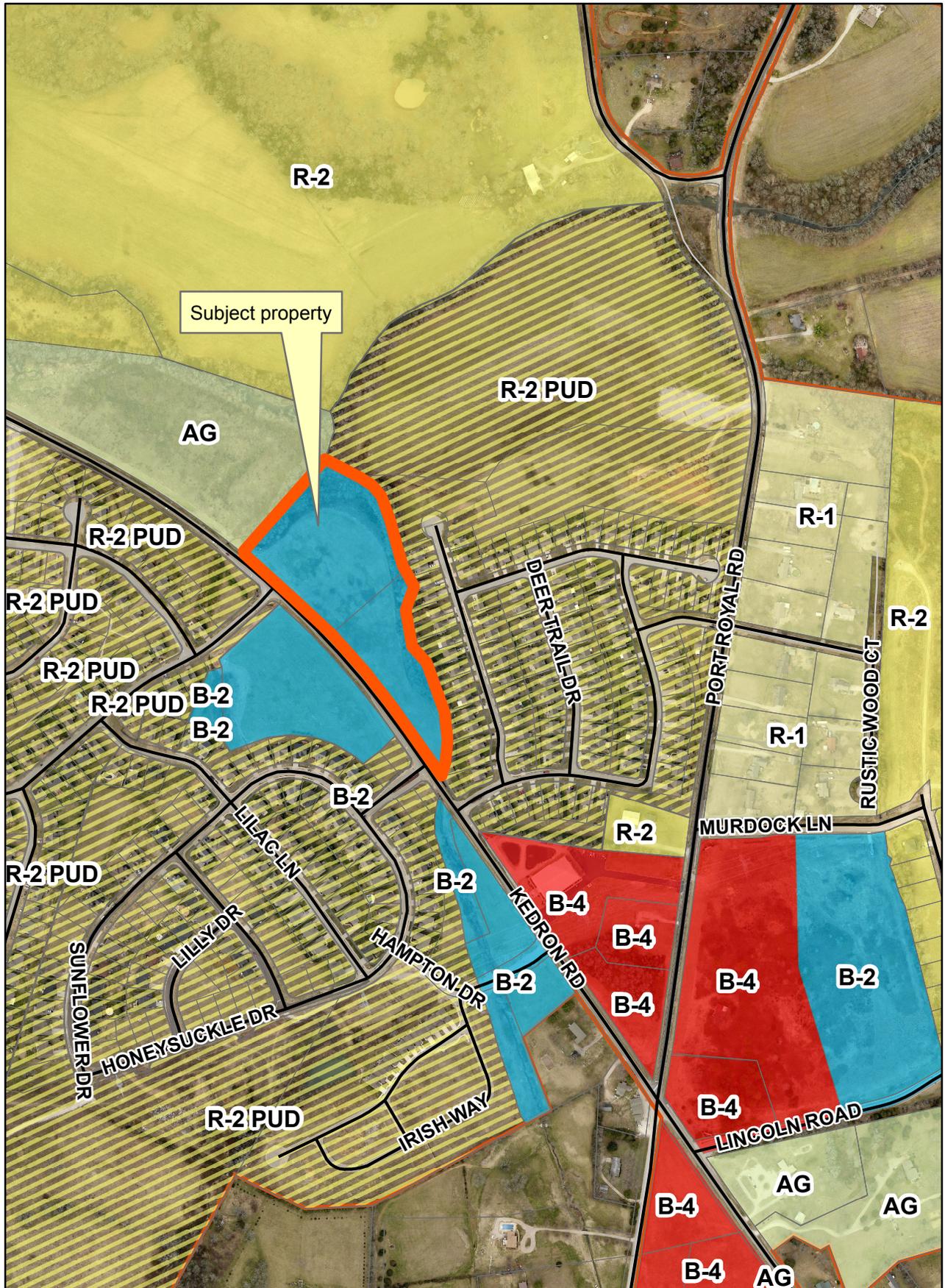
This item is scheduled to be on the May 16th Planning Commission voting meeting. Staff will provide an ordinance reflecting the Planning Commission's recommendation to the BOMA with the May 23rd packet.

Spring Hill Rising: 2040: The City's comprehensive plan, Spring Hill Rising: 2040, provides considerations for future zoning and development requests. Among those considerations are opportunities for enhancing existing or emerging neighborhoods with sensitive new development, allowing for a variety of quality housing options for all stages of life, and encouraging higher density residential development in new activity centers. Staff has provided excerpts from the plan as they relate to this property.

The future land use designation of the property is **Residential Neighborhood Area**, which represents a transition between natural and rural settings and more intense environments, such as mixed use areas, city neighborhood areas, and community commerce areas. The intent of this category is to preserve natural features in the built environment, enhance the access to housing options and urban amenities such as jobs, retail services, and public services, and to create new opportunities to enhance the quality of life.

The City's goal "We will promote a variety of quality housing options" promotes diversifying the City's neighborhoods by providing a variety of housing types, styles, and price points so that is possible for all who work in the community to live in the community. This goal also recommends ensuring that all residents have access to quality affordable housing options to make "aging in place" a viable option.

The City's goal "We will grow smarter" promotes Smart Growth principles, traditional neighborhood design, and quality corridor development. Specifically, this goal aims to ensure that new development within existing neighborhoods is of appropriate scale and intensity in relation to existing development and that it achieves the desired development patterns for the neighborhood.



R-2

Subject property

R-2 PUD

AG

R-2 PUD

R-2 PUD

R-2 PUD

R-2 PUD B-2
B-2

B-2

R-2 PUD

SUNFLOWER DR

LILLY DR

HONEYSUCKLE DR

R-2 PUD

IRISH WAY

HAMPTON DR

B-2

KEDRON RD

B-2

B-4

B-4

B-4

B-4

R-2

MURDOCK LN

B-4

B-2

AG

AG

B-4

B-4

AG

R-1

R-2

R-1

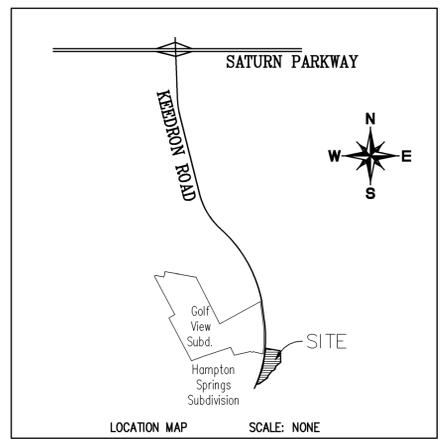
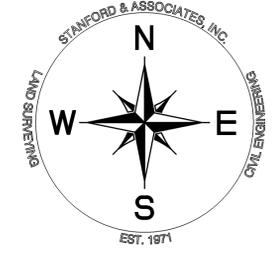
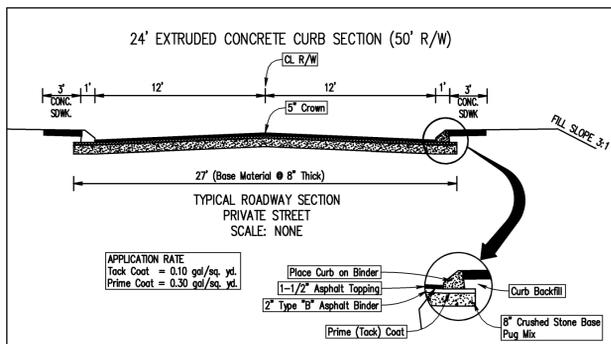
RUSTIC WOOD CT

PORT ROYAL DR

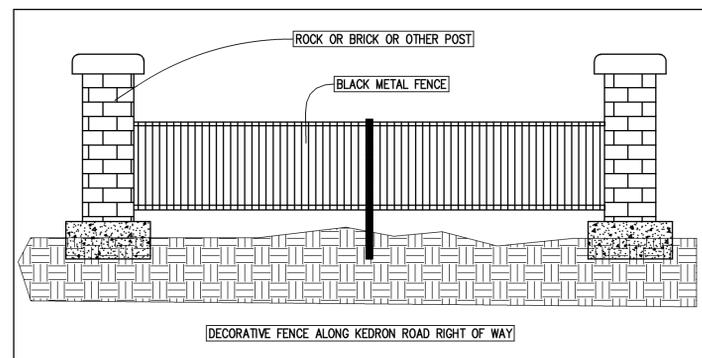
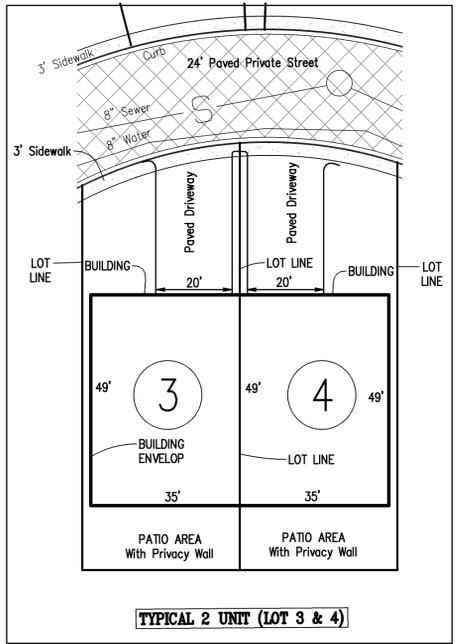
DEERTRAIL DR

LINCOLN ROAD

CURVE	DELTA	RADIUS	ARC	TANGENT	CHORD BEARING	CHORD
C1	15°49'04"	3304.07	912.16'	459.00'	N49°24'05"W	908.27'



- General Notes:**
- FLOOD NOTE:** This parcel is included within areas designated as a special flood hazard are on the latest National Flood Insurance Program Maps available to me as of this date. Per Community Panel Number 47119C0185, revised 04/16/2007.
 - This Property consists of Lots 1 & 2 as recorded in Plat Book P16 Page 221 R.O.M.C, TN as "Scott Stewart Subdivision"
 - This property is Zoned B-2
 - All Property Corners in Rutherford Creek or Branches are points in the Centerline of Creeks or Branches
 - PUBLIC ACCESS AND UTILITIES**
 - Access to Kedron Road
 - Sewer & Water supply by City of Spring Hill
 - Duck River Electric.
 - Communication: AT&T or Charter
 - Atmos Gas
 - This plan proposes to development 33 new residential sites (Lots & Homes)
 - All Building Site will be 3' above 100 year storm Elevation based on data performed by Jim Webb Company and approved by FEMA.



PREPARED BY
Stanford & Assoc., Inc.
410 McLemore Ave
Spring Hill, TN 37174
931-486-2441 w
615-598-3580 m

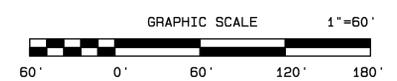
LOT	AREA (sf)	Acres	Address
1	206714	4.75	
2	118906	2.73	
TOTAL	325620	sf or 7.48	acres

OWNER
R. Scott Stewart Jr. &
Ronald W. Dendy
2488 No. Berry Chapel Rd.
Brentwood, TN 37027
Ph: 615-791-6425
DB R1512, PG 789
DB R1475, PG 125
DB R1499, PG 713

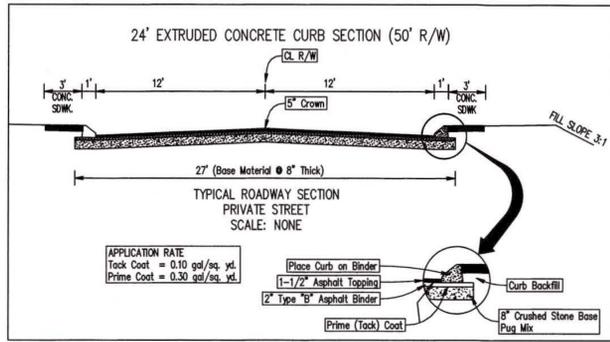
Proposed 32 Units on 7.48 ac On
Scott Stewart Subdivision Record Plat Bk P16, Pg 221
Proposed To Rezone from B2 to R4

BELLAGIO VILLAS OF SPRING HILL

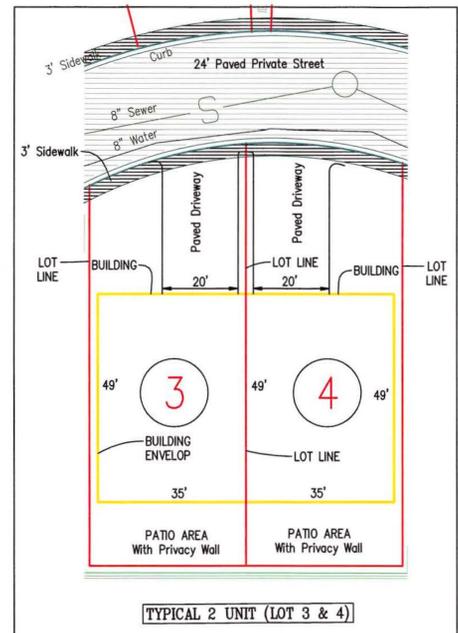
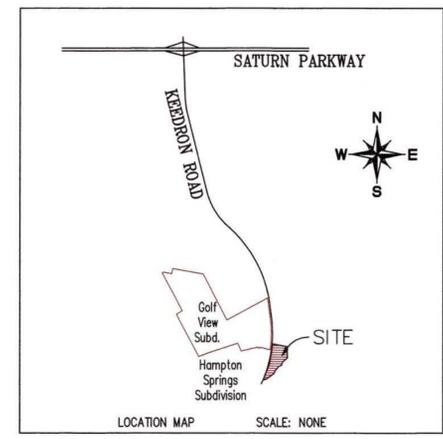
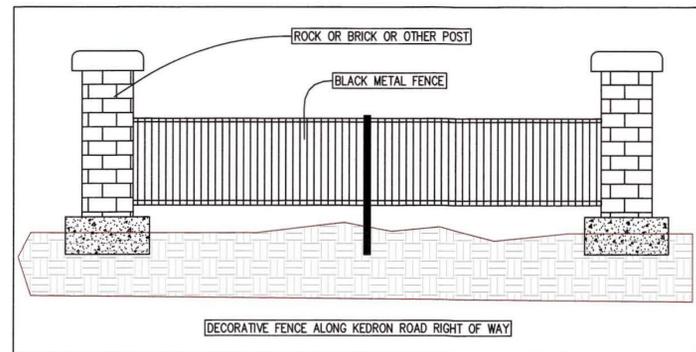
City of Spring Hill, Maury County, State of Tennessee
3rd Civil District; Map 50 Parcel 10



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BELLAGIO VILLAS OF SPRING HILL

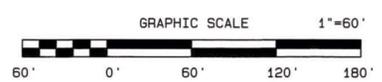
City of Spring Hill, Maury County, State of Tennessee
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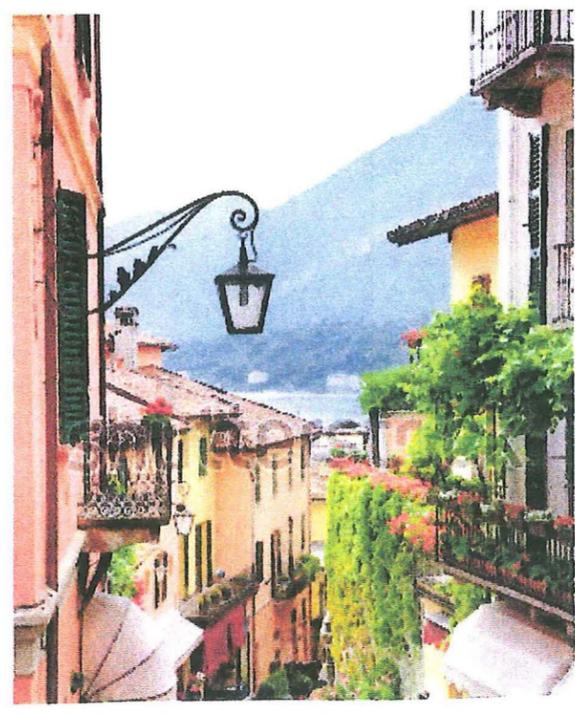
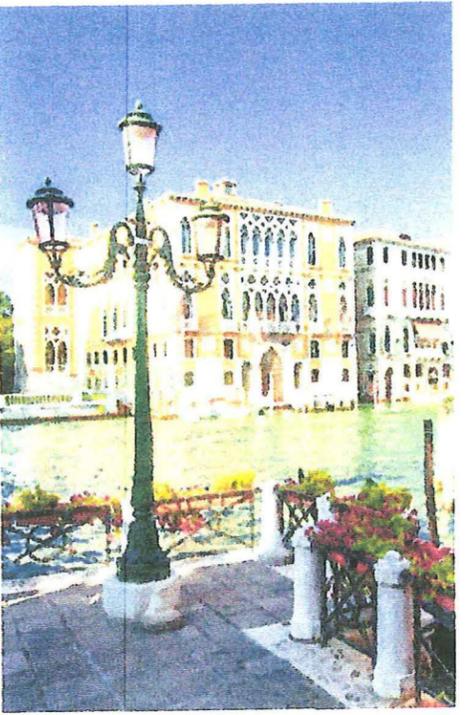
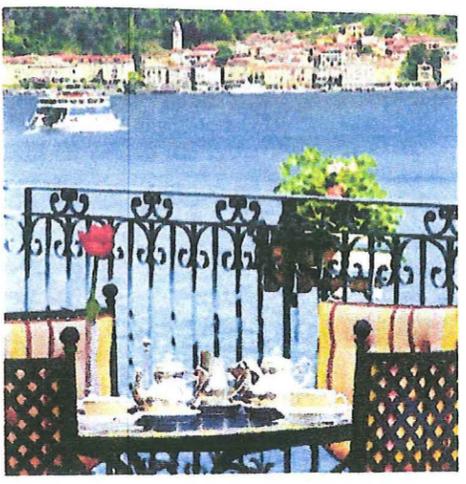
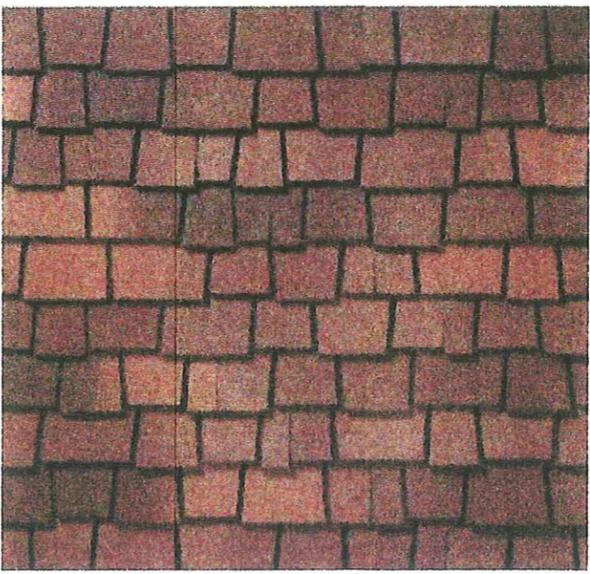


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 DB R1499, PG 713





ORDINANCE NO. 16 - 08

AN ORDINANCE OF THE CITY OF SPRING HILL, TENNESSEE, AMENDING THE BUDGET ORDINANCE 15-14; and BUDGET AMENDMENT 15 - 26; FOR THE FISCAL YEAR BEGINNING JULY 1, 2015, AND ENDING JUNE 30, 2016

BE ORDAINED BY THE CITY OF SPRING HILL, TENNESSEE, AS FOLLOWS:

A budget consisting of the Available Funds and Appropriations listed below adopted for the Fiscal Year July 1, 2015 through June 30, 2016.

Available Funds	Ordinance 15-14 Budget 2014 - 2015	Ordinance 15-26 Amended Budget	Ordinance 16-xx Amended Budget	Add'l Data Amended Budget
General Fund				Refer to column V in spreadsheet
Revenue	\$ 20,002,300	\$ 20,041,500	\$ 19,193,100	Past due prop taxes; bldg permits; state sales taxes; reduced court rev; less debt
Expenditures				
Legislative	\$ 1,026,950	\$ 1,027,000	\$ 1,152,200	Health ins incr ; vehicle
Judicial	\$ 83,400	\$ 83,400	\$ 83,400	
Finance & Administration	\$ 525,800	\$ 532,100	\$ 616,500	Liquor tax payables; Tyler billed this FY
Information Management System	\$ 448,300	\$ 448,300	\$ 478,300	Data processing
City Hall	\$ 266,200	\$ 266,200	\$ 271,200	Cell phones
Total General Government	\$ 2,350,650	\$ 2,357,000	\$ 2,601,600	
Police Department	\$ 4,911,700	\$ 4,911,700	\$ 4,919,800	Phone connectivity; debt interest reduced
Emergency Communications	\$ 1,236,000	\$ 1,236,000	\$ 1,195,000	Health ins decr ;
Fire Department	\$ 4,561,800	\$ 4,561,800	\$ 4,639,500	Salary reduction; OT incr; engr incr; TML; Station 2 bldg
Building and Codes	\$ 767,300	\$ 767,300	\$ 656,300	Consultant Svcs deleted; repair bldg
Streets and Highways	\$ 4,892,900	\$ 4,952,900	\$ 2,607,800	Veh repair; road maint; traffic; salt; TML; Reserves Blvd
Parks & Recreation Department	\$ 444,000	\$ 444,000	\$ 718,700	Engr; Tanyard Spr; Décor; Veh; Mach equip
Library	\$ 727,000	\$ 786,900	\$ 789,200	Furn
Total General Fund Expenditures	\$ 19,891,350	\$ 20,017,600	\$ 18,127,900	
Excess Revenues Over Expenditures	\$ 110,950	\$ 23,900	\$ 1,065,200	
MS4 Storm Water				
MS4 Storm Water Revenues	\$ 1,165,400	\$ 1,165,400	\$ 1,165,400	
MS4 Storm Water Expenses	\$ 1,566,500	\$ 1,566,500	\$ 1,566,500	
Excess Revenues over Expenses	\$ (401,100)	\$ (401,100)	\$ (401,100)	
Fund Balance after expenses	\$ 120,319	\$ 120,319	\$ 120,319	
State Street Aid				
State Street Aid - Revenues	\$ 1,157,400	\$ 1,157,400	\$ 1,157,400	
State Street Aid - Expenses	\$ 1,099,300	\$ 1,099,300	\$ 1,199,300	Transfer from GF Streets road maint
Excess Revenues over Expenses	\$ 58,100	\$ 58,100	\$ (41,900)	
Fund Balance after expenses	\$ 383,734	\$ 383,734	\$ 301,834	
Adequate Facilities Tax				
Adequate Facilities Tax Revenues	\$ 1,301,000	\$ 1,301,000	\$ 1,301,000	
Adequate Facilities Tax Expenses	\$ 1,783,600	\$ 1,783,600	\$ 1,793,600	
Excess Revenues over Expenses	\$ (482,600)	\$ (482,600)	\$ (492,600)	
Fund Balance after expenses	\$ 1,782,070	\$ 1,782,070	\$ 1,772,070	
Water & Sewer Fund				
Water & Sewer Beginning Cash	\$ 11,054,066	\$ 11,054,066	\$ 11,700,075	
Water & Sewer Fund - Revenues	\$ 15,793,500	\$ 15,793,500	\$ 15,793,500	
Water & Sewer Fund - Expenses	\$ 15,481,632	\$ 15,593,732	\$ 15,633,732	
Water & Sewer Ending Cash	\$ 11,365,934	\$ 11,253,834	\$ 11,859,843	
Library Fund				
Library Donations	\$ 25,000	\$ 25,000	\$ 25,000	
Library Expenses	\$ 15,000	\$ 23,150	\$ 23,150	

Excess Revenues over Expenses	\$	10,000	\$	1,850	\$	1,850
Fund Balance after expenses	\$	28,875	\$	20,725	\$	20,725

This ordinance shall become effective on June 20, 2016, the public welfare requiring it.

Passed this:

First Reading: _____ May 16, 2015

Second Reading: _____ June 20, 2016

Mayor: Rick Graham

City Attorney: Patrick Carter

Recorder: April Goad

ORDINANCE NO. 16-09

AN ORDINANCE OF THE CITY OF SPRING HILL, TENNESSEE

WHEREAS, *Tennessee Code Annotated* Title 9, Chapter 1, Section 116 requires that all funds of the State of Tennessee and all its political subdivisions shall first be appropriated before being expended and that only funds that are available shall be appropriated; and

WHEREAS, the Municipal Budget Law of 1982 requires that the governing body of each municipality adopt and operate under an annual budget ordinance presenting a financial plan with at least the information required by that state statute, that no municipality may expend any moneys regardless of the source except in accordance with a budget ordinance and that the governing body shall not make any appropriation in excess of estimated available funds; and

WHEREAS, the governing body has published the annual operating budget and budgetary comparisons of the proposed budget with the prior year (actual) and the current year (estimated) in a newspaper of general circulation not less than ten (10) days prior to the meeting where the governing body will consider final passage of the budget.

NOW THEREFORE BE IT ORDAINED BY THE CITY OF SPRING HILL, TENNESSEE AS FOLLOWS:

SECTION 1: That the governing body estimates anticipated revenues of the municipality from all sources to be as follows:

General Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
General Taxes	\$ -	\$ -	\$ 13,149,800
Licenses and Permits	\$ -	\$ -	\$ 950,500
Intergovernmental	\$ -	\$ -	\$ 3,683,600
Debt	\$ -	\$ -	\$ 4,819,500
Miscellaneous	\$ -	\$ -	\$ 286,000
Transfers In	\$ -	\$ -	\$ 3,500,000
Total	\$ -	\$ -	\$ 26,389,400
Est Begin. Fund Bal			\$ 5,612,528
Total Available Funds			\$ 32,001,928

MS4 Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Stormwater Fees	\$ -	\$ -	\$ 820,000
Debt	\$ -	\$ -	\$ -
Miscellaneous	\$ -	\$ -	\$ 10,400
Transfers In	\$ -	\$ -	\$ 355,000
Total	\$ -	\$ -	\$ 1,185,400
Est Begin. Fund Bal			\$ 982,319
Total Available Funds			\$ 2,167,719

State Street Aid Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Gas, Motor Fuel	\$ -	\$ -	\$ 1,022,800
Streets & Trans	\$ -	\$ -	\$ 74,800
Duplex Road Reimb.	\$ -	\$ -	\$ 250,000

Miscellaneous	\$ -	\$ -	\$ 200
Total	\$ -	\$ -	\$ 1,347,800
Est Begin. Fund Bal			\$ 427,234
Total Available Funds			\$ 1,775,034

Impact Fees	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Impact Fees	\$ -	\$ -	\$ 300,000
Est Begin. Fund Bal			\$ -
Total Available Funds			\$ 300,000

Adequate Facilities Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
AFT - Roads	\$ -	\$ -	\$ 300,000
AFT - Other	\$ -	\$ -	\$ 750,000
Cap Imp Wmson Co	\$ -	\$ -	\$ 250,000
Miscellaneous	\$ -	\$ -	\$ 1,000
Total	\$ -	\$ -	\$ 1,301,000
Est Begin. Fund Bal			\$ 1,824,193
Total Available Funds			\$ 3,125,193

Sanitation Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Sanitation Fees	\$ -	\$ -	\$ 1,740,000
Recycling Fees	\$ -	\$ -	\$ 490,000
Late Payments	\$ -	\$ -	\$ 25,000
Miscellaneous	\$ -	\$ -	\$ 1,400
Total	\$ -	\$ -	\$ 2,256,400
Est Begin. Fund Bal			\$ 74,126
Total Available Funds			\$ 2,331,926

Water/Sewer Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Water Charges	\$ -	\$ -	\$ 4,100,000
Sewer Charges	\$ -	\$ -	\$ 3,900,000
Water Tap Fees	\$ -	\$ -	\$ 800,000
Sewer Tap Fees	\$ -	\$ -	\$ 725,000
Miscellaneous	\$ -	\$ -	\$ 1,576,000
Non-Operating	\$ -	\$ -	\$ -
Transfers In	\$ -	\$ -	\$ 1,638,000
Total	\$ -	\$ -	\$ 12,739,000
Est Beginning Cash			\$ 13,033,176
Total Available Funds			\$ 25,772,176

Library Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
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Donations	\$ -	\$ -	\$ 25,000
Est Begin. Fund Bal			\$ 21,275
Total Available Funds			\$ 46,275

Drug Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Drug Related Fines	\$ -	\$ -	\$ 25,000
Sale of Property	\$ -	\$ -	\$ 5,000
Donations Pvt Sources	\$ -	\$ -	\$ 300
Other	\$ -	\$ -	\$ 100
Total	\$ -	\$ -	\$ 30,400
Est Begin. Fund Bal			\$ 55,223
Total Available Funds			\$ 85,623

SECTION 2: That the governing body appropriates from these anticipated revenues and unexpended and unencumbered funds as follows:

General Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
General Government	\$ -	\$ -	\$ 3,363,905
Police	\$ -	\$ -	\$ 5,271,400
Dispatch	\$ -	\$ -	\$ 821,500
Fire	\$ -	\$ -	\$ 4,919,600
Planning	\$ -	\$ -	\$ 511,200
Building & Codes	\$ -	\$ -	\$ 522,800
Public Works	\$ -	\$ -	\$ 9,506,600
Parks and Recreation	\$ -	\$ -	\$ 534,266
Library	\$ -	\$ -	\$ 861,700
Total Appropriations	\$ -	\$ -	\$ 26,312,971

MS4 Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Stormwater	\$ -	\$ -	\$ 621,400
Capital Improvements	\$ -	\$ -	\$ 994,600
Total Expenses	\$ -	\$ -	\$ 1,616,000

State Street Aid Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Road Improvements	\$ -	\$ -	\$ 1,050,000
Dept Prin & Int	\$ -	\$ -	\$ 163,900
Duplex Rd Expenses	\$ -	\$ -	\$ 329,000
Other	\$ -	\$ -	\$ 50,000
Total Expenses	\$ -	\$ -	\$ 1,592,900

Adequate Facilities Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Dept Prin & Int	\$ -	\$ -	\$ 869,200
Land Acquisition	\$ -	\$ -	\$ 10,000
Trailways/Greenways	\$ -	\$ -	\$ 70,000
Site & Road Improve.	\$ -	\$ -	\$ 453,000
Parks Improvements	\$ -	\$ -	\$ 50,000
Miscellaneous	\$ -	\$ -	\$ -
Total Expenses	\$ -	\$ -	\$ 1,452,200

Impact Fees	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Impact Fees	\$ -	\$ -	\$ -
Total Expenses	\$ -	\$ -	\$ -

Sanitation Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Sanitation Expenses	\$ -	\$ -	\$ 2,230,000
Total Expenses	\$ -	\$ -	\$ 2,230,000

Water/Sewer Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Distribution	\$ -	\$ -	\$ 2,325,600
Water Treatment	\$ -	\$ -	\$ 2,037,800
Waste Water Plant	\$ -	\$ -	\$ 4,339,600
Sewer Collections	\$ -	\$ -	\$ 1,340,400
Admin; Billing	\$ -	\$ -	\$ 2,806,000
Non-Operating Exps.	\$ -	\$ -	\$ -
Total Expenses	\$ -	\$ -	\$ 12,849,400

Library Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Library Expenses	\$ -	\$ -	\$ 23,200
Total Expenses			\$ 23,200

Drug Fund	FY 2015 Actual	FY 2016 Estimated	FY 2017 Proposed
Drug Related Expense	\$ -	\$ -	\$ 25,500
Total Expenses			\$ 25,500

SECTION 3: At the end of the current fiscal year the governing body estimates balances / (deficits) as follows:

General Fund	\$	5,612,528
State Street Aid Fund	\$	427,234
Impact Fees Fund	\$	-
Adequate Facilities Fund	\$	1,824,193
Sanitation Fund	\$	74,126
Water/Sewer Fund	\$	13,033,176
MS4	\$	982,319
Library Fund	\$	21,275
Drug Fund	\$	55,223

SECTION 4: That the governing body recognizes that the municipality has bonded and other indebtedness as follows:

Bonded or Other Debt	Total Debt	Prin Pay 2016	Int Pay 2016	2016 Debt Svc
Bonds - G.O.	\$ 14,515,001	\$ 635,000	\$ 413,902	\$ 1,048,902
Bonds - W/S	\$ 18,597,221	\$ 1,094,532	\$ 499,204	\$ 1,593,736
Capital Leases	\$ 1,187,639	\$ 451,871	\$ 23,648	\$ 475,520
Other Debt	\$ -	\$ -	\$ -	\$ -
Grand Total	\$ 34,299,861	\$ 2,181,403	\$ 936,755	\$ 3,118,158

SECTION 5: During the coming fiscal year the governing body has planned capital projects and proposed funding as follows:

Proposed Capital	Proposed Amount Financed	Proposed Amount
General Fund	\$ 4,401,000	\$ 4,401,000
General Fund Capital Leases	\$ 418,500	\$ 418,500
MS4-Stormwater	\$ -	\$ 994,600
State Street Aid	\$ -	\$ 1,590,800
Adequate Facilities Tax	\$ -	\$ 1,220,500
Water/Sewer Fund	\$ -	\$ 2,965,000

SECTION 6: No appropriation listed above may be exceeded without an amendment of the budget ordinance as required by the Municipal Budget Law of 1982 T.C.A. Section 6-56-208. In addition, no appropriation may be made in excess of available funds except to provide for an actual emergency threatening the health, property or lives of the inhabitants of the municipality and declared by a two-thirds (2/3) vote of at least a quorum of the governing body in accord with Section 6-56-205 of the *Tennessee Code Annotated*.

SECTION 7: Money may be transferred from one appropriation to another in the same fund only by appropriate ordinance by the governing body, subject to such limitations and procedures as it may describe as allowed by Section 6-56-209 of the *Tennessee Code Annotated*. Any resulting transfers shall be reported to the governing body at its next regular meeting and entered into the minutes.

SECTION 8: A detailed financial plan will be attached to this budget and become part of this budget ordinance. In addition, the published operating budget and budgetary comparisons shown by fund with beginning and ending fund balances and the number of full time equivalent employees required by Section 6-56-206, *Tennessee Code Annotated* will be attached.

SECTION 9: If for any reason a budget ordinance is not adopted prior to the beginning of the next fiscal year, the appropriations in this budget ordinance shall become the appropriations for the next fiscal year until the adoption of the new budget ordinance in accordance with Section 6-56-210, *Tennessee Code Annotated* provided sufficient revenues are being collected to support the continuing appropriations. Approval of the Director of the Division of Local Finance in the Comptroller of the Treasury for a continuation budget will be requested if any indebtedness is outstanding.

SECTION 10: There is hereby levied a property tax of \$.5767 per \$100 of assessed value on all real and personal property on the Maury County side of Spring Hill and a property tax of \$.5903 per \$100 of assessed value on all real and personal property on the Williamson County side of Spring Hill.

SECTION 11: All unencumbered balances of appropriations remaining at the end of the fiscal year shall lapse and revert to the respective fund balances.

SECTION 12: This ordinance shall take effect July 1, 2016, the public welfare requiring it.

Passed and adopted by the Board of Mayor and Aldermen of the City of Spring Hill, Tennessee, on the 20th day of June, 2016

Rick Graham, Mayor

ATTEST:

April Goad, City Recorder

LEGAL FORM

Patrick Carter, City Attorney

Passed on 1st reading May 16, 2015

Passed on 2nd reading June 20, 2015

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End
110 - GENERAL FUND - REVENUES		v 8							
TAXES									
31100	REAL PROPERTY TAXES (CURRENT) - MAURY (\$ 5.767) *	\$ 1,400,000	\$ 1,400,000	\$ 1,400,000	\$ 1,426,605	\$ 1,426,600	\$ 1,530,000	\$ 1,530,000	\$ 103,400
31102	REAL PROPERTY TAXES (CURRENT) - WILLIAMSON (\$ 5.903) *	\$ 3,050,000	\$ 3,050,000	\$ 3,050,000	\$ 2,993,747	\$ 2,993,800	\$ 3,195,000	\$ 3,195,000	\$ 201,200
31103	PROPERTY TAXES - OVERAGE	\$ -	\$ -	\$ -	\$ 59,760	\$ -	\$ -	\$ -	\$ (59,800)
31120	UTILITY TAXES PROPERTY	\$ 50,000	\$ 50,000	\$ 50,000	\$ -	\$ 50,000	\$ 50,000	\$ 50,000	\$ -
31200	REAL PROPERTY TAX DELINQUENCIES - MAURY (2008)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31202	REAL PROPERTY TAX DELINQUENCIES - WILLIAMSON (2008)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31203	REAL PROPERTY TAX DELINQUENCIES - MAURY (2009)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31204	REAL PROPERTY TAX DELINQUENCIES - WILLIAMSON (2009)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31205	REAL PROPERTY TAX DELINQUENCIES - MAURY (2+ YEARS)	\$ 5,000	\$ 5,000	\$ 5,000	\$ 681	\$ 2,000	\$ 5,000	\$ 5,000	\$ 3,000
31206	REAL PROPERTY TAX DELINQUENCIES - WILLIAMSON (2+ YEARS)	\$ 5,000	\$ 5,000	\$ 17,100	\$ 17,026	\$ 17,100	\$ 5,000	\$ 5,000	\$ (12,100)
31207	REAL PROPERTY TAX DELINQUENCIES - MAURY (PRIOR YEAR)	\$ 10,000	\$ 10,000	\$ 62,000	\$ 54,197	\$ 62,000	\$ 25,000	\$ 25,000	\$ (37,000)
31208	REAL PROPERTY TAX DELINQUENCIES - WILLIAMSON (PRIOR YR)	\$ 40,000	\$ 40,000	\$ 160,000	\$ 124,113	\$ 160,000	\$ 60,000	\$ 60,000	\$ (100,000)
31220	PUBLIC UTILITIES PROPERTY TAXES - DELINQUENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31300	DELINQUENT PROPERTY TAX PENALTY - MAURY (2008)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31303	DELINQUENT PROPERTY TAX PENALTY - WILLIAMSON (2008)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31304	DELINQUENT PROPERTY TAX PENALTY - MAURY (2009)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31305	DELINQUENT PROPERTY TAX PENALTY - WILLIAMSON (2009)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31306	DELINQUENT PROPERTY TAX PENALTY - MAURY (2010)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31307	DELINQUENT PROPERTY TAX PENALTY - WILLIAMSON (2010)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31308	DELINQUENT PROPERTY TAX PENALTY - MAURY (PRIOR YEAR)	\$ 1,000	\$ 1,000	\$ 1,000	\$ 2,266	\$ 2,300	\$ 2,000	\$ 2,000	\$ (300)
31309	DELINQUENT PROPERTY TAX PENALTY - WILLIAMSON (PRIOR YR)	\$ 2,000	\$ 2,000	\$ 2,000	\$ 2,448	\$ 2,500	\$ 2,000	\$ 2,000	\$ (500)
31310	DELINQUENT PROPERTY TAX PENALTY - MAURY (2+ YEARS)	\$ 1,000	\$ 1,000	\$ 1,000	\$ 148	\$ 500	\$ 1,000	\$ 1,000	\$ 500
31311	DELINQUENT PROPERTY TAX PENALTY - WILLIAMSON (2+ YEARS)	\$ 5,000	\$ 5,000	\$ 5,000	\$ 3,617	\$ 3,700	\$ 5,000	\$ 5,000	\$ 1,300
31511	PAY IN LIEU OF TAX - ELECTRIC UTILITIES	\$ 7,000	\$ 7,000	\$ 7,000	\$ 4,362	\$ 7,000	\$ 7,000	\$ 7,000	\$ -
31512	WATER/SEWER IN-LIEU-OF-TAX	\$ 152,000	\$ 152,000	\$ 152,000	\$ 152,024	\$ 152,000	\$ 162,000	\$ 162,000	\$ 10,000
31520	SATURN IN-LIEU-OF-TAX	\$ 250,000	\$ 250,000	\$ 250,000	\$ 250,000	\$ 250,000	\$ 250,000	\$ 250,000	\$ -
31610	LOCAL SALES TAX - MAURY CO	\$ 3,285,000	\$ 3,285,000	\$ 3,285,000	\$ 2,444,922	\$ 3,285,000	\$ 3,500,000	\$ 3,613,500	\$ 328,500
31611	LOCAL SALES TAX - WILLIAMSON CO	\$ 2,150,000	\$ 2,150,000	\$ 2,150,000	\$ 1,625,859	\$ 2,150,000	\$ 2,300,000	\$ 2,365,000	\$ 215,000
31710	WHOLESALE BEER TAX	\$ 480,000	\$ 480,000	\$ 525,000	\$ 421,335	\$ 525,000	\$ 525,000	\$ 525,000	\$ -
31720	WHOLESALE LIQUOR TAX	\$ 180,000	\$ 180,000	\$ 230,000	\$ 183,983	\$ 230,000	\$ 240,000	\$ 240,000	\$ 10,000
31800	BUSINESS LICENSE	\$ 340,000	\$ 340,000	\$ 340,000	\$ 204,636	\$ 340,000	\$ 475,000	\$ 475,000	\$ 135,000
31801	SOLICITATION PERMITS	\$ 2,300	\$ 2,300	\$ 2,300	\$ 1,750	\$ 2,300	\$ 2,300	\$ 2,300	\$ -
31911	NATURAL GAS FRANCHISE TAX	\$ 200,000	\$ 200,000	\$ 200,000	\$ 215,504	\$ 215,500	\$ 225,000	\$ 225,000	\$ 9,500
31912	CABLE TV FRANCHISE	\$ 225,000	\$ 225,000	\$ 225,000	\$ 180,137	\$ 240,000	\$ 255,000	\$ 255,000	\$ 15,000
31919	OTHER FRANCHISE TAX	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
31980	MIXED DRINK TAXES	\$ 135,000	\$ 135,000	\$ 135,000	\$ 128,173	\$ 135,000	\$ 150,000	\$ 150,000	\$ 15,000
	TOTAL GENERAL TAX REVENUES	\$ 11,975,300	\$ 11,975,300	\$ 12,254,400	\$ 10,497,293	\$ 12,312,100	\$ 12,971,300	\$ 13,149,800	\$ 837,700
LICENSES AND PERMITS									
32210	BEER LICENSES	\$ 16,000	\$ 16,000	\$ 16,000	\$ 11,100	\$ 16,000	\$ 20,000	\$ 20,000	\$ 4,000
32400	ALARM REGISTRATIONS	\$ 12,000	\$ 12,000	\$ 12,000	\$ 10,340	\$ 12,000	\$ 14,000	\$ 14,000	\$ 2,000
32410	SPECIALTY PERMITS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
32610	BUILDING PERMITS	\$ 800,000	\$ 825,000	\$ 900,000	\$ 761,070	\$ 825,000	\$ 900,000	\$ 900,000	\$ 75,000
32700	FIRE RELATED PERMITS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,100	\$ 1,200	\$ 1,500	\$ 1,500	\$ 300
32710	SIGN PERMITS	\$ 12,000	\$ 12,000	\$ 12,000	\$ 9,650	\$ 12,000	\$ 15,000	\$ 15,000	\$ 3,000
	TOTAL LICENSES AND PERMITS	\$ 841,000	\$ 866,000	\$ 941,000	\$ 793,260	\$ 866,200	\$ 950,500	\$ 950,500	\$ 84,300
INTERGOVERNMENTAL REVENUE									
33141	STOP POLICE GRANT PART II (ARRA GRANT - FED THRU STATE)								
33142	EFFICIENCY GRANTS - LIGHTING (ARRA)								
33143	EFFICIENCY GRANTS - WINDOWS (ARRA)								
33191	POLICE GRANTS	\$ 5,000	\$ 5,000	\$ 5,000	\$ 650	\$ 2,000	\$ 5,000	\$ 5,000	\$ 3,000
33192	SAFETY GRANTS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
33310	COMMUNITY DEVELOPMENT GRANTS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
33320	TVA IN-LIEU-OF TAX	\$ 367,000	\$ 367,000	\$ 367,000	\$ 188,071	\$ 367,000	\$ 429,200	\$ 429,200	\$ 62,200
33400	INSERVICE TRAINING-POST COMMISSION	\$ 24,600	\$ 24,600	\$ 24,600	\$ 25,200	\$ 25,200	\$ 24,600	\$ 24,600	\$ (600)
33410	COPS GRANTS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

500 homes x \$400. \$120k Wsn; \$80k Maury

FY14 = 17.2%; FY15= 13.9%; FY16 = 16%

FY 17 = 6% +/- or \$365k, changed to 10% per BFAC

3 asst'd living

\$

Based on census of 36,530 @ 123.30 - (\$11.75)

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
33411	STOP POLICE GRANT PART I	\$ 37,500	\$ 37,500	\$ 37,500	\$ 33,838	\$ 37,500	\$ 30,000	\$ 30,000	\$ (7,500)	Grant phasing out.
33413	POLICE LOCAL SOLICITATION GRANT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
33414	POLICE-DISPATCHER TRAINING REIMBURSEMENT	\$ 11,000	\$ 11,000	\$ 11,000	\$ 8,772	\$ 11,000	\$ 11,000	\$ 11,000	\$ -	
33430	STATE GRANT NO. 3	\$ -	\$ -	\$ -	\$ 519	\$ -	\$ -	\$ -	\$ -	Gov Highway Safety Grant
33450	FIRE GRANTS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
33451	SKATE PARK GRANT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
33452	PARKS & REC GRANTS	\$ -	\$ -	\$ 7,500	\$ 7,444	\$ 7,500	\$ -	\$ -	\$ (7,500)	
33460	FIRE DEPT INCENTIVE PAY	\$ 21,000	\$ 21,000	\$ 21,000	\$ 22,800	\$ 22,800	\$ 21,000	\$ 21,000	\$ (1,800)	
33510	STATE SALES TAX	\$ 2,420,000	\$ 2,420,000	\$ 2,500,000	\$ 1,932,594	\$ 2,500,000	\$ 2,958,900	\$ 2,958,900	\$ 458,900	Based on census of 36,530 @ 123.30 - (\$81.00)
33520	STATE INCOME TAX	\$ 100,000	\$ 114,200	\$ 114,200	\$ 114,196	\$ 114,200	\$ 120,000	\$ 120,000	\$ 5,800	
33530	STATE BEER TAX	\$ 16,000	\$ 16,000	\$ 16,000	\$ 8,346	\$ 16,000	\$ 18,200	\$ 18,200	\$ 2,200	Based on census of 36,530 @ 123.30 - (\$.50)
33590	OTHER STATE REVENUE ALLOCATIONS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
33593	CORPORATE EXCISE TAX	\$ 3,200	\$ 3,200	\$ 3,200	\$ 6,115	\$ 6,100	\$ 4,000	\$ 4,000	\$ (2,100)	
33594	LICENSE PLATE/DL RETURN FEES	\$ 2,500	\$ 2,500	\$ 2,500	\$ 5,880	\$ 5,900	\$ 5,500	\$ 5,500	\$ (400)	
33595	LIBRARY OPERATING REVENUE-COUNTIES	\$ 56,200	\$ 56,200	\$ 56,200	\$ 36,165	\$ 56,200	\$ 56,200	\$ 56,200	\$ -	
33596	ACCIDENT REPORT REVENUES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
33700	GRANTS (OTHER)	\$ -	\$ -	\$ -	\$ 1,527	\$ 1,600	\$ -	\$ -	\$ (1,600)	
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	TOTAL INTERGOVERNMENTAL REVENUE	\$ 3,064,000	\$ 3,078,200	\$ 3,165,700	\$ 2,392,117	\$ 3,173,000	\$ 3,683,600	\$ 3,683,600	\$ 510,600	
	MISCELLANEOUS									
34000	CHARGES FOR SERVICES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34100	GENERAL GOVERNMENT CHARGES FROM WATER/SEWER	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34136	BID BONDS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34157	SEXUAL OFFENDER REGISTRATION	\$ 500	\$ 500	\$ 500	\$ 1,350	\$ 1,200	\$ 1,200	\$ 1,200	\$ -	
34200	PUBLIC SAFETY - CHARGES FOR SERVICE	\$ 1,000	\$ 1,000	\$ 1,000	\$ 710	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
34201	IMPOUND LOT FEES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34214	POLICE JOB TRAINING REIMBURSEMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34240	DONATIONS - POLICE DEPARTMENT	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,880	\$ 1,900	\$ 1,000	\$ 1,000	\$ (900)	
34241	INCIDENT RESPONSE FEES FROM OTHERS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34245	DONATIONS - FIRE DEPARTMENT	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	
34246	DONATIONS - FIREBELLE RESTORATION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34250	DONATIONS - OTHER	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	
34261	HAZMAT REIMBURSEMENTS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34310	HIGHWAYS AND STREETS CHARGES FOR SERVICE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34261	FIRE DEPT REIMBURSEMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34314	MOWING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34315	RECEIPTS FOR ROADS & SIDEWALK	\$ -	\$ -	\$ -	\$ 11,368	\$ 11,400	\$ 17,300	\$ 17,300	\$ 5,900	Neighborhood Sidewalk Program
34744	PARKS & REC FEES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
34791	HEALTH & WELLNESS FEES	\$ 2,000	\$ 2,000	\$ 2,000	\$ 950	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
34793	COMMUNITY ROOM FEES	\$ 2,000	\$ 2,000	\$ 2,000	\$ 1,606	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
35100	CITY COURT REVENUES	\$ 300,000	\$ 300,000	\$ 150,000	\$ 93,402	\$ 150,000	\$ 200,000	\$ 200,000	\$ 50,000	
35110	CITY COURT TRAFFIC SCHOOL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
35160	COUNTY COURT REVENUE	\$ 35,000	\$ 35,000	\$ 35,000	\$ 34,386	\$ 35,000	\$ 40,000	\$ 40,000	\$ 5,000	
35210	BOND FORFEITURES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
36000	MISCELLANEOUS REVENUES	\$ 5,000	\$ 5,000	\$ 5,000	\$ 648	\$ 2,000	\$ -	\$ 4,000	\$ 2,000	Includes Message Board 'grant'
36100	INTEREST INCOME	\$ 5,000	\$ 5,000	\$ 5,000	\$ 7,088	\$ 7,100	\$ 5,000	\$ 5,000	\$ (2,100)	
36210	RENTAL INCOME	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
36300	SALE OF SURPLUS PROPERTY	\$ 10,000	\$ 10,000	\$ 10,000	\$ 15,093	\$ 20,000	\$ 10,000	\$ 10,000	\$ (10,000)	
36350	INSURANCE RECOVERIES FOR LOSSES	\$ -	\$ -	\$ -	\$ 23,324	\$ 23,400	\$ -	\$ -	\$ (23,400)	
36351	REFUND FROM SLEUTH	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
36410	MISC REFUNDS AND REBATES	\$ -	\$ -	\$ -	\$ 10,065	\$ 10,100	\$ -	\$ -	\$ (10,100)	
36901	G.O. Bonds	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 4,401,000	\$ 4,401,000	G.O. Bond: \$784k City Hall /\$2.617 Diablo /\$1 mil Buckner & T/S Rds
36903	POLICE DEPT LEASE/PURCHASE (VEHICLES/EQUIPMENT)	\$ 805,000	\$ 805,000	\$ 805,000	\$ -	\$ 805,000	\$ 232,500	\$ 418,500	\$ (386,500)	Five on rotation plus 4 for new hires
36904	FIRE DEPT LEASE/PURCHASE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
36905	PUBLIC WORKS LEASE/PURCHASE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
36906	LIBRARY LEASE/PURCHASE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
36907	PARKS & REC LEASE/PURCHASE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
36908	GENERAL GOVERNMENT LEASE/PURCHASE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
36909	DISPATCH LEASE/PURCHASE	\$ 168,000	\$ 168,000	\$ 168,000	\$ -	\$ 168,000	\$ -	\$ -	\$ (168,000)	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
36910	PREMIUMS ON BONDS SOLD	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
36920	LOAN PROCEEDS - TRAFFIC SIGNALIZATION	\$ 135,000	\$ 135,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
36921	LOAN PROCEEDS - RESERVES BLVD EXTENSION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
36930	LOAN PROCEEDS - DUPLEX ROAD ROW	\$ 2,500,000	\$ 2,500,000	\$ 1,645,000	\$ -	\$ 1,645,000	\$ 3,500,000	\$ 3,500,000	\$ -	1,855,000
36931	LOAN PROCEEDS - GENERAL PROJECTS	\$ 150,000	\$ 150,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
36990	MISC REFUNDS (AT&T DISPATCH)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
37192	RENT FROM WATER UTILITY PROPERTY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
37299	MISCELLANEOUS	\$ 500	\$ 500	\$ 500	\$ 152	\$ 500	\$ 500	\$ 500	\$ 500	\$ -
37502	STATE REIMBURSEMENT FOR LAB TESTS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	TOTAL MISCELLANEOUS REVENUES	\$ 4,122,000	\$ 4,122,000	\$ 2,832,000	\$ 202,023	\$ 2,885,600	\$ 4,014,500	\$ 8,605,500	\$ 5,719,900	\$ -
	TOTAL GENERAL FUND REVENUES	\$ 20,002,300	\$ 20,041,500	\$ 19,193,100	\$ 13,884,693	\$ 19,236,900	\$ 21,619,900	\$ 26,389,400	\$ 7,152,500	\$ -
	110 - GENERAL FUND - EXPENDITURES									
	GENERAL GOVERNMENT EXPENDITURES									
	41100 - LEGISLATIVE DEPARTMENT									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 241,700	\$ 241,700	\$ 241,700	\$ 170,320	\$ 241,700	\$ 237,100	\$ 317,100	\$ 75,400	Includes Marketing & Paralegal
112	SALARIES - OVERTIME	\$ 100	\$ 100	\$ 100	\$ 103	\$ 200	\$ 100	\$ 100	\$ (100)	
119	OTHER SALARIES	\$ 10,000	\$ 10,000	\$ 10,000	\$ 4,524	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	
134	CHRISTMAS BONUS	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ 1,000	\$ 800	\$ 1,000	\$ -	
141	PAYROLL TAX	\$ 18,500	\$ 18,500	\$ 18,500	\$ 12,547	\$ 18,500	\$ 18,200	\$ 24,300	\$ 5,800	
142	HEALTH INSURANCE	\$ 122,900	\$ 122,900	\$ 150,000	\$ 141,556	\$ 150,000	\$ 126,300	\$ 141,900	\$ (8,100)	
143	RETIREMENT	\$ 11,700	\$ 11,700	\$ 11,700	\$ 7,212	\$ 11,700	\$ 11,400	\$ 15,800	\$ 4,100	
144	RETIREMENT - ACTUARIAL DEFICIT (80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,300	\$ 2,300	
147	UNEMPLOYMENT INSURANCE	\$ 400	\$ 400	\$ 400	\$ 264	\$ 400	\$ 500	\$ 600	\$ 200	
	TOTAL PERSONNEL EXPENSE	\$ 406,300	\$ 406,300	\$ 433,400	\$ 336,527	\$ 433,500	\$ 404,400	\$ 513,100	\$ 79,600	
	OPERATING EXPENSES									
151	HEALTH & WELLNESS	\$ 5,000	\$ 5,000	\$ 5,000	\$ 1,177	\$ 3,000	\$ 5,000	\$ 5,000	\$ 2,000	
152	HUMAN RESOURCE ACTIVITIES	\$ 5,000	\$ 5,000	\$ 5,000	\$ 1,500	\$ 3,500	\$ 5,000	\$ 5,000	\$ 1,500	
161	BOARD EXPENSE (ALDERMEN)	\$ 10,000	\$ 10,000	\$ 10,000	\$ 5,140	\$ 10,000	\$ 10,000	\$ 15,000	\$ 5,000	Retreat; TML; MPO; Alliance; Wrmsn 1; Power 10; etc.
172	ELECTION EXPENSE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 22,000	\$ 22,000	\$ 22,000	
180	PENALTIES FEDERAL EMPLOYMENT TAX	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
200	CONTRACT SERVICES	\$ 55,000	\$ 55,000	\$ 55,000	\$ 14,001	\$ 40,000	\$ 55,000	\$ 55,000	\$ 15,000	
216	RADIO & TV SERVICES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
218	ADVERTISING IN PUBLICATIONS - JOURNAL COMMUNICATIONS	\$ -	\$ -	\$ -	\$ 3,570	\$ 4,000	\$ 13,000	\$ 13,000	\$ 9,000	
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
223	MAURY ALLIANCE, NORTHFIELD, CHAMBER	\$ 50,000	\$ 50,000	\$ 50,000	\$ 30,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ -	
231	PUBLICATION OF FORMAL AND LEGAL NOTICE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
233	SUBSCRIPTIONS	\$ 900	\$ 900	\$ 900	\$ 199	\$ 900	\$ 300	\$ 300	\$ (600)	Nash Bus Journal
235	MEMBERSHIP, DUES / STAFF	\$ 20,000	\$ 20,000	\$ 20,000	\$ 17,151	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	
236	PUBLIC RELATIONS / RETAIL STRATEGIES	\$ 31,000	\$ 31,000	\$ 31,000	\$ 6,334	\$ 31,000	\$ 31,000	\$ 31,000	\$ -	
237	REFERENCE MATERIALS & PUBLICATIONS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
238	MPO / RTA / SOUTH CENTRAL HR / GREATER NASH/ ETC	\$ 5,400	\$ 5,400	\$ 13,500	\$ 11,429	\$ 13,500	\$ 14,450	\$ 19,950	\$ 6,450	Refer to last page
239	TENN MUNICIPAL BENCHMARKING PROJECT	\$ 5,000	\$ 5,000	\$ 5,000	\$ 850	\$ 900	\$ 5,000	\$ 5,000	\$ 4,100	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
246	CELL PHONES	\$ 3,100	\$ 3,100	\$ 3,100	\$ 2,600	\$ 3,100	\$ 3,100	\$ 3,100	\$ -	
252	LEGAL SERVICES	\$ 50,000	\$ 50,000	\$ 100,000	\$ 100,569	\$ 100,000	\$ 50,000	\$ 50,000	\$ (50,000)	Transfer approx \$50,000 to W/S for 2016
253	AUDIT EXPENSE & ACCOUNTING SERVICES	\$ 38,000	\$ 38,000	\$ 38,000	\$ 34,750	\$ 38,000	\$ 45,000	\$ 45,000	\$ 7,000	RFQ out as of 3/15/16
254	ENGINEERING SERVICES	\$ 25,000	\$ 25,000	\$ 25,000	\$ 16,576	\$ 20,000	\$ 25,000	\$ 25,000	\$ 5,000	
255	DATA PROCESSING SERVICES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
259	PROFESSIONAL SERVICES, APPRAISAL, SURVEYS, TAX BILLING	\$ 10,000	\$ 10,000	\$ 10,000	\$ 1,054	\$ 5,000	\$ 10,000	\$ 10,000	\$ 5,000	
260	REPAIR & MAINTENANCE SERVICES	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	
261	REPAIR & MAINTENANCE, MOTOR VEHICLES	\$ 500	\$ 500	\$ 500	\$ 375	\$ 500	\$ 500	\$ 500	\$ -	
280	TRAVEL EXPENSES	\$ 13,000	\$ 13,000	\$ 13,000	\$ 3,902	\$ 6,000	\$ 13,000	\$ 13,000	\$ 7,000	
284	MEALS AND ENTERTAINMENT	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,458	\$ 1,500	\$ 1,000	\$ 1,000	\$ (500)	
285	TRAINING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
291	AMBULANCE, CLINIC AND HOSPITAL SERVICE	\$ 800	\$ 800	\$ 800	\$ -	\$ -	\$ 800	\$ 800	\$ 800	\$ 800
310	OFFICE SUPPLIES	\$ 2,500	\$ 2,500	\$ 2,500	\$ 1,323	\$ 2,500	\$ 2,500	\$ 2,500	\$ 2,500	\$ -
313	COMPUTER SOFTWARE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 18,000	\$ 18,000
317	VIDEO STREAMING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000	\$ 20,000
320	OPERATING SUPPLIES	\$ 200	\$ 200	\$ 200	\$ 13	\$ -	\$ 200	\$ 200	\$ 200	\$ 200
331	FUEL & OIL	\$ 2,000	\$ 2,000	\$ 2,000	\$ 588	\$ 1,200	\$ 2,000	\$ 2,000	\$ 2,000	\$ 800
334	TIRES, TUBES, ETC.	\$ 500	\$ 500	\$ 500	\$ -	\$ -	\$ 500	\$ 500	\$ 500	\$ 500
510	TML INSURANCE COVERAGE	\$ 49,000	\$ 49,000	\$ 49,000	\$ 51,924	\$ 52,900	\$ 52,900	\$ 52,900	\$ 52,900	\$ -
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
597	JUDGEMENTS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
621	LEASE PRINCIPAL PAYMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
641	LEASE INTEREST PAYMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
720	TENN TOURISM ASSOC / TENN REHAB CENTER	\$ 2,250	\$ 2,300	\$ 2,300	\$ -	\$ 2,300	\$ 2,300	\$ 2,300	\$ 2,300	\$ -
721	CDBG GRANT EXPENSES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
722	NON-PROFIT CONTRIBUTIONS	\$ 16,500	\$ 16,500	\$ 16,500	\$ 7,000	\$ 16,500	\$ 16,500	\$ 16,500	\$ 23,000	\$ 6,500
723	RTA TRANSPORTATION SUBSIDY	\$ 43,000	\$ 43,000	\$ 43,000	\$ 42,237	\$ 42,300	\$ 43,000	\$ 43,000	\$ 43,000	\$ 700
724	HISTORICAL / PARKS & REC / ECON DEV. COMMISSIONS	\$ 55,000	\$ 55,000	\$ 55,000	\$ 7,057	\$ 56,000	\$ 56,000	\$ 56,000	\$ 55,000	\$ -
790	MISCELLANEOUS	\$ 2,000	\$ 2,000	\$ 2,000	\$ 3,308	\$ 3,500	\$ 2,000	\$ 2,000	\$ 2,000	\$ (1,500)
	TOTAL OPERATING EXPENSE	\$ 502,650	\$ 502,700	\$ 560,800	\$ 366,086	\$ 527,100	\$ 557,050	\$ 612,050	\$ 84,950	\$ -
	CAPITAL OUTLAY									
900	CAPITAL OUTLAY SPECIAL CENSUS	\$ 110,000	\$ 110,000	\$ 110,000	\$ 110,588	\$ 110,000	\$ -	\$ -	\$ (110,000)	\$ (110,000)
905	OFFICE FURNITURE	\$ 8,000	\$ 8,000	\$ 8,000	\$ 1,130	\$ 1,000	\$ 8,000	\$ 8,000	\$ 8,000	\$ 7,000
911	SITE ACQUISITION LIBRARY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
921	OFFICE SPACE NEEDS ASSESSMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
941	VEHICLES	\$ -	\$ -	\$ 40,000	\$ -	\$ 40,000	\$ -	\$ -	\$ (40,000)	\$ (40,000)
	TOTAL CAPITAL OUTLAY	\$ 118,000	\$ 118,000	\$ 158,000	\$ 111,718	\$ 151,000	\$ 8,000	\$ 8,000	\$ (143,000)	\$ (143,000)
	TOTAL LEGISLATIVE EXPENDITURES	\$ 1,026,950	\$ 1,027,000	\$ 1,152,200	\$ 814,331	\$ 1,111,600	\$ 969,450	\$ 1,133,150	\$ 21,550	\$ -
	41210 - JUDICIAL DEPARTMENT									
110	SALARIES	\$ 28,000	\$ 28,000	\$ 28,000	\$ 21,005	\$ 28,000	\$ 28,000	\$ 28,000	\$ -	\$ -
112	SALARIES - OVERTIME	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
119	OTHER SALARIES	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	\$ -	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,000
134	CHRISTMAS BONUS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
141	PAYROLL TAX	\$ 1,900	\$ 1,900	\$ 1,900	\$ 1,607	\$ 1,900	\$ 2,200	\$ 2,100	\$ 200	\$ 200
143	RETIREMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
147	UNEMPLOYMENT INSURANCE	\$ 100	\$ 100	\$ 100	\$ -	\$ 100	\$ 100	\$ 100	\$ -	\$ -
200	CONTRACTUAL SERVICES	\$ 300	\$ 300	\$ 300	\$ -	\$ -	\$ 300	\$ 300	\$ 300	\$ 300
235	MEMBERSHIP, DUES & TUITION	\$ 300	\$ 300	\$ 300	\$ -	\$ 300	\$ 300	\$ 300	\$ 300	\$ -
310	OFFICE SUPPLIES AND MATERIALS	\$ 300	\$ 300	\$ 300	\$ 283	\$ 300	\$ 300	\$ 300	\$ 300	\$ -
510	TML INSURANCE COVERAGE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
594	TN STATE LITIGATION TAX	\$ 35,000	\$ 35,000	\$ 35,000	\$ 10,121	\$ 25,000	\$ 20,000	\$ 20,000	\$ (5,000)	\$ (5,000)
597	CASH BOND FORFEITURE FEES TO STATE	\$ 7,500	\$ 7,500	\$ 7,500	\$ 1,881	\$ 5,000	\$ 7,500	\$ 7,500	\$ 7,500	\$ 2,500
790	MISCELLANEOUS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	TOTAL JUDICIAL EXPENDITURES	\$ 83,400	\$ 83,400	\$ 83,400	\$ 34,897	\$ 60,600	\$ 68,700	\$ 68,600	\$ 8,000	\$ 8,000
	41500 - FINANCE AND ADMINISTRATION									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 171,600	\$ 177,400	\$ 177,400	\$ 124,671	\$ 177,400	\$ 176,400	\$ 196,900	\$ 19,500	\$ 19,500
112	SALARIES - OVERTIME	\$ 1,000	\$ 1,000	\$ 1,000	\$ 514	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -
119	OTHER SALARIES	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	\$ -	\$ 2,000	\$ 2,000	\$ 2,000	\$ 2,000
134	CHRISTMAS BONUS	\$ 1,400	\$ 1,400	\$ 1,400	\$ -	\$ 1,400	\$ 1,400	\$ 1,500	\$ 100	\$ 100
141	PAYROLL TAX	\$ 12,900	\$ 13,400	\$ 13,400	\$ 9,381	\$ 13,400	\$ 13,500	\$ 14,800	\$ 1,400	\$ 1,400
142	HEALTH INSURANCE	\$ 39,700	\$ 39,700	\$ 39,700	\$ 25,167	\$ 39,700	\$ 40,500	\$ 50,400	\$ 10,700	\$ 10,700
143	RETIREMENT	\$ 9,400	\$ 9,400	\$ 9,400	\$ 6,653	\$ 9,400	\$ 9,700	\$ 11,200	\$ 1,800	\$ 1,800
144	RETIREMENT - ACTUARIAL DEFICIT (.80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,600	\$ 1,600	\$ 1,600
147	UNEMPLOYMENT INSURANCE	\$ -	\$ -	\$ -	\$ -	\$ 216	\$ 500	\$ 500	\$ -	\$ -
	TOTAL PERSONNEL EXPENSE	\$ 238,000	\$ 244,300	\$ 244,300	\$ 166,602	\$ 242,800	\$ 245,000	\$ 279,900	\$ 37,100	\$ 37,100

NEOGOV HR tracking software
1st year cost. Follow-up years = \$8k

Refer to last page

Includes Accts Pay / Recorder Clerk - 1/2 W/S

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
OPERATING EXPENSE										
200	CONTRACT SERVICES	\$ 28,000	\$ 28,000	\$ 28,000	\$ 23,378	\$ 28,000	\$ 34,000	\$ 34,000	\$ 6,000	Tyler \$6,000 for Court maint fee
211	POSTAL AND MAILING EXPENSE	\$ 30,000	\$ 30,000	\$ 30,000	\$ 17,429	\$ 30,000	\$ 25,000	\$ 25,000	\$ (5,000)	
221	PRINTING, STATIONERY, ENVELOPES, FORMS	\$ 2,000	\$ 2,000	\$ 2,000	\$ 1,173	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
231	LEGAL NOTICE PUBLICATION	\$ 46,000	\$ 46,000	\$ 46,000	\$ 32,581	\$ 46,000	\$ 45,000	\$ 45,000	\$ (1,000)	
232	PROPERTY ASSESSMENT EXPENSES	\$ 12,000	\$ 12,000	\$ 12,000	\$ -	\$ 12,000	\$ 20,000	\$ 20,000	\$ 8,000	
234	TAX, LAW OR OTHER SERVICES ON A SUBSCRIPTION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
235	MEMBERSHIP, REGISTRATION	\$ 6,500	\$ 6,500	\$ 6,500	\$ 6,126	\$ 6,500	\$ 6,500	\$ 6,500	\$ -	
237	REFERENCE MATERIALS & PUBLICATIONS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
246	CELL PHONES	\$ 800	\$ 800	\$ 800	\$ 534	\$ 800	\$ 800	\$ 800	\$ -	
256	FISCAL ADVISOR CONSULTANT	\$ 20,000	\$ 20,000	\$ 20,000	\$ 8,000	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	
262	REPAIR & MAINTENANCE MACHINERY	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
280	TRAINING : REGISTRATIONS/TUITION, ETC.	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
283	TRAVEL EXPENSE	\$ 6,000	\$ 6,000	\$ 6,000	\$ 702	\$ 2,000	\$ 6,000	\$ 6,000	\$ 4,000	
284	MEALS AND ENTERTAINMENT	\$ 500	\$ 500	\$ 500	\$ 108	\$ 500	\$ 500	\$ 500	\$ -	
293	DOCUMENT RECORDATION EXPENSE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
310	OFFICE SUPPLIES	\$ 10,000	\$ 10,000	\$ 10,000	\$ 7,466	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	
313	COMPUTER SOFTWARE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
320	OPERATING SUPPLIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
510	TML INSURANCE COVERAGE	\$ 2,000	\$ 2,000	\$ 2,000	\$ 2,071	\$ 2,100	\$ 2,100	\$ 2,100	\$ -	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
593	BUSINESS TAX DUE TO TN DEPT OF REVENUE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
598	LIQUOR TAX DUE TO MAURY COUNTY	\$ 50,000	\$ 50,000	\$ 63,000	\$ 48,657	\$ 63,000	\$ 65,000	\$ 65,000	\$ 2,000	Revenues higher than expected
599	LIQUOR TAX DUE TO WILLIAMSON COUNTY	\$ 8,400	\$ 8,400	\$ 10,500	\$ 8,155	\$ 10,500	\$ 12,000	\$ 12,000	\$ 1,500	Revenues higher than expected
621	PRINCIPAL ON ACCTG LEASE	\$ 59,100	\$ 59,100	\$ 59,100	\$ 29,550	\$ 59,100	\$ 60,000	\$ 60,000	\$ 900	
641	INTEREST ON ACCTG LEASE	\$ 3,500	\$ 3,500	\$ 3,500	\$ 1,656	\$ 3,500	\$ 2,600	\$ 2,600	\$ (900)	
790	MISCELLANEOUS	\$ 2,000	\$ 2,000	\$ 2,000	\$ 719	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
	TOTAL OPERATING EXPENSE	\$ 287,800	\$ 287,800	\$ 302,900	\$ 188,304	\$ 299,000	\$ 314,500	\$ 314,500	\$ 15,500	
CAPITAL OUTLAY										
900	CAPITAL OUTLAY	\$ -	\$ -	\$ 69,300	\$ 69,241	\$ 69,300	\$ -	\$ -	\$ (69,300)	Orig part of Tyler which was billed this FY
905	FURNITURE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,500	\$ 2,500	Desk/Chair/Computer if new employee
940	ACCOUNTING SOFTWARE UPGRADE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
949	OFFICE FURNITURE & REDESIGN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	TOTAL CAPITAL OUTLAY	\$ -	\$ -	\$ 69,300	\$ 69,241	\$ 69,300	\$ -	\$ 2,500	\$ (66,800)	
	TOTAL FINANCE & ADMINISTRATION EXPENDITURES	\$ 525,800	\$ 532,100	\$ 616,500	\$ 424,147	\$ 611,100	\$ 559,500	\$ 596,900	\$ (14,200)	
41600 - INFORMATION MANAGEMENT SYSTEM										
PERSONNEL EXPENSE										
110	SALARIES	\$ 113,000	\$ 113,000	\$ 113,000	\$ 74,793	\$ 113,000	\$ 113,000	\$ 114,800	\$ 1,800	
112	SALARIES - OVERTIME	\$ 6,000	\$ 6,000	\$ 6,000	\$ 1,023	\$ 4,000	\$ 6,000	\$ 6,000	\$ 2,000	
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
134	CHRISTMAS BONUS	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
141	PAYROLL TAX	\$ 8,600	\$ 8,600	\$ 8,600	\$ 5,665	\$ 8,600	\$ 8,600	\$ 8,700	\$ 100	
142	HEALTH INSURANCE	\$ 34,500	\$ 34,500	\$ 34,500	\$ 20,949	\$ 34,500	\$ 39,700	\$ 37,900	\$ 3,400	
143	RETIREMENT	\$ 6,200	\$ 6,200	\$ 6,200	\$ 4,113	\$ 6,200	\$ 6,200	\$ 6,300	\$ 100	
144	RETIREMENT - ACTUARIAL DEFICIT (.80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,000	
147	UNEMPLOYMENT INSURANCE	\$ 300	\$ 300	\$ 300	\$ 181	\$ 300	\$ 300	\$ 300	\$ -	
	TOTAL PERSONNEL EXPENSE	\$ 169,600	\$ 169,600	\$ 169,600	\$ 106,723	\$ 167,600	\$ 174,800	\$ 176,000	\$ 8,400	
OPERATING EXPENSE										
200	CONTRACT SERVICES-NETWORK MAINTENANCE (LGDC)	\$ 26,000	\$ 26,000	\$ 26,000	\$ 26,100	\$ 26,100	\$ 26,000	\$ 26,000	\$ (100)	
211	POSTAGE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
228	GIS & GPS	\$ 15,000	\$ 15,000	\$ 15,000	\$ 2,650	\$ 10,000	\$ 5,000	\$ 5,000	\$ (5,000)	Reduced to \$5,000
231	PUBLICATION OF FORMAL & LEGAL NOTICE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
235	MEMBERSHIPS, REGISTRATION FEES	\$ 200	\$ 200	\$ 200	\$ -	\$ -	\$ 200	\$ 200	\$ 200	
241	ELECTRICITY	\$ -	\$ -	\$ -	\$ 206	\$ 800	\$ 3,600	\$ 3,600	\$ 2,800	Revised estimate
244	NATURAL GAS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	Added line item
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 7,500	\$ 7,500	\$ 7,500	\$ 2,474	\$ 2,500	\$ 72,000	\$ 72,000	\$ 69,500	IT & CPWS Hub swap from City Hall

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
246	CELL PHONES	\$ 3,100	\$ 3,100	\$ 3,100	\$ 3,195	\$ 3,800	\$ 4,500	\$ 4,500	\$ 700	
248	MS4 STORMWATER FEES	\$ -	\$ -	\$ -	\$ 24	\$ 100	\$ 300	\$ 300	\$ 200	Revised estimate
251	MEDICAL, DENTAL, VETERINARY	\$ -	\$ -	\$ -	\$ 104	\$ 100	\$ -	\$ -	\$ (100)	
254	EMPLOYEE SCREENING, RANDOM DRUG TESTS, ETC.	\$ 2,500	\$ 2,500	\$ 2,500	\$ -	\$ 1,000	\$ 2,500	\$ 2,500	\$ 1,500	
255	DATA PROCESSING SERVICE-LG/TYLER	\$ 80,000	\$ 80,000	\$ 110,000	\$ 100,619	\$ 110,000	\$ 80,000	\$ 80,000	\$ (30,000)	
260	REPAIR AND MAINTENANCE	\$ 1,000	\$ 1,000	\$ 1,000	\$ 605	\$ 1,000	\$ 1,000	\$ 32,000	\$ 31,000	Roof, HVAC, Elec repairs per phone bids
261	REPAIR AND MAINTENANCE VEHICLE	\$ 2,000	\$ 2,000	\$ 2,000	\$ 334	\$ 1,500	\$ 2,000	\$ 2,000	\$ 500	
280	TRAVEL	\$ 500	\$ 500	\$ 500	\$ -	\$ -	\$ 500	\$ 500	\$ 500	
284	MEALS AND ENTERTAINMENT	\$ 200	\$ 200	\$ 200	\$ -	\$ -	\$ 200	\$ 200	\$ 200	
310	COMPUTER SUPPLIES	\$ 20,000	\$ 20,000	\$ 20,000	\$ 10,517	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	
313	COMPUTER SOFTWARE	\$ 35,000	\$ 35,000	\$ 35,000	\$ 26,981	\$ 35,000	\$ 35,000	\$ 35,000	\$ -	
314	COMPUTER HARDWARE & SERVER	\$ 55,000	\$ 55,000	\$ 55,000	\$ 41,258	\$ 55,000	\$ 55,000	\$ 55,000	\$ -	
320	OFFICE SUPPLIES	\$ 3,000	\$ 3,000	\$ 3,000	\$ 1,205	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	
326	CLOTHING & UNIFORMS	\$ 300	\$ 300	\$ 300	\$ -	\$ -	\$ 300	\$ 300	\$ 300	
331	GAS, OIL, DIESEL FUEL, GREASE, ETC.	\$ 2,000	\$ 2,000	\$ 2,000	\$ 748	\$ 1,500	\$ 2,000	\$ 2,000	\$ 500	
510	TML INSURANCE COVERAGE	\$ 1,900	\$ 1,900	\$ 1,900	\$ 2,114	\$ 2,200	\$ 2,200	\$ 2,200	\$ -	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
790	MISCELLANEOUS	\$ 3,500	\$ 3,500	\$ 3,500	\$ 2,149	\$ 2,500	\$ 3,500	\$ 3,500	\$ 1,000	
	TOTAL OPERATING EXPENSE	\$ 258,700	\$ 258,700	\$ 288,700	\$ 221,283	\$ 276,100	\$ 319,800	\$ 350,800	\$ 74,700	
	CAPITAL OUTLAY									
940	COMPUTER SYSTEMS & 2 SERVERS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
941	VEHICLE(S)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 25,000	\$ 25,000	Chevy City express cargo van (1)....(2) Requested
947	LIDAR ELEVATION / CONTOUR	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
948	PICTOMETRY	\$ 20,000	\$ 20,000	\$ 20,000	\$ 17,849	\$ 17,900	\$ -	\$ -	\$ (17,900)	
	TOTAL CAPITAL OUTLAY	\$ 20,000	\$ 20,000	\$ 20,000	\$ 17,849	\$ 17,900	\$ -	\$ 25,000	\$ 7,100	
	TOTAL INFORMATION MANAGEMENT SYSTEM	\$ 448,300	\$ 448,300	\$ 478,300	\$ 345,855	\$ 461,600	\$ 494,600	\$ 551,800	\$ 90,200	
	41800 - CITY HALL - BUILDING									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 57,100	\$ 57,100	\$ 57,100	\$ 41,893	\$ 57,100	\$ 57,100	\$ 58,200	\$ 1,100	
112	SALARIES - OVERTIME	\$ 300	\$ 300	\$ 300	\$ -	\$ -	\$ 300	\$ 300	\$ 300	
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
134	CHRISTMAS BONUS	\$ 300	\$ 300	\$ 300	\$ -	\$ 300	\$ 400	\$ 400	\$ 100	
141	PAYROLL TAX	\$ 4,400	\$ 4,400	\$ 4,400	\$ 3,177	\$ 4,400	\$ 4,400	\$ 4,500	\$ 100	
142	HEALTH INSURANCE	\$ 12,900	\$ 12,900	\$ 12,900	\$ 9,630	\$ 12,900	\$ 13,100	\$ 14,055	\$ 1,155	
143	RETIREMENT	\$ 3,200	\$ 3,200	\$ 3,200	\$ 2,271	\$ 3,200	\$ 3,200	\$ 3,200	\$ -	
144	RETIREMENT - ACTUARIAL DEFICIT (.80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 500	\$ 500	
147	UNEMPLOYMENT INSURANCE	\$ 200	\$ 200	\$ 200	\$ 105	\$ 200	\$ 200	\$ 200	\$ -	
	TOTAL PERSONNEL EXPENSE	\$ 78,400	\$ 78,400	\$ 78,400	\$ 57,077	\$ 78,100	\$ 78,700	\$ 81,355	\$ 3,255	
	OPERATING EXPENSE									
200	CONTRACTUAL SERVICES	\$ 3,000	\$ 3,000	\$ 3,000	\$ 567	\$ 300	\$ 3,000	\$ 3,000	\$ 2,700	
241	ELECTRIC	\$ 25,000	\$ 25,000	\$ 25,000	\$ 16,520	\$ 25,000	\$ 25,000	\$ 25,000	\$ -	
244	NATURAL GAS	\$ 3,000	\$ 3,000	\$ 3,000	\$ 1,068	\$ 2,000	\$ 3,000	\$ 3,000	\$ 1,000	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 70,000	\$ 70,000	\$ 75,000	\$ 67,621	\$ 75,000	\$ 30,000	\$ 30,000	\$ (45,000)	IT & CPWS Hub swap from City Hall
246	CELL PHONES	\$ 900	\$ 900	\$ 900	\$ 1,138	\$ 1,200	\$ 900	\$ 900	\$ (300)	
248	MS4 - STORMWATER FEE	\$ 1,100	\$ 1,100	\$ 1,100	\$ 541	\$ 1,100	\$ 1,100	\$ 1,100	\$ -	
260	MODIFIED REMODELING AT CITY HALL	\$ 35,000	\$ 35,000	\$ 35,000	\$ 560	\$ 5,000	\$ 35,000	\$ 35,000	\$ 30,000	
262	REPAIR & MAINT. - MACHINERY & EQUIP., H/C	\$ 2,000	\$ 2,000	\$ 2,000	\$ 656	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
265	REPAIR & MAINT. GROUNDS	\$ 5,000	\$ 5,000	\$ 5,000	\$ 3,303	\$ 4,000	\$ 5,000	\$ 5,000	\$ 1,000	
266	REPAIR & MAINT. BUILDINGS	\$ 30,000	\$ 30,000	\$ 30,000	\$ 19,828	\$ 30,000	\$ 30,000	\$ 30,000	\$ -	
266	TRAINING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300	\$ 300	\$ 300	Safety Training (each year for 3 years)
320	OPERATING SUPPLIES	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,359	\$ 1,500	\$ 1,000	\$ 1,000	\$ (500)	
324	JANITORIAL SUPPLIES	\$ 8,000	\$ 8,000	\$ 8,000	\$ 3,447	\$ 8,000	\$ 8,000	\$ 8,000	\$ -	
326	CLOTHING & UNIFORMS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
510	TML INSURANCE COVERAGE	\$ 2,800	\$ 2,800	\$ 2,800	\$ 2,810	\$ 2,800	\$ 2,800	\$ 2,800	\$ -	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
790	MISCELLANEOUS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 731	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
	TOTAL OPERATING EXPENSE	\$ 187,800	\$ 187,800	\$ 192,800	\$ 120,150	\$ 158,900	\$ 148,100	\$ 148,100	\$ (10,800)	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
CAPITAL OUTLAY										
900	CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 784,000	\$ 784,000	City Hall construction - 70% Debt, 15% W/S, 15% AFT
949	HOLIDAY DECORATIONS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	TOTAL CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 784,000	\$ 784,000	
	TOTAL CITY HALL - BUILDING EXPENDITURES	\$ 266,200	\$ 266,200	\$ 271,200	\$ 177,226	\$ 237,000	\$ 226,800	\$ 1,013,455	\$ 776,455	
	TOTAL GENERAL GOVERNMENT EXPENDITURES	\$ 2,350,650	\$ 2,357,000	\$ 2,601,600	\$ 1,796,457	\$ 2,481,900	\$ 2,319,050	\$ 3,363,905	\$ 882,005	
42100 - POLICE DEPARTMENT										
PERSONNEL EXPENSE										
110	SALARIES	\$ 2,126,600	\$ 2,126,600	\$ 2,126,600	\$ 1,526,492	\$ 2,126,600	\$ 2,121,400	\$ 2,363,700	\$ 237,100	Includes 4 new officers
112	SALARIES - OVERTIME	\$ 35,000	\$ 35,000	\$ 35,000	\$ 20,967	\$ 35,000	\$ 45,000	\$ 45,000	\$ 10,000	
114	STOP GRANT SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
134	CHRISTMAS BONUS	\$ 9,200	\$ 9,200	\$ 9,200	\$ -	\$ 9,200	\$ 9,000	\$ 9,400	\$ 200	
141	PAYROLL TAX	\$ 165,600	\$ 165,600	\$ 165,600	\$ 113,631	\$ 165,600	\$ 164,600	\$ 180,900	\$ 15,300	
142	HEALTH INSURANCE	\$ 867,700	\$ 867,700	\$ 867,700	\$ 551,575	\$ 850,000	\$ 872,900	\$ 1,007,900	\$ 157,900	
143	RETIREMENT	\$ 117,500	\$ 117,500	\$ 117,500	\$ 83,390	\$ 117,500	\$ 116,800	\$ 153,100	\$ 35,600	
144	RETIREMENT - ACTUARIAL DEFICIT (80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 22,500	\$ 22,500	
147	UNEMPLOYMENT INSURANCE	\$ 3,600	\$ 3,600	\$ 3,600	\$ 3,883	\$ 3,600	\$ 3,900	\$ 3,900	\$ 300	
	TOTAL PERSONNEL EXPENSE	\$ 3,325,200	\$ 3,325,200	\$ 3,325,200	\$ 2,299,937	\$ 3,307,500	\$ 3,333,600	\$ 3,786,400	\$ 478,900	
OPERATING EXPENSE										
200	CONTRACTUAL SERVICES	\$ 45,000	\$ 45,000	\$ 45,000	\$ 46,460	\$ 47,000	\$ 62,700	\$ 62,700	\$ 15,700	Tyler \$42,400
211	POSTAGE	\$ 700	\$ 700	\$ 700	\$ 236	\$ 500	\$ 700	\$ 700	\$ 200	
216	CABLE SERVICES	\$ 2,000	\$ 2,000	\$ 2,000	\$ 1,446	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
217	VEHICLE TOW SERVICE	\$ 2,000	\$ 2,000	\$ 2,000	\$ 1,970	\$ 2,500	\$ 3,000	\$ 3,000	\$ 500	
220	PRINTING, DUPLICATION, ETC. (Ticket Books, Forms)	\$ 4,000	\$ 4,000	\$ 4,000	\$ 3,167	\$ 4,000	\$ 6,000	\$ 6,000	\$ 2,000	
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
231	LEGAL NOTICES	\$ 500	\$ 500	\$ 500	\$ 50	\$ 300	\$ 500	\$ 500	\$ 200	
234	TAX, LAW, & OTHER SUBSCRIPTIONS	\$ 2,500	\$ 2,500	\$ 2,500	\$ 2,520	\$ 2,500	\$ 2,500	\$ 2,500	\$ -	
235	MEMBERSHIP, DUES, AND FEES	\$ 2,000	\$ 2,000	\$ 2,000	\$ 1,269	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
236	PUBLIC RELATIONS PROGRAM (COPS)	\$ 1,500	\$ 1,500	\$ 1,500	\$ 1,475	\$ 1,500	\$ 1,500	\$ 1,500	\$ -	
237	PROFESSIONAL STANDARDS/ACCREDITATIONS	\$ 7,500	\$ 7,500	\$ 7,500	\$ 1,020	\$ 7,500	\$ 7,500	\$ 7,500	\$ -	
241	ELECTRICITY	\$ 15,500	\$ 15,500	\$ 15,500	\$ 10,232	\$ 15,500	\$ 15,500	\$ 15,500	\$ -	
242	WATER	\$ -	\$ -	\$ -	\$ 575	\$ 600	\$ -	\$ -	\$ (600)	
243	SEWER	\$ -	\$ -	\$ -	\$ 575	\$ 600	\$ -	\$ -	\$ (600)	
244	NATURAL GAS	\$ 3,000	\$ 3,000	\$ 3,000	\$ 1,203	\$ 1,500	\$ 3,000	\$ 3,000	\$ 1,500	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 21,000	\$ 21,000	\$ 25,000	\$ 20,762	\$ 25,000	\$ 11,000	\$ 11,000	\$ (14,000)	
246	CELL PHONES	\$ 42,000	\$ 42,000	\$ 42,000	\$ 20,643	\$ 30,000	\$ 42,000	\$ 42,000	\$ 12,000	
248	STORMWATER FEE	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,477	\$ 1,500	\$ 1,000	\$ 1,000	\$ (500)	
251	EMPLOYEE SCREENING & RANDOM DRUG TESTS	\$ 6,000	\$ 6,000	\$ 6,000	\$ 4,700	\$ 6,000	\$ 6,000	\$ 6,000	\$ -	
259	OTHER PROFESSIONAL SERVICES (SEC. CAMERA / ALARM)	\$ 500	\$ 500	\$ 500	\$ 150	\$ -	\$ 500	\$ 500	\$ 500	
260	REPAIR & MAINTENANCE OFFICE EQUIPMENT	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	\$ -	\$ 2,000	\$ 3,000	\$ 3,000	
261	VEHICLE REPAIR AND MAINTENANCE	\$ 50,000	\$ 50,000	\$ 50,000	\$ 38,979	\$ 50,000	\$ 60,000	\$ 60,000	\$ 10,000	
262	REPAIR & MAINTENANCE - RADAR- VIDEO-RADIO	\$ 14,000	\$ 14,000	\$ 14,000	\$ 5,913	\$ 14,000	\$ 14,000	\$ 14,000	\$ -	
267	REPAIR & MAINTENANCE - BLDG MAINT	\$ 5,000	\$ 5,000	\$ 5,000	\$ 1,940	\$ 5,000	\$ 10,000	\$ 10,000	\$ 5,000	
268	TRAFFIC BARRICADES & CONES	\$ 1,500	\$ 1,500	\$ 1,500	\$ 1,495	\$ 1,500	\$ 3,000	\$ 3,000	\$ 1,500	
269	REPAIR & MAINTENANCE - OTHER	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	
270	SEX OFFENDER EXPENSES	\$ 100	\$ 100	\$ 100	\$ -	\$ 300	\$ 1,200	\$ 1,200	\$ 900	
274	POLICE ACADEMY (\$3,000 per student)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,000	\$ 15,000	\$ 15,000	Cost for 5 to attend Police Academy
280	TRAINING: REGISTRATIONS	\$ 14,000	\$ 14,000	\$ 14,000	\$ 10,502	\$ 14,000	\$ 17,500	\$ 17,500	\$ 3,500	Includes \$1K Gov Highway Safety Grant
283	TRAVEL	\$ 9,000	\$ 9,000	\$ 10,000	\$ 7,368	\$ 10,000	\$ 9,000	\$ 9,000	\$ (1,000)	Includes \$1K Gov Highway Safety Grant
284	MEALS AND ENTERTAINMENT	\$ 1,000	\$ 1,000	\$ 1,000	\$ 597	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
292	STOP GRANT TRAINING & EQUIPMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
310	OFFICE SUPPLIES	\$ 15,000	\$ 15,000	\$ 15,000	\$ 8,743	\$ 15,000	\$ 15,000	\$ 15,000	\$ -	
314	COMPUTER HARDWARE	\$ 15,000	\$ 15,000	\$ 15,000	\$ 4,251	\$ 15,000	\$ 15,000	\$ 48,000	\$ 33,000	Includes \$32k for video servers
315	MOBILE DATA TERMINALS	\$ 25,000	\$ 25,000	\$ 25,000	\$ 1,902	\$ 2,000	\$ -	\$ -	\$ (2,000)	See also line item 939
316	RADIOS	\$ 15,000	\$ 15,000	\$ 15,000	\$ -	\$ -	\$ 15,000	\$ 15,000	\$ 15,000	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
320	TRAINING SUPPLIES	\$ 1,000	\$ 1,000	\$ 1,000	\$ 482	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
321	FIREARMS / WEAPONS / SUPPLIES (INCLUDES LINE 327)	\$ 30,000	\$ 30,000	\$ 30,000	\$ 23,783	\$ 30,000	\$ 30,000	\$ 30,000	\$ -	
322	SAFETY SUPPLIES	\$ 1,000	\$ 1,000	\$ 1,000	\$ 610	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
325	EVIDENCE SUPPLIES (+ anticipated fees to State)	\$ 7,500	\$ 7,500	\$ 7,500	\$ 4,716	\$ 7,500	\$ 7,500	\$ 7,500	\$ -	
326	UNIFORMS & CLOTHING	\$ 41,000	\$ 41,000	\$ 41,000	\$ 13,759	\$ 25,000	\$ 41,000	\$ 45,000	\$ 20,000	
327	SPECIALIZED UNITS (SRT, TRAFFIC AND CIRT)	\$ 31,500	\$ 31,500	\$ 44,500	\$ 7,548	\$ 44,500	\$ 31,500	\$ 31,500	\$ (13,000)	Includes \$13k from Gov Highway Safety Grant
328	OTHER OPERATING SUPPLIES	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	\$ -	\$ 2,000	\$ 2,000	\$ 2,000	
329	CANINE SUPPLIES (2 DOGS)	\$ 10,000	\$ 10,000	\$ 10,000	\$ 2,969	\$ 5,000	\$ 10,000	\$ 10,000	\$ 5,000	
331	FUEL, OIL, ETC.	\$ 140,000	\$ 140,000	\$ 140,000	\$ 59,620	\$ 100,000	\$ 120,000	\$ 120,000	\$ 20,000	
334	TIRES, TUBES, ETC.	\$ 14,000	\$ 14,000	\$ 14,000	\$ 10,986	\$ 14,000	\$ 15,000	\$ 17,000	\$ 3,000	
510	TML INSURANCE COVERAGE	\$ 137,000	\$ 137,000	\$ 137,000	\$ 136,916	\$ 137,000	\$ 137,300	\$ 137,300	\$ 300	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ 2,210	\$ 2,500	\$ -	\$ -	\$ (2,500)	
531	RYDER BUILDING LEASE	\$ 54,000	\$ 54,000	\$ 54,000	\$ 45,000	\$ 54,000	\$ 54,000	\$ 54,000	\$ -	
534	PROPERTY TAXES ASSOCIATED WITH BLDG LEASE	\$ 6,200	\$ 6,200	\$ 6,200	\$ 4,437	\$ 6,200	\$ 6,200	\$ 6,200	\$ -	
570	SEX OFFENDER REGISTRY EXPENSE	\$ 200	\$ 200	\$ 200	\$ 300	\$ 300	\$ 200	\$ 200	\$ (100)	
621	LEASE PAYMENT HARLEY DAVIDSON (OLD PRINCIPAL PAY SLEUTH)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,100	\$ 3,100	\$ 3,100	
622	PRINCIPAL PAYMENT 2013 VEHICLES	\$ 95,300	\$ 95,300	\$ 95,300	\$ 94,472	\$ 95,300	\$ 95,300	\$ 95,300	\$ -	
623	PRINCIPAL PAYMENT FY 2016 VEHICLES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
633	INTEREST PAYMENT FY 2016 VEHICLES	\$ 5,900	\$ 5,900	\$ -	\$ -	\$ -	\$ 5,900	\$ 5,900	\$ 5,900	
641	INTEREST PAYMENT SLEUTH	\$ 5,000	\$ 5,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
642	INTEREST PAYMENT 2013 VEHICLES	\$ 5,400	\$ 5,400	\$ 5,400	\$ 6,113	\$ 6,200	\$ 6,900	\$ 6,900	\$ 700	
691	BANK SERVICE CHARGES	\$ 500	\$ 500	\$ 500	\$ -	\$ -	\$ 500	\$ 500	\$ 500	
700	COMMUNITY SERVICES	\$ 5,000	\$ 5,000	\$ 5,000	\$ 759	\$ 2,500	\$ 5,000	\$ 5,000	\$ 2,500	
720	GRANTS & DONATIONS TO OTHER INSTITUTIONS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
790	MISCELLANEOUS	\$ 2,000	\$ 2,000	\$ 2,000	\$ 409	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
	TOTAL OPERATING EXPENSE	\$ 918,800	\$ 918,800	\$ 925,900	\$ 616,711	\$ 812,300	\$ 921,500	\$ 961,500	\$ 149,200	
	CAPITAL OUTLAY									
900	CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
933	ELECTRONIC MESSAGE BOARDS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,000	\$ 15,000	
939	RADIO TRUNKING GATEWAY	\$ 25,000	\$ 25,000	\$ 25,000	\$ -	\$ 25,000	\$ -	\$ -	\$ (25,000)	
941	VEHICLE(S)- OPERATING	\$ 405,000	\$ 405,000	\$ 405,000	\$ 391,913	\$ 405,000	\$ 232,500	\$ 418,500	\$ 13,500	S - Rotation + 4 - new officers
942	MOBILE DATA TERMINALS / RADIOS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,000	\$ 60,000	\$ 60,000	
945	TYLER CAD SYSTEM	\$ 200,000	\$ 200,000	\$ 200,000	\$ -	\$ 200,000	\$ -	\$ -	\$ (200,000)	
946	CAMERA SYSTEM	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	TOTAL CAPITAL OUTLAY	\$ 630,000	\$ 630,000	\$ 630,000	\$ 391,913	\$ 630,000	\$ 292,500	\$ 493,500	\$ (136,500)	
	POLICE EXPENDITURES	\$ 4,874,000	\$ 4,874,000	\$ 4,881,100	\$ 3,308,562	\$ 4,749,800	\$ 4,547,600	\$ 5,241,400	\$ 491,600	
	42170 - POLICE DEPARTMENT - STOP GRANT FY 2016 - 2017									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 37,700	\$ 37,700	\$ 37,700	\$ 25,586	\$ 27,700	\$ 30,000	\$ 30,000	\$ 2,300	
141	BENEFITS & PAYROLL TAXES	\$ -	\$ -	\$ -	\$ 10,209	\$ 10,000	\$ -	\$ -	\$ (10,000)	
	TOTAL PERSONNEL EXPENSE	\$ 37,700	\$ 37,700	\$ 37,700	\$ 35,796	\$ 37,700	\$ 30,000	\$ 30,000	\$ (7,700)	
	OPERATING EXPENSE									
211	POSTAGE & SHIPPING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
220	PRINTING & PUBLICATION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
260	EQUIPMENT RENTAL & MAINTENANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
280	TRAVEL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
292	STOP GRANT TRAINING & EQUIPMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
310	SUPPLIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	TOTAL OPERATING EXPENSE	\$ -								
	CAPITAL OUTLAY									
900	CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	TOTAL CAPITAL OUTLAY	\$ -								
	TOTAL POLICE STOP GRANT #1 EXPENDITURES	\$ 37,700	\$ 37,700	\$ 37,700	\$ 35,796	\$ 37,700	\$ 30,000	\$ 30,000	\$ (7,700)	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
	GRAND TOTAL POLICE EXPENDITURES	\$ 4,911,700	\$ 4,911,700	\$ 4,918,800	\$ 3,344,357	\$ 4,787,500	\$ 4,577,600	\$ 5,271,400	\$ 483,900	
	42165 - DISPATCH									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 384,500	\$ 384,500	\$ 384,500	\$ 255,562	\$ 350,000	\$ 406,000	\$ 414,200	\$ 64,200	Additional supervisory position (Requested not Funded)
112	SALARIES - OVERTIME	\$ 15,000	\$ 15,000	\$ 15,000	\$ 15,000	\$ 24,114	\$ 30,000	\$ 15,000	\$ 15,000	(15,000)
114	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
134	CHRISTMAS BONUS	\$ 1,400	\$ 1,400	\$ 1,400	\$ -	\$ 1,400	\$ 1,400	\$ 1,300	\$ (100)	
141	PAYROLL TAX	\$ 29,500	\$ 29,500	\$ 29,500	\$ 20,775	\$ 29,500	\$ 31,100	\$ 31,700	\$ 2,200	
142	HEALTH INSURANCE	\$ 166,000	\$ 166,000	\$ 125,000	\$ 87,088	\$ 125,000	\$ 147,900	\$ 152,500	\$ 27,500	
143	RETIREMENT	\$ 21,000	\$ 21,000	\$ 21,000	\$ 14,975	\$ 21,000	\$ 21,600	\$ 22,100	\$ 1,100	
144	RETIREMENT - ACTUARIAL DEFICIT (80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,300	\$ 3,300	
147	UNEMPLOYMENT INSURANCE	\$ 1,000	\$ 1,000	\$ 1,000	\$ 889	\$ 1,000	\$ 900	\$ 900	\$ (100)	
	TOTAL PERSONNEL EXPENSE	\$ 618,400	\$ 618,400	\$ 577,400	\$ 403,402	\$ 557,900	\$ 623,900	\$ 641,000	\$ 83,100	
	OPERATING EXPENSE									
200	CONTRACTUAL SERVICES	\$ 15,000	\$ 15,000	\$ 15,000	\$ 9,722	\$ 15,000	\$ 36,200	\$ 48,400	\$ 33,400	Comm Svcs \$12,200 (opt) ; Contractual Svcs \$15,000
211	POSTAGE - OUTGOING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	Tyler \$21,200
220	PRINTING, DUPLICATION, ETC. (Ticket Books, Forms)	\$ 1,000	\$ 1,000	\$ 1,000	\$ 462	\$ 500	\$ 1,000	\$ 1,000	\$ 500	
235	MEMBERSHIP, DUES, AND FEES	\$ 1,200	\$ 1,200	\$ 1,200	\$ -	\$ 1,200	\$ 1,200	\$ 1,200	\$ -	
237	PROFESSIONAL STANDARDS/ACCREDITATIONS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
241	ELECTRIC	\$ 2,500	\$ 2,500	\$ 2,500	\$ 1,518	\$ 2,500	\$ 2,500	\$ 2,500	\$ -	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 25,000	\$ 25,000	\$ 25,000	\$ 20,118	\$ 25,000	\$ 25,000	\$ 25,000	\$ -	
246	CELL PHONES	\$ 1,500	\$ 1,500	\$ 1,500	\$ 906	\$ 1,500	\$ 2,000	\$ 2,000	\$ 500	
251	EMPLOYEE SCREENINGS, RANDOM DRUG TESTS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 484	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
258	CAMERA / TV / RECORDING EQUIP / RADIOS	\$ 7,500	\$ 7,500	\$ 7,500	\$ -	\$ 7,500	\$ 7,500	\$ 7,500	\$ -	
260	REPAIR & MAINTENANCE OFFICE EQUIPMENT	\$ 1,500	\$ 1,500	\$ 1,500	\$ -	\$ 500	\$ 1,500	\$ 1,500	\$ 1,000	
261	VEHICLE REPAIR AND MAINTENANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
262	REPAIR & MAINTENANCE- RADAR- VIDEO	\$ 5,000	\$ 5,000	\$ 5,000	\$ 3,240	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	
267	REPAIR & MAINTENANCE - BLDG MAINT	\$ 2,000	\$ 2,000	\$ 2,000	\$ 1,543	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
269	REPAIR & MAINTENANCE - OTHER	\$ 500	\$ 500	\$ 500	\$ 136	\$ 500	\$ 500	\$ 500	\$ -	
280	TRAINING	\$ 6,000	\$ 6,000	\$ 6,000	\$ 1,130	\$ 3,000	\$ 6,000	\$ 6,000	\$ 3,000	
283	TRAVEL	\$ 5,500	\$ 5,500	\$ 5,500	\$ 1,633	\$ 3,000	\$ 5,500	\$ 5,500	\$ 2,500	
284	MEALS AND ENTERTAINMENT	\$ 1,000	\$ 1,000	\$ 1,000	\$ 300	\$ 500	\$ 1,000	\$ 1,000	\$ 500	
310	OFFICE SUPPLIES	\$ 6,000	\$ 6,000	\$ 6,000	\$ 2,215	\$ 3,000	\$ 6,000	\$ 6,000	\$ 3,000	
320	TRAINING SUPPLIES	\$ 1,500	\$ 1,500	\$ 1,500	\$ 590	\$ 1,500	\$ 1,500	\$ 1,500	\$ -	
326	UNIFORMS & CLOTHING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
328	OTHER OPERATING SUPPLIES	\$ 6,600	\$ 6,600	\$ 6,600	\$ -	\$ 2,000	\$ 6,600	\$ 6,600	\$ 4,600	
331	FUEL, OIL, ETC.	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3000	\$ 3000	Equinox - not being funded
334	TIRES, TUBES, ETC.	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1000	\$ 1000	
510	TML INSURANCE COVERAGE	\$ 1,600	\$ 1,600	\$ 1,600	\$ 1,863	\$ 1,900	\$ 1,900	\$ 1,900	\$ -	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
621	PRINCIPAL ON NEX GEN LEASE	\$ 39,400	\$ 39,400	\$ 39,400	\$ 19,700	\$ 39,400	\$ 40,000	\$ 40,000	\$ 600	
622	PRINCIPAL ON CONSOLES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
641	INTEREST ON NEX GEN LEASE	\$ 2,400	\$ 2,400	\$ 2,400	\$ 1,200	\$ 2,400	\$ 3,500	\$ 3,500	\$ 1,100	
642	INTEREST ON CONSOLES	\$ 6,800	\$ 6,800	\$ 6,800	\$ -	\$ -	\$ 6,800	\$ 6,800	\$ 6,800	
790	MISCELLANEOUS	\$ 500	\$ 500	\$ 500	\$ -	\$ 500	\$ 500	\$ 500	\$ -	
	TOTAL OPERATING EXPENSE	\$ 141,000	\$ 141,000	\$ 141,000	\$ 66,761	\$ 119,400	\$ 164,700	\$ 176,900	\$ 57,500	
	CAPITAL OUTLAY									
900	NEXT GENERATION 9-1-1 SYSTEM	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
901	UPGRADES RADIOS / WORKSTATION CONSOLES	\$ 168,000	\$ 168,000	\$ 168,000	\$ 142,368	\$ 143,000	\$ -	\$ -	\$ -	
905	FURNITURE	\$ 3,600	\$ 3,600	\$ 3,600	\$ -	\$ -	\$ 3,600	\$ 3,600	\$ 3,600	
941	VEHICLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 25000	\$ 25000	Equinox (Removed from calculation)
945	COMMUNICATION EQUIPMENT	\$ 305,000	\$ 305,000	\$ 305,000	\$ -	\$ 305,000	\$ -	\$ -	\$ -	
	TOTAL CAPITAL OUTLAY	\$ 476,600	\$ 476,600	\$ 476,600	\$ 142,368	\$ 448,000	\$ 3,600	\$ 3,600	\$ 3,600	
	TOTAL DISPATCH EXPENDITURES	\$ 1,236,000	\$ 1,236,000	\$ 1,195,000	\$ 612,531	\$ 1,125,300	\$ 792,200	\$ 821,500	\$ 815,700	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
42200 - FIRE DEPARTMENT										
PERSONNEL EXPENSE										
110	SALARIES	\$ 2,341,000	\$ 2,341,000	\$ 2,275,000	\$ 1,644,151	\$ 2,275,000	\$ 2,274,300	\$ 2,459,900	\$ 184,900	3 new firemen + 1 per BOMA and BFAC
112	SALARIES - OVERTIME	\$ 30,000	\$ 30,000	\$ 63,000	\$ 44,632	\$ 63,000	\$ 30,000	\$ 30,000	\$ (33,000)	
114	SALARIES - PART TIME	\$ 17,000	\$ 17,000	\$ -	\$ -	\$ -	\$ 8,200	\$ 8,400	\$ 8,400	
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
134	CHRISTMAS BONUS	\$ 9,900	\$ 9,900	\$ 9,900	\$ -	\$ 9,900	\$ 9,900	\$ 10,500	\$ 600	
141	PAYROLL TAX	\$ 179,500	\$ 179,500	\$ 179,500	\$ 125,177	\$ 179,500	\$ 174,000	\$ 188,100	\$ 8,600	
142	HEALTH INSURANCE	\$ 813,000	\$ 813,000	\$ 813,000	\$ 529,519	\$ 813,000	\$ 781,200	\$ 904,600	\$ 91,600	
143	RETIREMENT	\$ 127,800	\$ 127,800	\$ 127,800	\$ 89,898	\$ 125,000	\$ 124,200	\$ 133,900	\$ 8,900	
144	RETIREMENT - ACTUARIAL DEFICIT (80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 19,700	\$ 19,700	
147	UNEMPLOYMENT INSURANCE	\$ 3,800	\$ 3,800	\$ 3,800	\$ 3,768	\$ 3,800	\$ 3,900	\$ 4,200	\$ 400	
	TOTAL PERSONNEL EXPENSE	\$ 3,522,000	\$ 3,522,000	\$ 3,472,000	\$ 2,437,145	\$ 3,469,200	\$ 3,405,700	\$ 3,759,300	\$ 290,100	
OPERATING EXPENSE										
200	CONTRACT SERVICES	\$ 34,000	\$ 34,000	\$ 34,000	\$ 7,514	\$ 34,000	\$ 37,600	\$ 37,600	\$ 3,600	Tyler \$3,600 annually
211	POSTAGE, BOX RENT, ETC	\$ 100	\$ 100	\$ 100	\$ 36	\$ 100	\$ 100	\$ 100	\$ -	
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
235	MEMBERSHIP AND DUES	\$ 5,000	\$ 5,000	\$ 5,000	\$ 1,781	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	
236	PUBLIC RELATIONS	\$ 10,000	\$ 10,000	\$ 10,000	\$ 5,708	\$ 10,000	\$ 8,000	\$ 8,000	\$ (2,000)	
241	ELECTRIC	\$ 30,000	\$ 30,000	\$ 30,000	\$ 16,592	\$ 28,000	\$ 30,000	\$ 30,000	\$ 2,000	
244	NATURAL GAS	\$ 13,000	\$ 13,000	\$ 13,000	\$ 4,882	\$ 7,500	\$ 13,000	\$ 13,000	\$ 5,500	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 43,800	\$ 43,800	\$ 43,800	\$ 40,518	\$ 43,800	\$ 33,000	\$ 33,000	\$ (10,800)	
246	CELL PHONES	\$ 6,000	\$ 6,000	\$ 6,000	\$ 4,957	\$ 6,000	\$ 6,000	\$ 6,000	\$ -	
248	MS4 - STORMWATER FEE	\$ 800	\$ 800	\$ 800	\$ 316	\$ 800	\$ 800	\$ 800	\$ -	
254	ENGINEERING	\$ 10,000	\$ 10,000	\$ 20,000	\$ 16,547	\$ 20,000	\$ 10,000	\$ 10,000	\$ (10,000)	
261	VEHICLE REPAIR/MAINTENANCE	\$ 60,000	\$ 60,000	\$ 60,000	\$ 42,743	\$ 60,000	\$ 60,000	\$ 60,000	\$ -	
262	EQUIPMENT REPAIR/MAINTENANCE	\$ 10,000	\$ 10,000	\$ 10,000	\$ 9,024	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	
265	REPAIR & MAINT. - GROUNDS/BUILDING (Old & New Fire Hall)	\$ 50,000	\$ 50,000	\$ 50,000	\$ 28,391	\$ 50,000	\$ 50,000	\$ 50,000	\$ -	Dropped proposed by 15k
280	TRAINING	\$ 50,000	\$ 50,000	\$ 50,000	\$ 38,526	\$ 50,000	\$ 50,000	\$ 50,000	\$ -	
283	TRAVEL	\$ 8,000	\$ 8,000	\$ 8,000	\$ 8,555	\$ 10,000	\$ 9,000	\$ 9,000	\$ (1,000)	
284	MEALS AND ENTERTAINMENT	\$ 700	\$ 700	\$ 700	\$ 707	\$ 700	\$ 700	\$ 700	\$ -	
291	PHYSICALS	\$ 3,500	\$ 3,500	\$ 3,500	\$ 3,719	\$ 4,500	\$ 5,500	\$ 5,500	\$ 1,000	
310	OFFICE SUPPLIES AND MATERIALS	\$ 3,000	\$ 3,000	\$ 3,000	\$ 2,466	\$ 2,500	\$ 3,000	\$ 3,000	\$ 500	
320	OTHER SUPPLIES (Firefighters Equip./Supplies) MOVED TO 345	\$ 75,500	\$ 75,500	\$ 75,500	\$ 57,975	\$ 75,500	\$ 76,000	\$ 76,000	\$ 500	Moved to 345
322	AED & MEDICAL SUPPLIES	\$ 3,000	\$ 3,000	\$ 3,000	\$ 464	\$ 1,000	\$ 5,000	\$ 5,000	\$ 4,000	
326	CLOTHING & UNIFORMS	\$ 46,000	\$ 46,000	\$ 46,000	\$ 33,167	\$ 46,000	\$ 46,000	\$ 87,000	\$ 41,000	All uniform expense plus new TOG for 3 FF, & 10 replacements
331	GAS, OIL, & DIESEL	\$ 22,000	\$ 22,000	\$ 22,000	\$ 10,951	\$ 18,000	\$ 22,000	\$ 22,000	\$ 4,000	
345	FIRE FIGHTING TOOLS	\$ 25,000	\$ 25,000	\$ 25,000	\$ 24,065	\$ 25,000	\$ 25,000	\$ 97,500	\$ 72,500	\$27.5k gas detection equip / \$45k Engine 3 equip (\$95 Reques
510	TML INSURANCE COVERAGE	\$ 90,000	\$ 90,000	\$ 97,700	\$ 97,686	\$ 97,700	\$ 97,700	\$ 97,700	\$ -	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ 412	\$ 500	\$ -	\$ -	\$ (500)	
611	LEASE PMT LADDER TRUCK - PRINCIPAL (LAST PYMT JAN 2017)	\$ 95,200	\$ 95,200	\$ 95,200	\$ 95,173	\$ 95,200	\$ 100,200	\$ 100,200	\$ 5,000	
621	LEASE PMT PIERCE TRUCK - PRINCIPAL (LAST PYMT 3rd QTR 2016)	\$ 44,400	\$ 44,400	\$ 44,400	\$ 43,386	\$ 44,400	\$ 44,300	\$ 44,300	\$ (100)	
622	LEASE PMT RESCUE - PRINCIPAL	\$ 94,700	\$ 94,700	\$ 94,700	\$ 93,854	\$ 93,900	\$ 94,700	\$ 94,700	\$ 800	
623	PMT FIRE STATION # 2 - PRINCIPAL	\$ 75,000	\$ 75,000	\$ 75,000	\$ 74,900	\$ 74,900	\$ 75,000	\$ 75,000	\$ 100	
632	LEASE PMT LADDER TRUCK - INTEREST	\$ 10,300	\$ 10,300	\$ 10,300	\$ 10,256	\$ 10,300	\$ 5,300	\$ 5,300	\$ (5,000)	
641	LEASE PMT PIERCE TRUCK - INTEREST	\$ 1,900	\$ 1,900	\$ 1,900	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	
642	LEASE PMT RESCUE - INTEREST	\$ 5,300	\$ 5,300	\$ 5,300	\$ 7,930	\$ 8,000	\$ 5,300	\$ 5,300	\$ (2,700)	
643	PMT FIRE STATION # 2 - INTEREST	\$ 60,100	\$ 60,100	\$ 60,100	\$ 56,476	\$ 56,500	\$ 60,100	\$ 60,100	\$ 3,600	
790	MISCELLANEOUS	\$ 2,500	\$ 2,500	\$ 2,500	\$ -	\$ -	\$ 2,500	\$ 2,500	\$ 2,500	
	TOTAL OPERATING EXPENSE	\$ 988,800	\$ 988,800	\$ 1,066,500	\$ 839,678	\$ 989,800	\$ 991,800	\$ 1,105,300	\$ 115,500	
CAPITAL OUTLAY										
900	FIRE STATION # 2 OUT BLDG	\$ -	\$ -	\$ 110,000	\$ 104,523	\$ 110,000	\$ -	\$ -	\$ (110,000)	
911	SITE ACQUISITION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
922	FIRE STATION # 3 REMODELING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	EMERGENCY RESPONSE TRAILER AND SUPPLIES							\$ 20,000	\$ 20,000	Per BFAC and BOMA
941	VEHICLE(S) (NON-FIRE APPARATUS) - OPERATING	\$ 51,000	\$ 51,000	\$ 51,000	\$ 47,585	\$ 47,600	\$ -	\$ 35,000	\$ (12,600)	Replace Impala & 1/2 ton with 2 1/2ton trucks @ \$35k each with equipment (Only ONE Funded)
943	VEHICLE(S) FIRE APPARATUS- OPERATING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
	TOTAL CAPITAL OUTLAY	\$ 51,000	\$ 51,000	\$ 161,000	\$ 152,109	\$ 157,600	\$ -	\$ 55,000	\$ (102,600)	
	TOTAL FIRE DEPARTMENT EXPENDITURES	\$ 4,561,800	\$ 4,561,800	\$ 4,639,500	\$ 3,428,932	\$ 4,616,600	\$ 4,397,500	\$ 4,919,600	\$ 303,000	
	42420 - BUILDING & PLANNING DEPARTMENT - FORMERLY									
	41710 - PLANNING AND ZONING (NEW TITLE & DEPT NUMBER)									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 365,400	\$ 365,400	\$ 365,400	\$ 268,850	\$ 365,400	\$ 109,300	\$ 149,900	\$ (215,500)	1 additional planner
112	SALARIES - OVERTIME	\$ 1,000	\$ 1,000	\$ 1,000	\$ 371	\$ 1,000	\$ 500	\$ 500	\$ (500)	
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
134	CHRISTMAS BONUS	\$ 1,300	\$ 1,300	\$ 1,300	\$ -	\$ 1,300	\$ 200	\$ 300	\$ (1,000)	
141	PAYROLL TAX	\$ 28,100	\$ 28,100	\$ 28,100	\$ 19,642	\$ 28,100	\$ 7,900	\$ 11,500	\$ (16,600)	
142	HEALTH INSURANCE	\$ 111,700	\$ 111,700	\$ 111,700	\$ 82,548	\$ 111,700	\$ 25,400	\$ 41,900	\$ (68,800)	
143	RETIREMENT	\$ 20,100	\$ 20,100	\$ 20,100	\$ 14,284	\$ 20,100	\$ 5,700	\$ 8,200	\$ (11,900)	
144	RETIREMENT - ACTUARIAL DEFICIT (.80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,200	\$ 1,200	
147	UNEMPLOYMENT INSURANCE	\$ 600	\$ 600	\$ 600	\$ 547	\$ 600	\$ 200	\$ 200	\$ (400)	
	TOTAL PERSONNEL EXPENSE	\$ 528,200	\$ 528,200	\$ 528,200	\$ 386,242	\$ 528,200	\$ 149,200	\$ 213,700	\$ (314,500)	
	OPERATING EXPENSE									
200	CONTRACTUAL SERVICES	\$ 10,600	\$ 10,600	\$ 10,600	\$ 6,197	\$ 10,600	\$ 4,500	\$ 4,500	\$ (6,100)	Includes \$3k copier
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
235	MEMBERSHIP & DUES	\$ 6,000	\$ 6,000	\$ 6,000	\$ 1,494	\$ 6,000	\$ 2,000	\$ 4,000	\$ (2,000)	
237	REFERENCE MATERIALS & PUBLICATIONS	\$ 3,000	\$ 3,000	\$ 3,000	\$ 2,055	\$ 3,000	\$ 1,500	\$ 1,500	\$ (1,500)	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
246	CELL PHONES	\$ 2,800	\$ 2,800	\$ 2,800	\$ 3,088	\$ 2,800	\$ 800	\$ 800	\$ (2,000)	
254	ENGINEERING SERVICES	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	\$ 3,000	\$ 1,500	\$ 1,500	\$ (1,500)	
256	CONSULTANT SERVICES	\$ 125,000	\$ 125,000	\$ -	\$ -	\$ -	\$ 250,000	\$ 250,000	\$ 250,000	Zoning Code Rewrite
261	VEHICLE REPAIR & MAINTENANCE	\$ 2,000	\$ 2,000	\$ 2,000	\$ 713	\$ 2,000	\$ -	\$ 1,000	\$ (1,000)	If new vehicle (Not Funded)
267	REPAIR & MAINTENANCE - BLDG MAINT	\$ -	\$ -	\$ 4,000	\$ -	\$ 4,000	\$ -	\$ -	\$ (4,000)	
283	TRAVEL - OUT OF TOWN EXPENSE	\$ 5,500	\$ 5,500	\$ 5,500	\$ 647	\$ 3,000	\$ 1,000	\$ 3,300	\$ 300	
284	MEALS AND ENTERTAINMENT FOR OTHERS	\$ 500	\$ 500	\$ 500	\$ 110	\$ 500	\$ 200	\$ 200	\$ (300)	
285	TRAINING - CONFERENCE REGISTRATIONS, FEES, ETC.	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,500	\$ 8,000	\$ 8,000	
286	TRAINING - PLANNING COMMISSION & BOZA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,200	\$ 1,200	\$ 1,200	Planning Commission training
292	WILLIAMSON COUNTY ANIMAL CONTROL	\$ 31,500	\$ 31,500	\$ 31,500	\$ -	\$ 31,500	\$ -	\$ -	\$ (31,500)	
310	OFFICE SUPPLIES	\$ 8,500	\$ 8,500	\$ 8,500	\$ 3,585	\$ 8,500	\$ 4,000	\$ 4,000	\$ (4,500)	
313	COMPUTER SOFTWARE	\$ 5,000	\$ 5,000	\$ 5,000	\$ 1,089	\$ 3,000	\$ 2,000	\$ 3,000	\$ -	Computer for New Planner
314	COMPUTER HARDWARE	\$ -	\$ -	\$ 10,000	\$ -	\$ 10,000	\$ -	\$ 3,000	\$ (7,000)	Amendment includes hardware for PC Plan Review (314)
326	UNIFORMS	\$ 2,500	\$ 2,500	\$ 2,500	\$ 1,591	\$ 2,500	\$ -	\$ -	\$ (2,500)	If new vehicle (Not Funded)
331	FUEL & OIL	\$ 11,200	\$ 11,200	\$ 11,200	\$ 2,714	\$ 8,000	\$ -	\$ 1,000	\$ (7,000)	split with codes
510	TML INSURANCE COVERAGE	\$ 18,000	\$ 18,000	\$ 18,000	\$ 20,127	\$ 18,500	\$ 5,200	\$ 6,000	\$ (12,500)	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
611	PRINCIPAL ON ZONING ORDINANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
631	INTEREST ON ZONING ORDINANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
790	MISCELLANEOUS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 281	\$ 1,000	\$ 500	\$ 500	\$ (500)	
	TOTAL OPERATING EXPENSE	\$ 236,100	\$ 236,100	\$ 125,100	\$ 43,691	\$ 117,900	\$ 279,900	\$ 291,500	\$ 173,600	
	CAPITAL OUTLAY									
900	CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
905	FURNITURE	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,312	\$ 3,000	\$ 2,500	\$ 6,000	\$ 3,000	
941	VEHICLE(S)- OPERATING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 25,000	\$ 25,000	Equinox (removed from calculation)
	TOTAL CAPITAL OUTLAY	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,312	\$ 3,000	\$ 2,500	\$ 6,000	\$ 3,000	
	TOTAL BUILDING & PLANNING EXPENDITURES - FORMERLY									
	TOTAL PLANNING AND ZONING (NEW TITLE & DEPT NUMBER)	\$ 767,300	\$ 767,300	\$ 656,300	\$ 433,245	\$ 649,100	\$ 431,600	\$ 511,200	\$ (137,900)	
	41720 - BUILDING AND CODES (NEW TITLE & DEPT NUMBER)									
	PERSONNEL EXPENSE									
110	SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 270,600	\$ 276,000	\$ -	
112	SALARIES - OVERTIME	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 500	\$ 500	\$ -	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
134	CHRISTMAS BONUS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,200	\$ 1,200	\$ -	\$ -
141	PAYROLL TAX	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,700	\$ 21,200	\$ -	\$ -
142	HEALTH INSURANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 89,000	\$ 98,300	\$ -	\$ -
143	RETIREMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 14,800	\$ 15,100	\$ -	\$ -
144	RETIREMENT - ACTUARIAL DEFICIT (.80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,200	\$ -	\$ -
147	UNEMPLOYMENT INSURANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 500	\$ 500	\$ -	\$ -
	TOTAL PERSONNEL EXPENSE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 397,300	\$ 415,000	\$ -	\$ -
	OPERATING EXPENSE									
200	CONTRACTUAL SERVICES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,100	\$ 6,100	\$ -	\$ -
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
235	MEMBERSHIP & DUES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,000	\$ 2,000	\$ -	\$ -
237	REFERENCE MATERIALS & PUBLICATIONS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,500	\$ 1,500	\$ -	\$ -
245	TELEPHONE NETWORK / CONNECTIVITY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
246	CELL PHONES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,000	\$ 2,000	\$ -	\$ -
254	ENGINEERING SERVICES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,500	\$ 1,500	\$ -	\$ -
256	CONSULTANT SERVICES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
261	VEHICLE REPAIR & MAINTENANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,000	\$ 2,000	\$ -	\$ -
267	REPAIR & MAINTENANCE - BLDG MAINT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ -	\$ -
280	TRAVEL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ -	\$ -
284	MEALS AND ENTERTAINMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300	\$ 300	\$ -	\$ -
285	TRAINING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,400	\$ 2,400	\$ -	\$ -
292	WILLIAMSON COUNTY ANIMAL CONTROL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 33,100	\$ 33,100	\$ -	\$ -
310	OFFICE SUPPLIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,500	\$ 3,500	\$ -	\$ -
313	COMPUTER SOFTWARE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,500	\$ 2,500	\$ -	\$ -
326	UNIFORMS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,500	\$ 2,500	\$ -	\$ -
331	FUEL & OIL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 8,000	\$ 8,000	\$ -	\$ -
510	TML INSURANCE COVERAGE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,200	\$ 15,200	\$ -	\$ -
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
533	MACHINERY & EQUIPMENT RENTAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,700	\$ 2,700	\$ -	\$ -
611	PRINCIPAL ON ZONING ORDINANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
631	INTEREST ON ZONING ORDINANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
790	MISCELLANEOUS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 500	\$ 500	\$ -	\$ -
	TOTAL OPERATING EXPENSE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 87,800	\$ 87,800	\$ -	\$ -
	CAPITAL OUTLAY									
900	CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
901	COMPUTER AND FURNITURE FOR ADD'L EMPLOYEE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
941	VEHICLE(S)- OPERATING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000	\$ -	\$ -
948	COMPUTER EQUIPMENT (COPIER - 4M & COMPUTER 1,200)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	TOTAL CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 20,000	\$ -	\$ -
	TOTAL BUILDING AND CODES (NEW TITLE & DEPT NUMBER)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 485,100	\$ 522,800	\$ -	\$ -
	43100 - STREETS AND HIGHWAYS									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 634,500	\$ 634,500	\$ 634,500	\$ 448,079	\$ 634,500	\$ 686,800	\$ 792,300	\$ 157,800	\$ -
112	SALARIES - OVERTIME	\$ 10,000	\$ 10,000	\$ 10,000	\$ 4,205	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	\$ -
119	OTHER SALARIES	\$ 54,300	\$ 54,300	\$ 54,300	\$ -	\$ 30,000	\$ 54,300	\$ 55,400	\$ 25,400	\$ -
134	CHRISTMAS BONUS	\$ 3,700	\$ 3,700	\$ 3,700	\$ -	\$ 3,700	\$ 3,800	\$ 4,200	\$ 500	\$ -
141	PAYROLL TAX	\$ 52,500	\$ 52,500	\$ 52,500	\$ 33,993	\$ 52,500	\$ 56,500	\$ 64,700	\$ 12,200	\$ -
142	HEALTH INSURANCE	\$ 239,100	\$ 239,100	\$ 239,100	\$ 179,470	\$ 239,100	\$ 250,300	\$ 297,600	\$ 58,500	\$ -
143	RETIREMENT	\$ 34,700	\$ 34,700	\$ 34,700	\$ 24,039	\$ 34,700	\$ 37,500	\$ 43,300	\$ 8,600	\$ -
144	RETIREMENT - ACTUARIAL DEFICIT (.80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,300	\$ 6,300	\$ -
147	UNEMPLOYMENT INSURANCE	\$ 1,300	\$ 1,300	\$ 1,300	\$ 1,271	\$ 1,300	\$ 1,500	\$ 1,600	\$ 300	\$ -
	TOTAL PERSONNEL EXPENSE	\$ 1,030,100	\$ 1,030,100	\$ 1,030,100	\$ 691,057	\$ 1,005,800	\$ 1,100,700	\$ 1,275,400	\$ 269,600	\$ -
	OPERATING EXPENSE									
200	CONTRACT SERVICES	\$ 70,000	\$ 70,000	\$ 70,000	\$ 37,345	\$ 70,000	\$ 70,000	\$ 70,000	\$ -	\$ -

1/2 ton 2WD replace truck 53

Aligning positions in correct dept + 2 full time positions

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
211	POSTAGE, BOX RENT, ETC	\$ 100	\$ 100	\$ 100	\$ -	\$ -	\$ 100	\$ 100	\$ 100	\$ -
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
235	MEMBERSHIPS, REGISTRATION FEES	\$ 3,500	\$ 3,500	\$ 3,500	\$ 990	\$ 2,500	\$ 3,500	\$ 3,500	\$ 1,000	\$ -
241	ELECTRIC	\$ 10,000	\$ 10,000	\$ 10,000	\$ 3,077	\$ 8,000	\$ 10,000	\$ 10,000	\$ 2,000	\$ -
244	GAS	\$ 4,000	\$ 4,000	\$ 4,000	\$ 2,480	\$ 4,000	\$ 4,000	\$ 4,000	\$ -	\$ -
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 15,300	\$ 15,300	\$ 15,300	\$ 10,968	\$ 15,300	\$ 13,000	\$ 13,000	\$ (2,300)	\$ -
246	CELL PHONES	\$ 200	\$ 200	\$ 200	\$ 140	\$ 200	\$ 200	\$ 200	\$ -	\$ -
247	STREET LIGHTING-ELECTRICITY & MAINTENANCE	\$ 300,000	\$ 300,000	\$ 300,000	\$ 210,850	\$ 300,000	\$ 310,000	\$ 310,000	\$ 10,000	Change from v 2
254	ENGINEERING	\$ 15,000	\$ 15,000	\$ 15,000	\$ 2,444	\$ 5,000	\$ 15,000	\$ 15,000	\$ 10,000	\$ -
256	RTP ROAD PROJECTS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
260	REPAIR & MAINTENANCE OFFICE EQUIPMENT	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ -
261	VEHICLE REPAIR & MAINTENANCE	\$ 25,000	\$ 25,000	\$ 35,000	\$ 31,526	\$ 35,000	\$ 25,000	\$ 25,000	\$ (10,000)	\$ -
262	EQUIPMENT REPAIR & MAINTENANCE	\$ 22,000	\$ 22,000	\$ 22,000	\$ 16,408	\$ 22,000	\$ 22,000	\$ 22,000	\$ -	\$ -
265	REPAIR & MAINTENANCE GROUNDS (Brush Grinding)	\$ 51,000	\$ 51,000	\$ 51,000	\$ 25,438	\$ 51,000	\$ 53,000	\$ 53,000	\$ 2,000	\$ -
266	REPAIR & MAINTENANCE BUILDINGS	\$ 15,000	\$ 15,000	\$ 15,000	\$ 13,033	\$ 15,000	\$ 15,000	\$ 15,000	\$ -	\$ -
268	ROADS & STREETS REPAIR & MAINTENANCE	\$ 200,000	\$ 200,000	\$ -	\$ -	\$ -	\$ 200,000	\$ 200,000	\$ 200,000	\$ -
271	SIDEWALK REPAIR & MAINTENANCE	\$ 10,000	\$ 10,000	\$ 10,000	\$ 3,209	\$ 10,000	\$ 20,000	\$ 20,000	\$ 10,000	\$ -
272	SIDEWALK NEW	\$ 50,000	\$ 110,000	\$ 110,000	\$ 73,193	\$ 110,000	\$ 67,300	\$ 67,300	\$ (42,700)	\$ -
280	TRAVEL	\$ 2,000	\$ 2,000	\$ 2,000	\$ 333	\$ 1,000	\$ 2,000	\$ 2,000	\$ 1,000	\$ -
284	MEALS AND ENTERTAINMENT	\$ 200	\$ 200	\$ 200	\$ 15	\$ 100	\$ 200	\$ 200	\$ 100	\$ -
291	MEDICAL SERVICES	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,091	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -
292	TRAFFIC SIGNALIZATION	\$ 135,000	\$ 135,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	Duplex Rd & Port Royal (Shown in State Street Aid)
310	OFFICE SUPPLIES	\$ 500	\$ 500	\$ 500	\$ 914	\$ 1,000	\$ 5,000	\$ 5,000	\$ 4,000	\$ -
317	PARTS AND SUPPLIES - INHOUSE MECHANIC	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
319	SAFETY SUPPLIES PROGRAM	\$ 400	\$ 400	\$ 400	\$ 300	\$ -	\$ 400	\$ 400	\$ 400	\$ -
320	OPERATING SUPPLIES	\$ 23,000	\$ 23,000	\$ 23,000	\$ 22,389	\$ 23,000	\$ 23,000	\$ 23,000	\$ -	\$ -
322	SALT SUPPLIES	\$ 5,000	\$ 5,000	\$ 8,200	\$ 8,181	\$ 8,200	\$ 7,000	\$ 7,000	\$ (1,200)	\$ -
326	UNIFORMS	\$ 6,000	\$ 6,000	\$ 6,000	\$ 6,626	\$ 6,500	\$ 8,000	\$ 8,000	\$ 1,500	\$ -
331	GAS, OIL, DIESEL FUEL, GREASE, ETC.	\$ 43,000	\$ 43,000	\$ 43,000	\$ 16,363	\$ 35,000	\$ 43,000	\$ 43,000	\$ 8,000	\$ -
423	GUARD RAILS	\$ 9,000	\$ 9,000	\$ 9,000	\$ 7,177	\$ 9,000	\$ 9,000	\$ 9,000	\$ -	\$ -
424	STREET SIGNS & POSTS	\$ 15,000	\$ 15,000	\$ 15,000	\$ 18,810	\$ 18,000	\$ 25,000	\$ 25,000	\$ 7,000	\$ -
510	TML INSURANCE COVERAGE	\$ 54,000	\$ 54,000	\$ 58,400	\$ 56,972	\$ 58,400	\$ 58,400	\$ 58,400	\$ -	\$ -
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ 242	\$ 300	\$ -	\$ -	\$ (300)	\$ -
533	MACHINERY & EQUIPMENT RENTAL	\$ 3,500	\$ 3,500	\$ 3,500	\$ 597	\$ 1,500	\$ 3,500	\$ 3,500	\$ 2,000	\$ -
611	PRINCIPAL PAYMENT - KNUCKLEBOOM # 2	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
621	PRINCIPAL PAYMENT JOHN DEERE TRACTOR 2010	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
622	PRINCIPAL PAYMENT - DUMP TRUCK	\$ 17,400	\$ 17,400	\$ 17,400	\$ 17,450	\$ 17,500	\$ 17,600	\$ 17,600	\$ 100	\$ -
623	PRINCIPAL ON DUPLEX ROAD ROW (2014 GO Bond)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
624	PRINCIPAL ON RESERVES BLVD (2014 GO Bond)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
632	INTEREST PAYMENT KNUCKLEBOOM # 2	\$ 700	\$ 700	\$ 700	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
633	INTEREST ON DUPLEX RD ROW (2014 GO Bond)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
634	INTEREST PAYMENT - DUMP TRUCK	\$ -	\$ -	\$ -	\$ 1,129	\$ 1,200	\$ 1,000	\$ 1,000	\$ (200)	\$ -
635	INTEREST PAYMENT - RESERVES BLVD (2014 GO Bond)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
641	INTEREST ON JOHN DEERE TRACTOR 2010	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
644		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
692	BOND PROCEEDS - ADMINISTRATIVE FEES	\$ -	\$ -	\$ -	\$ 300	\$ 300	\$ -	\$ -	\$ (300)	\$ -
694	REFUND FOR MAINTENANCE BOND	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
790	MISCELLANEOUS	\$ -	\$ -	\$ -	\$ 60	\$ 100	\$ -	\$ -	\$ (100)	\$ -
	TOTAL OPERATING EXPENSE	\$ 1,107,800	\$ 1,167,800	\$ 850,400	\$ 590,049	\$ 830,100	\$ 1,033,200	\$ 1,033,200	\$ 203,100	
	CAPITAL OUTLAY									
900	CAPITAL OUTLAY MECHANIC EQUIPMENT	\$ 30,000	\$ 30,000	\$ 30,000	\$ 23,007	\$ 30,000	\$ 10,000	\$ 10,000	\$ (20,000)	\$ -
905	OFFICE FURNITURE	\$ -	\$ -	\$ -	\$ 2,087	\$ 2,400	\$ -	\$ -	\$ (2,400)	\$ -
913	RIGHTS-OF-WAY ACQUISITION	\$ 2,500,000	\$ 2,500,000	\$ 500,000	\$ 266,391	\$ 500,000	\$ 3,500,000	\$ 3,500,000	\$ 3,000,000	From revenues previously borrowed
931	RESERVES BLVD	\$ -	\$ -	\$ 122,300	\$ 122,224	\$ 122,300	\$ -	\$ -	\$ (122,300)	\$ -
932	US 31 DIABLO PACKAGE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,617,000	\$ 2,617,000	Revenues borrowed in 2016-2017 Budget
933	ELECTRONIC MESSAGE BOARDS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 15,000	\$ 15,000	\$ -
934	TSR & BUCKNER INTERSECTION IMPROVEMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,000,000	\$ 1,000,000	Revenues borrowed in 2016-2017 Budget
941	VEHICLE - KNUCKLEBOOM TRUCK	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
942	VEHICLE - PICKUP TRUCK	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 31,000	\$ 31,000	1/2 ton truck
943	VEHICLE - OPERATING	\$ 50,000	\$ 50,000	\$ 50,000	\$ 49,500	\$ 49,500	\$ -	\$ -	\$ (49,500)	
944	EQUIPMENT	\$ 25,000	\$ 25,000	\$ 25,000	\$ 33,161	\$ 33,200	\$ 25,000	\$ 25,000	\$ (8,200)	Misc Equip and Trailers
									\$ -	
	TOTAL CAPITAL OUTLAY	\$ 2,605,000	\$ 2,605,000	\$ 727,300	\$ 496,369	\$ 737,400	\$ 3,535,000	\$ 7,198,000	\$ 6,460,600	
									\$ -	
	TOTAL STREETS & HIGHWAYS EXPENDITURES	\$ 4,742,900	\$ 4,802,900	\$ 2,607,800	\$ 1,777,476	\$ 2,573,300	\$ 5,668,900	\$ 9,506,600	\$ 6,933,300	
	44700 - PARKS & RECREATION DEPARTMENT									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 129,000	\$ 129,000	\$ 129,000	\$ 127,395	\$ 129,000	\$ 132,600	\$ 135,300	\$ 6,300	
112	SALARIES - OVERTIME	\$ 5,000	\$ 5,000	\$ 5,000	\$ 4,178	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	
115	PART TIME - MAINTENANCE 29 HRS WK	\$ 67,900	\$ 67,900	\$ 67,900	\$ 16,373	\$ 30,000	\$ 67,900	\$ 52,026	\$ 22,026	3 @ \$11.50 x 1,508 hours
115	PART TIME - RECREATION 20 HRS WK	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 21,840	\$ 21,840	2 @ \$10.50 x 1,040 hours
115	PART TIME - MAINTENANCE 40 HRS WK - 1500 HRS TOTAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 64,500	\$ 64,500	4 @ \$10.75 x 1,500 hours
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
134	CHRISTMAS BONUS	\$ 500	\$ 500	\$ 500	\$ -	\$ 500	\$ 500	\$ 500	\$ -	
141	PAYROLL TAX	\$ 15,100	\$ 15,100	\$ 15,100	\$ 11,203	\$ 15,100	\$ 15,500	\$ 21,200	\$ 6,100	
142	HEALTH INSURANCE	\$ 43,600	\$ 43,600	\$ 43,600	\$ 27,088	\$ 43,600	\$ 44,300	\$ 47,900	\$ 4,300	
143	RETIREMENT	\$ 7,100	\$ 7,100	\$ 7,100	\$ 4,957	\$ 7,100	\$ 7,300	\$ 7,400	\$ 300	
144	RETIREMENT - ACTUARIAL DEFICIT (80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,100	\$ 1,100	
147	UNEMPLOYMENT INSURANCE	\$ 300	\$ 300	\$ 300	\$ 538	\$ 500	\$ 300	\$ 300	\$ (200)	
	TOTAL PERSONNEL EXPENSE	\$ 268,500	\$ 268,500	\$ 268,500	\$ 191,733	\$ 230,800	\$ 273,400	\$ 357,066	\$ 126,266	
	OPERATING EXPENSE									
200	CONTRACTUAL SERVICES	\$ 3,800	\$ 3,800	\$ 3,800	\$ 3,248	\$ 3,800	\$ 3,800	\$ 3,800	\$ -	
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
235	MEMBERSHIPS, REGISTRATION FEES	\$ 500	\$ 500	\$ 500	\$ -	\$ 500	\$ 500	\$ 500	\$ -	
241	ELECTRIC	\$ 32,000	\$ 32,000	\$ 32,000	\$ 22,291	\$ 32,000	\$ 32,000	\$ 32,000	\$ -	
244	NATURAL GAS	\$ 1,500	\$ 1,500	\$ 1,500	\$ 1,610	\$ 1,500	\$ 1,500	\$ 1,500	\$ -	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 15,000	\$ 15,000	\$ 15,000	\$ 14,111	\$ 16,000	\$ 10,000	\$ 10,000	\$ (6,000)	
246	CELL PHONES	\$ 1,700	\$ 1,700	\$ 1,700	\$ 1,613	\$ 1,700	\$ 1,700	\$ 1,700	\$ -	
248	MS4 - STORMWATER FEE	\$ 3,600	\$ 3,600	\$ 3,600	\$ 2,895	\$ 3,600	\$ 3,600	\$ 3,600	\$ -	
254	ENGINEERING	\$ 10,000	\$ 10,000	\$ 65,000	\$ 63,752	\$ 65,000	\$ 10,000	\$ 10,000	\$ (55,000)	
261	VEHICLE REPAIR & MAINTENANCE	\$ 3,000	\$ 3,000	\$ 3,000	\$ 1,397	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	
265	REPAIR & MAINTENANCE - GROUNDS	\$ 18,000	\$ 18,000	\$ 18,000	\$ 10,098	\$ 18,000	\$ 18,000	\$ 18,000	\$ -	
266	REPAIR & MAINTENANCE - BUILDING	\$ 2,500	\$ 2,500	\$ 2,500	\$ 1,486	\$ 2,500	\$ 2,500	\$ 2,500	\$ -	
280	TRAVEL	\$ 2,500	\$ 2,500	\$ 2,500	\$ 2,500	\$ 2,600	\$ 2,500	\$ 2,500	\$ (100)	TRPA
284	MEALS AND ENTERTAINMENT	\$ 500	\$ 500	\$ 500	\$ -	\$ -	\$ 500	\$ 500	\$ 500	
320	OPERATING SUPPLIES, RECREATIONAL	\$ 20,000	\$ 20,000	\$ 20,000	\$ 15,542	\$ 20,000	\$ 20,000	\$ 40,000	\$ 20,000	
326	CLOTHING & UNIFORMS	\$ 900	\$ 900	\$ 900	\$ 498	\$ 900	\$ 900	\$ 1,800	\$ 900	
331	GAS & OIL	\$ 10,000	\$ 10,000	\$ 10,000	\$ 2,336	\$ 5,000	\$ 10,000	\$ 10,000	\$ 5,000	
510	TML INSURANCE COVERAGE	\$ 9,000	\$ 9,000	\$ 9,000	\$ 11,729	\$ 12,300	\$ 11,800	\$ 11,800	\$ (500)	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
611	PORT ROYAL PARK - PRINCIPAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
632	PORT ROYAL PARK - INTEREST	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
790	MISCELLANEOUS	\$ 16,000	\$ 16,000	\$ 16,000	\$ 15,515	\$ 16,000	\$ 16,000	\$ 16,000	\$ -	
	TOTAL OPERATING EXPENSE	\$ 150,500	\$ 150,500	\$ 205,500	\$ 170,621	\$ 204,400	\$ 148,300	\$ 169,200	\$ (35,200)	
									\$ -	
	CAPITAL OUTLAY								\$ -	
900	SPRING STATION AND TANYARD SPRINGS TRAIL	\$ -	\$ -	\$ 176,000	\$ 175,955	\$ 176,000	\$ -	\$ -	\$ (176,000)	
914	PORT ROYAL ROAD PARK PHASE 1	\$ -	\$ -	\$ 1,000	\$ 10,000	\$ 10,000	\$ -	\$ -	\$ (10,000)	
915	TRAILS / GREENWAY DEVELOPMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
936	LIGHT POLES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 40000	\$ 40000	Larger & permanent screen for movies in the park
937	SKATE PARK (\$100K FROM GRANT & \$100K FROM DEBT)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
938	MCLEMORE PARK	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
939	DECORATIONS	\$ 5,000	\$ 5,000	\$ 6,500	\$ 6,450	\$ 6,500	\$ 8,000	\$ 8,000	\$ 1,500	
941	VEHICLE - PICKUP TRUCK - OPERATING	\$ -	\$ -	\$ 24,700	\$ 24,636	\$ 24,700	\$ -	\$ -	\$ (24,700)	
942	PARKS & REC MACHINERY / EQUIPMENT - OPERATING	\$ 20,000	\$ 20,000	\$ 36,500	\$ 36,461	\$ 36,500	\$ -	\$ -	\$ (36,500)	
	TOTAL CAPITAL OUTLAY	\$ 25,000	\$ 25,000	\$ 244,700	\$ 253,502	\$ 253,700	\$ 8,000	\$ 8,000	\$ (245,700)	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End
	TOTAL PARKS & RECREATION EXPENDITURES	\$ 444,000	\$ 444,000	\$ 718,700	\$ 615,855	\$ 688,900	\$ 429,700	\$ 534,266	\$ (154,634)
	44800 - LIBRARY								
	PERSONNEL EXPENSE								
110	SALARIES	\$ 380,200	\$ 421,800	\$ 421,800	\$ 275,127	\$ 400,000	\$ 421,800	\$ 439,800	\$ 39,800
112	SALARIES - OVERTIME	\$ -	\$ -	\$ -	\$ 42	\$ 100	\$ -	\$ -	\$ (100)
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
134	CHRISTMAS BONUS	\$ 1,800	\$ 1,800	\$ 1,800	\$ -	\$ 1,800	\$ 1,400	\$ 1,400	\$ (400)
141	PAYROLL TAX	\$ 29,100	\$ 32,300	\$ 32,300	\$ 20,674	\$ 32,300	\$ 32,900	\$ 33,700	\$ 1,400
142	HEALTH INSURANCE	\$ 100,400	\$ 113,500	\$ 113,500	\$ 57,141	\$ 100,000	\$ 117,600	\$ 148,500	\$ 48,500
143	RETIREMENT	\$ 17,500	\$ 19,500	\$ 19,500	\$ 12,115	\$ 18,000	\$ 19,300	\$ 19,700	\$ 1,700
144	RETIREMENT - ACTUARIAL DEFICIT (80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,900	\$ 2,900
147	UNEMPLOYMENT INSURANCE	\$ 1,100	\$ 1,100	\$ 1,100	\$ 859	\$ 1,100	\$ 1,200	\$ 1,200	\$ 100
	TOTAL PERSONNEL EXPENSE	\$ 530,100	\$ 590,000	\$ 590,000	\$ 365,958	\$ 553,300	\$ 594,200	\$ 647,200	\$ 93,900
	OPERATING EXPENSE								
200	CONTRACT SERVICES	\$ 25,000	\$ 25,000	\$ 25,000	\$ 10,253	\$ 25,000	\$ 8,000	\$ 20,000	\$ (5,000)
211	POSTAGE, BOX RENTAL	\$ 1,000	\$ 1,000	\$ 1,000	\$ 546	\$ 1,000	\$ 1,000	\$ 1,000	\$ -
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
233	SUBSCRIPTIONS TO NEWSPAPERS & PERIODICALS	\$ 1,500	\$ 1,500	\$ 1,500	\$ 1,011	\$ 1,500	\$ 1,500	\$ 1,500	\$ -
235	MEMBERSHIPS, REGISTRATION FEES, TUITION	\$ 2,500	\$ 2,500	\$ 2,500	\$ 445	\$ 2,500	\$ 2,500	\$ 2,500	\$ -
241	ELECTRIC	\$ 26,000	\$ 26,000	\$ 26,000	\$ 15,206	\$ 26,000	\$ 26,000	\$ 26,000	\$ -
244	GAS	\$ 3,500	\$ 3,500	\$ 3,500	\$ 593	\$ 1,000	\$ 3,500	\$ 3,500	\$ 2,500
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 15,300	\$ 15,300	\$ 15,300	\$ 14,221	\$ 20,000	\$ 12,000	\$ 12,000	\$ (8,000)
246	CELL PHONES	\$ 1,000	\$ 1,000	\$ 1,000	\$ 248	\$ 1,000	\$ 1,000	\$ 1,000	\$ -
248	MS4 - STORMWATER FEE	\$ 1,100	\$ 1,100	\$ 1,100	\$ 502	\$ 1,100	\$ 1,100	\$ 1,100	\$ -
252	LEGAL SERVICES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
262	REPAIR & MAINTENANCE OTHER	\$ 2,000	\$ 2,000	\$ 2,000	\$ 1,029	\$ 2,000	\$ 2,000	\$ 2,000	\$ -
265	GROUND & MAINTENANCE	\$ 2,500	\$ 2,500	\$ 2,500	\$ 1,548	\$ 2,500	\$ 2,500	\$ 2,500	\$ -
266	REPAIR & MAINTENANCE	\$ 4,000	\$ 4,000	\$ 4,000	\$ 2,365	\$ 4,000	\$ 4,000	\$ 4,000	\$ -
280	TRAVEL	\$ 2,800	\$ 2,800	\$ 2,800	\$ 314	\$ 2,000	\$ 2,800	\$ 2,800	\$ 800
284	MEALS AND ENTERTAINMENT	\$ 200	\$ 200	\$ 200	\$ -	\$ 200	\$ 200	\$ 200	\$ -
310	OFFICE SUPPLIES	\$ 1,400	\$ 1,400	\$ 1,400	\$ 690	\$ 1,400	\$ 1,400	\$ 1,400	\$ -
314	COMPUTER HARDWARE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 24,800	\$ 24,800
320	OPERATING SUPPLIES	\$ 14,800	\$ 14,800	\$ 14,800	\$ 13,461	\$ 14,800	\$ 15,800	\$ 15,800	\$ 1,000
328	EDUCATIONAL SUPPLIES (BOOKS, TAPES, VIDEOS, ETC.)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
361	BOOKS	\$ 30,000	\$ 30,000	\$ 30,000	\$ 23,084	\$ 30,000	\$ 30,000	\$ 30,000	\$ -
362	DVDs	\$ 9,000	\$ 9,000	\$ 9,000	\$ 5,317	\$ 9,000	\$ 9,000	\$ 9,000	\$ -
363	ELECTRONIC MEDIA	\$ 10,000	\$ 10,000	\$ 10,000	\$ 8,000	\$ 10,000	\$ 10,000	\$ 10,000	\$ -
364	CHILDREN'S LIBRARY SUPPLIES	\$ 1,200	\$ 1,200	\$ 1,200	\$ 775	\$ 1,200	\$ 1,200	\$ 1,200	\$ -
365	CHILDREN'S BOOKS	\$ 22,000	\$ 22,000	\$ 22,000	\$ 15,375	\$ 22,000	\$ 22,000	\$ 22,000	\$ -
366	ILS CHARGES (POLARIS, CASSIE, ETC.)	\$ 14,600	\$ 14,600	\$ 14,600	\$ 13,408	\$ 14,600	\$ 14,600	\$ 14,600	\$ -
510	TML INSURANCE COVERAGE	\$ 4,500	\$ 4,500	\$ 4,500	\$ 4,516	\$ 4,600	\$ 4,600	\$ 4,600	\$ -
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
790	MISCELLANEOUS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 565	\$ 1,000	\$ 1,000	\$ 1,000	\$ -
	TOTAL OPERATING EXPENSE	\$ 196,900	\$ 196,900	\$ 196,900	\$ 133,472	\$ 198,400	\$ 177,700	\$ 214,500	\$ 16,100
	CAPITAL OUTLAY								
900	CAPITAL OUTLAY - SERVER	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
911	LAND ACQUISITION FOR NEW LIBRARY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
949	FURNITURE & EQUIPMENT	\$ -	\$ -	\$ 2,300	\$ 2,270	\$ 2,300	\$ -	\$ -	\$ (2,300)
	TOTAL CAPITAL OUTLAY	\$ -	\$ -	\$ 2,300	\$ 2,270	\$ 2,300	\$ -	\$ -	\$ (2,300)
	ADJUSTMENT FROM 2013 AUDIT								
	TOTAL LIBRARY EXPENDITURES	\$ 727,000	\$ 786,900	\$ 789,200	\$ 501,701	\$ 754,000	\$ 771,900	\$ 861,700	\$ 107,700
	GENERAL FUND EXPENDITURES	\$ 19,741,350	\$ 19,867,600	\$ 18,126,900	\$ 12,510,555	\$ 17,676,600	\$ 19,873,550	\$ 26,312,971	\$ 8,636,371

Per BFAC added \$13k for part time hours

Includes \$12k for new hotspots + \$8k existing

\$1,800 cost of hotspots / \$23k for server

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End
	EXCESS OF REVENUES OVER EXPENDITURES	\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	\$ (1,483,871)
	PYMT FOR ROAD IMPROVEMENTS FROM FUND BALANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	PYMT TO MAURY CO - MIXED DRINK TAXES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	AMOUNT (UNDER) AFTER TRANSFER	\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	\$ (1,483,871)
	GENERAL FUND BEGINNING FUND BALANCE	\$ 7,554,228	\$ 7,554,228	\$ 7,554,228	\$ 7,554,228	\$ 7,554,228	\$ 5,614,528	\$ 5,614,528	
	TOTAL GENERAL FUND REVENUES	\$ 20,002,300	\$ 20,041,500	\$ 19,193,100	\$ 13,884,693	\$ 19,236,900	\$ 21,619,900	\$ 26,389,400	
	TOTAL GENERAL FUND EXPENDITURES	\$ 19,741,350	\$ 19,867,600	\$ 18,126,900	\$ 12,510,555	\$ 17,676,600	\$ 19,873,550	\$ 26,312,971	
	GENERAL FUND ENDING FUND BALANCE	\$ 7,815,178	\$ 7,728,128	\$ 5,120,428	\$ 8,928,366	\$ 5,614,528	\$ 7,360,878	\$ 5,690,957	
			Switch ->	Unobligated			\$ (805,000)	Police Vehicles	
							\$ (168,000)	Dispatch	
						\$ 4,641,528	No Borrow Fund Balance		
						\$ 5,940,000	33% of \$18,000,000		
	STATE STREET AID								
	121 STATE STREET AID - REVENUES								
33551	STATE GAS & MOTOR FUEL TAX	\$ 841,400	\$ 841,400	\$ 841,400	\$ 662,141	\$ 841,400	\$ 1,022,800	\$ 1,022,800	\$ 181,400
33552	STATE CITY STREETS & TRANSPORTATION	\$ 65,800	\$ 65,800	\$ 65,800	\$ 52,239	\$ 65,800	\$ 74,800	\$ 74,800	\$ 9,000
33555	STATE REIMBURSEMENT - DUPLEX ROAD	\$ 250,000	\$ 250,000	\$ 250,000	\$ 341,828	\$ 325,000	\$ 250,000	\$ 250,000	\$ (75,000)
36100	INTEREST	\$ 200	\$ 200	\$ 200	\$ 273	\$ 300	\$ 200	\$ 200	\$ (100)
36930	LOAN PROCEEDS - DUPLEX ROAD ROW	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	TOTAL STATE STREET AID	\$ 1,157,400	\$ 1,157,400	\$ 1,157,400	\$ 1,056,481	\$ 1,232,500	\$ 1,347,800	\$ 1,347,800	\$ 115,300
	43190 - STATE STREET AID - EXPENDITURES								
200	CONTRACT SERVICES - DUPLEX ROAD	\$ 312,500	\$ 312,500	\$ 312,500	\$ 434,796	\$ 400,000	\$ 312,500	\$ 312,500	\$ (87,500)
211	POSTAGE	\$ -	\$ -	\$ -	\$ 190	\$ 400	\$ 1,500	\$ 1,500	\$ 1,100
254	ENGINEERING SERVICES	\$ 15,000	\$ 15,000	\$ 15,000	\$ -	\$ 37,000	\$ 15,000	\$ 15,000	\$ (22,000)
256	PLANNING SERVICES	\$ 155,000	\$ 155,000	\$ 155,000	\$ 86,292	\$ 155,000	\$ -	\$ 50,000	\$ (105,000)
268	ROADS & STREETS PAVING, REPAIR & MAINT	\$ 400,000	\$ 400,000	\$ 500,000	\$ 9,426	\$ 350,000	\$ 400,000	\$ 1,000,000	\$ 650,000
320	OPERATING SUPPLIES	\$ -	\$ -	\$ -	\$ 163	\$ 300	\$ -	\$ -	\$ (300)
611	PRINCIPAL RESERVES BLVD	\$ 27,800	\$ 27,800	\$ 27,800	\$ 27,700	\$ 27,700	\$ 29,100	\$ 29,100	\$ 1,400
620	PRINCIPAL DUE ON CAPITAL OUTLAY NOTES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
630	INTEREST ON CAPITAL OUTLAY NOTES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
613	PRINCIPAL IN DUPLEX R-O-W- 2014 GO BONDS	\$ 62,000	\$ 62,000	\$ 62,000	\$ -	\$ -	\$ 64,900	\$ 64,900	\$ 64,900
631	INTEREST RESERVES BLVD	\$ 22,300	\$ 22,300	\$ 22,300	\$ 30,797	\$ 30,800	\$ 21,600	\$ 21,600	\$ (9,200)
692	BOND SALES EXPENSE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
632	INTEREST ON ROAD TO WILLIAMSON REC CENTER	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
633	INTEREST ON DUPLEX R-O-W 2014 GO BONDS	\$ 49,700	\$ 49,700	\$ 49,700	\$ 24,113	\$ 49,700	\$ 48,300	\$ 48,300	\$ (1,400)
913	PAYMENTS FOR RIGHTS OF WAY ON DUPLEX ROAD	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
931	ROADS & STREETS CONSTRUCTION (REC CENTER)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
932	TRAFFIC SIGNALIZATION	\$ 40,000	\$ 40,000	\$ 40,000	\$ 79,113	\$ 80,000	\$ -	\$ 50,000	\$ (30,000)
951	SALT SPREADER / PLOW	\$ 15,000	\$ 15,000	\$ 15,000	\$ -	\$ -	\$ -	\$ -	\$ -
	TOTAL STATE STREET AID	\$ 1,099,300	\$ 1,099,300	\$ 1,199,300	\$ 692,590	\$ 1,130,900	\$ 892,900	\$ 1,592,900	\$ 462,000
	STATE STREET AID BEGINNING FUND BALANCE	\$ 325,634	\$ 325,634	\$ 343,734	\$ 325,634	\$ 325,634	\$ 427,234	\$ 427,234	\$ 724,934
	TOTAL STATE STREET AID REVENUES	\$ 1,157,400	\$ 1,157,400	\$ 1,157,400	\$ 1,056,481	\$ 1,232,500	\$ 1,347,800	\$ 1,347,800	\$ 1,344,200
	TOTAL STATE STREET AID EXPENDITURES	\$ 1,099,300	\$ 1,099,300	\$ 1,199,300	\$ 692,590	\$ 1,130,900	\$ 892,900	\$ 1,592,900	\$ 1,590,800
	STATE STREET AID ENDING FUND BALANCE	\$ 383,734	\$ 383,734	\$ 301,834	\$ 689,525	\$ 427,234	\$ 882,134	\$ 182,134	\$ 478,334
	IMPACT FEE								
	124- IMPACT FEES								

Based on census of 36,530 @ 123.30 - (\$28.00)
Based on census of 36,530 @ 123.30 - (\$2.05)

Heritage Schools Bypass Study
Est Yr End includes \$270,000 from Gen Fun Streets

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
34316	IMPACT FEES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300,000	\$ 300,000	\$ 300,000	Assumes (500) homes + \$40,000 in non-residential fees
	TOTAL IMPACT FEE REVENUES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300,000	\$ 300,000	\$ 300,000	
	124 - 43110 IMPACT FEE EXPENDITURES & CAPITAL IMPROVEMENTS									
43611	PUBLIC IMPROVEMENTS - ROADS - PURCHASE OF ROAD	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
200	IMPACT FEE EXPENSES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	No expenses planned until \$500,000 base fund balance is reached
	TOTAL IMPACT FEES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	IMPACT FEE BEGINNING FUND BALANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	TOTAL IMPACT FEE REV	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300,000	\$ 300,000	\$ 300,000	
	TOTAL IMPACT FEE EXPENDITURES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	IMPACT FEE ENDING FUND BALANCE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300,000	\$ 300,000	\$ 300,000	
	ADEQUATE FACILITIES TAX									
	125 - ADEQUATE FACILITIES TAX-REVENUE									
33441	AFT - ROADS	\$ 300,000	\$ 300,000	\$ 300,000	\$ 251,553	\$ 300,000	\$ 300,000	\$ 300,000	\$ -	
33461	AFT - OTHER	\$ 750,000	\$ 750,000	\$ 750,000	\$ 919,822	\$ 925,000	\$ 750,000	\$ 750,000	\$ (175,000)	
33810	CAPITAL IMPROVEMENT - WILLIAMSON CO SCHOOLS)	\$ 250,000	\$ 250,000	\$ 250,000	\$ 290,128	\$ 300,000	\$ 250,000	\$ 250,000	\$ (50,000)	
36100	INTEREST	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,451	\$ 1,400	\$ 1,000	\$ 1,000	\$ (400)	
	TOTAL ADEQUATE FACILITIES TAX REVENUES	\$ 1,301,000	\$ 1,301,000	\$ 1,301,000	\$ 1,462,954	\$ 1,526,400	\$ 1,301,000	\$ 1,301,000	\$ (225,400)	
	125 - 44420 ADEQUATE FACILITIES TAX EXPENDITURES & CAPITAL IMPROVEMENTS									
43611	PUBLIC IMPROVEMENTS - ROADS - PURCHASE OF ROAD	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
610	WILLIAMSON CO REC CENTER BOND - PRINCIPAL	\$ 295,000	\$ 295,000	\$ 295,000	\$ -	\$ 295,000	\$ 295,000	\$ 295,000	\$ -	
630	WILLIAMSON CO REC CENTER BOND - INTEREST	\$ 178,800	\$ 178,800	\$ 178,800	\$ 89,366	\$ 178,800	\$ 178,800	\$ 178,800	\$ -	
611	DUPLEX ROAD PRINCIPAL	\$ 62,000	\$ 62,000	\$ 62,000	\$ 62,000	\$ 62,000	\$ 62,000	\$ 62,000	\$ -	
631	DUPLEX ROAD INTEREST	\$ 49,700	\$ 49,700	\$ 49,700	\$ 22,000	\$ 44,000	\$ 49,700	\$ 49,700	\$ 5,700	
612	PORT ROYAL PARK PRINCIPAL	\$ 155,400	\$ 155,400	\$ 155,400	\$ 155,400	\$ 155,400	\$ 162,700	\$ 162,700	\$ 7,300	
632	PARKS & RECREATION INTEREST	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
633	PORT ROYAL PARK INTEREST	\$ 124,600	\$ 124,600	\$ 124,600	\$ 120,463	\$ 124,600	\$ 121,000	\$ 121,000	\$ (3,600)	
911	LAND ACQUISITION	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	\$ -	\$ 10,000	\$ 10,000	\$ 10,000	
	165 SOUTH CORRIDOR TRANSIT STUDY						\$ 10,000	\$ 10,000	\$ 10,000	SH Share to Participate in Study
	CITY HALL EXPANSION (CONSTRUCTION)						\$ 168,000	\$ 168,000	\$ 168,000	Per BFAC and BOMA at May WS
	GRANT WRITING PROGRAM						\$ 50,000	\$ 50,000	\$ 50,000	Per BOMA discussion at May WS
915	TRAILWAYS/GREENWAYS	\$ 108,100	\$ 108,100	\$ 108,100	\$ -	\$ 50,000	\$ -	\$ 70,000	\$ 20,000	Peter Jenkins Greenway - Phase 1
916	SITE & ROAD IMPROVEMENTS	\$ 750,000	\$ 750,000	\$ 750,000	\$ 197,564	\$ 400,000	\$ 225,000	\$ 225,000	\$ (175,000)	City Hall Expansion design, Design of US 31 Diablo, Planning for 65/Buckner Rd Interchange
917	PARKS IMPROVEMENTS	\$ 50,000	\$ 50,000	\$ 60,000	\$ 125	\$ 60,000	\$ 50,000	\$ 50,000	\$ (10,000)	Evans Park Design
925	PARKS & RECREATION FACILITIES	\$ -	\$ -	\$ -	\$ 597,639	\$ 597,077	\$ -	\$ -	\$ (597,077)	(917) Amended amount lights bleachers scoreboards
	TOTAL ADEQUATE FACILITIES TAX EXPENDITURES	\$ 1,783,600	\$ 1,783,600	\$ 1,793,600	\$ 1,244,557	\$ 1,966,877	\$ 1,382,200	\$ 1,452,200	\$ (514,677)	
	ADEQUATE FAC TAX BEGINNING FUND BALANCE	\$ 2,264,670	\$ 2,264,670	\$ 2,264,670	\$ 2,264,670	\$ 2,264,670	\$ 1,824,193	\$ 1,824,193	\$ 1,906,068	
	TOTAL ADEQUATE FAC TAX REV	\$ 1,301,000	\$ 1,301,000	\$ 1,301,000	\$ 1,462,954	\$ 1,526,400	\$ 1,301,000	\$ 1,301,000	\$ 1,301,000	
	TOTAL ADEQUATE FAC TAX EXPENDITURES	\$ 1,783,600	\$ 1,783,600	\$ 1,793,600	\$ 1,244,557	\$ 1,966,877	\$ 1,382,200	\$ 1,452,200	\$ 1,220,500	
	ADEQUATE FAC TAX ENDING FUND BALANCE	\$ 1,782,070	\$ 1,782,070	\$ 1,772,070	\$ 2,483,067	\$ 1,824,193	\$ 1,742,993	\$ 1,672,993	\$ 1,986,568	
	SANITATION FUND									
	210 - SANITATION COLLECTION FUND									
	REVENUES									
34410	RESIDENTIAL & COMMERCIAL COLLECTION	\$ 1,740,000	\$ 1,740,000	\$ 1,740,000	\$ 1,371,922	\$ 1,740,000	\$ 1,740,000	\$ 1,740,000	\$ -	
34440	RECYCLING COLLECTION	\$ 490,000	\$ 490,000	\$ 490,000	\$ 378,078	\$ 490,000	\$ 490,000	\$ 490,000	\$ -	
34490	REFUSE-PENALTY FOR LATE PAYMENT	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,831	\$ 28,000	\$ 25,000	\$ 25,000	\$ (3,000)	
34492	RECYCLING-PENALTY FOR LATE PAYMENT	\$ 1,000	\$ 1,000	\$ 1,000	\$ 7,631	\$ 8,000	\$ 1,000	\$ 1,000	\$ (7,000)	
36100	INTEREST EARNINGS	\$ 400	\$ 400	\$ 400	\$ 120	\$ 200	\$ 400	\$ 400	\$ 200	
37491	FORFEITED DISCOUNTS & PENALTIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End
TOTAL SANITATION REVENUES		\$ 2,256,400	\$ 2,256,400	\$ 2,256,400	\$ 1,783,580	\$ 2,266,200	\$ 2,256,400	\$ 2,256,400	\$ (9,800)
Adjusted Audited Amount									
43230-SANITATION EXPENDITURES									
298	RESIDENTIAL & COMMERCIAL COLLECTION FEES	\$ 2,230,000	\$ 2,230,000	\$ 2,230,000	\$ 1,551,293	\$ 2,230,000	\$ 2,230,000	\$ 2,230,000	\$ -
TOTAL SANITATION EXPENDITURES		\$ 2,230,000	\$ 2,230,000	\$ 2,230,000	\$ 1,551,293	\$ 2,230,000	\$ 2,230,000	\$ 2,230,000	\$ -
SANITATION BEGINNING FUND BALANCE		\$ 37,926	\$ 37,926	\$ 64,326	\$ 37,926	\$ 37,926	\$ 74,126	\$ 74,126	
TOTAL SANITATION REVENUES & AVAIL FUNDS		\$ 2,256,400	\$ 2,256,400	\$ 2,256,400	\$ 1,783,580	\$ 2,266,200	\$ 2,256,400	\$ 2,256,400	
TOTAL SANITATION EXPENDITURES		\$ 2,230,000	\$ 2,230,000	\$ 2,230,000	\$ 1,551,293	\$ 2,230,000	\$ 2,230,000	\$ 2,230,000	
SANITATION ENDING FUND BALANCE		\$ 64,326	\$ 64,326	\$ 90,726	\$ 270,213	\$ 74,126	\$ 100,526	\$ 100,526	
SEWER EXPANSION CONSTRUCTION FUND									
312 - SEWER EXPANSION FUND									
LOAN PROCEEDS									
23240	STATE REVOLVING LOAN PROCEEDS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL LOAN PROCEEDS		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
52220 - SEWER EXPANSION EXPENDITURES									
220	CONTRACTUAL SERVICES								
254	ENGINEERING								
925	WWTP CONSTRUCTION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL SEWER EXPANSION EXPENDITURES		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
SEWER EXPANSION BEGINNING FUND BALANCE		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL LOAN PROCEEDS		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL SEWER EXPANSION EXPENDITURES		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
SEWER EXPANSION ENDING FUND BALANCE		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
WATER & SEWER OPERATING REVENUES									
410 - WATER - REVENUES									
36100	INTEREST EARNINGS - 410	\$ 10,000	\$ 10,000	\$ 10,000	\$ 7,390	\$ 10,000	\$ 10,000	\$ 10,000	\$ -
36350	INSURANCE RECOVERIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
36410	MISC. REBATES AND REFUNDS	\$ -	\$ -	\$ -	\$ 3,000	\$ 3,000	\$ -	\$ -	\$ (3,000)
36923	LOAN PROCEEDS - HARDINS LANDING TANK	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ -	\$ 1,000,000	\$ -	\$ -	\$ (1,000,000)
36971	OPERATIONAL TRANSFER FROM WATER RESERVES	\$ 400,000	\$ 400,000	\$ 400,000	\$ -	\$ -	\$ -	\$ -	\$ -
36973	OPERATIONAL TRANSFER FROM WATER/SEWER MONEY MARKET	\$ 800,000	\$ 800,000	\$ 800,000	\$ -	\$ -	\$ -	\$ -	\$ -
37110	METERED WATER SALES (Customers)	\$ 3,475,000	\$ 3,475,000	\$ 3,475,000	\$ 2,975,855	\$ 3,900,000	\$ 4,100,000	\$ 4,100,000	\$ 200,000
37140	SALES TO OTHER WATER DISTRICTS	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	\$ -	\$ 3,000	\$ 3,000	\$ 3,000
37191	RECONNECTION FEES	\$ 25,000	\$ 25,000	\$ 25,000	\$ 15,625	\$ 22,000	\$ 25,000	\$ 25,000	\$ 3,000
37192	WATER SIGN UP FEE	\$ 65,000	\$ 65,000	\$ 65,000	\$ 65,164	\$ 75,000	\$ 75,000	\$ 75,000	\$ -
37193	CHARGES FOR SERVICES	\$ 500	\$ 500	\$ 500	\$ -	\$ 500	\$ 500	\$ 500	\$ -
37194	SALES OF MATERIALS & WATER METERS	\$ 150,000	\$ 150,000	\$ 150,000	\$ 134,493	\$ 160,000	\$ 175,000	\$ 175,000	\$ 15,000
37195	INSTALLATION CHARGES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
37196	WATER TAP FEES	\$ 750,000	\$ 750,000	\$ 750,000	\$ 757,258	\$ 800,000	\$ 800,000	\$ 800,000	\$ -
37198	WATER DEVELOPMENT FEES - 410	\$ 185,000	\$ 185,000	\$ 185,000	\$ 54,750	\$ 60,000	\$ 260,000	\$ 260,000	\$ 200,000
37210	SEWER SERVICE CHARGE (Customers)						\$ -	\$ -	\$ -
37291	FORFEITED DISCOUNTS & PENALTIES	\$ 110,000	\$ 110,000	\$ 110,000	\$ 113,752	\$ 125,000	\$ 115,000	\$ 115,000	\$ (10,000)
37295	TRANSFER FROM WWTP EXPANSION FUND	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
37296	SEWER TAP FEES						\$ -	\$ -	\$ -
37299	MISCELLANEOUS	\$ 3,000	\$ 3,000	\$ 3,000	\$ 1,652	\$ 2,500	\$ 2,500	\$ 2,500	\$ -
37400	WTP DIVIDENDS	\$ 2,000	\$ 2,000	\$ 2,000	\$ 951	\$ 1,000	\$ 1,000	\$ 1,000	\$ -
37501	WATER CLASS ACTION LAWSUIT REVENUE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
37502	STATE REIMBURSEMENT FOR LAB TESTS	\$ 5,000	\$ 5,000	\$ 5,000	\$ 5,550	\$ 5,600	\$ 5,000	\$ 5,000	\$ (600)
37531	LAWSUITS - SETTLEMENTS	\$ -	\$ -	\$ -	\$ 30,000	\$ -	\$ -	\$ -	\$ -
TOTAL WATER REVENUES		\$ 6,983,500	\$ 6,983,500	\$ 6,983,500	\$ 4,165,440	\$ 6,164,600	\$ 5,572,000	\$ 5,572,000	\$ (592,600)

Chart of account reclassification to 413-37210

Chart of account reclassification to 413-37296

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End
413 - SEWER - REVENUES									
36100	INTEREST EARNINGS - 413	\$ 4,000	\$ 4,000	\$ 4,000	\$ 4,861	\$ 4,200	\$ 4,000	\$ 4,000	\$ (200)
	FUNDS PREVIOUSLY BORROWED	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 638,000	\$ 638,000
36922	LOAN PROCEEDS - RUTHERFORD CREEK EXTENSION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
36972	OPERATIONAL TRANSFER FROM SEWER RESERVES	\$ 3,000,000	\$ 3,000,000	\$ 3,000,000	\$ -	\$ 2,000,000	\$ 1,000,000	\$ 1,000,000	\$ (1,000,000)
37198	WATER DEVELOPMENT FEES - 413	\$ 185,000	\$ 185,000	\$ 185,000	\$ 201,410	\$ 225,000	\$ -	\$ -	\$ (225,000)
37210	SEWER SERVICE CHARGE (Customers)	\$ 4,221,000	\$ 4,221,000	\$ 4,221,000	\$ 2,940,978	\$ 3,900,000	\$ 3,900,000	\$ 3,900,000	\$ -
37296	SEWER TAP FEES	\$ 675,000	\$ 675,000	\$ 675,000	\$ 811,861	\$ 820,000	\$ 725,000	\$ 725,000	\$ (95,000)
37298	SEWER DEVELOPMENT FEES - 413	\$ 725,000	\$ 725,000	\$ 725,000	\$ 992,919	\$ 1,000,000	\$ 900,000	\$ 900,000	\$ (100,000)
	TOTAL SEWER REVENUES	\$ 8,810,000	\$ 8,810,000	\$ 8,810,000	\$ 4,952,029	\$ 7,949,200	\$ 6,529,000	\$ 7,167,000	\$ (782,200)
	TOTAL REVENUE - WATER/SEWER	\$ 15,793,500	\$ 15,793,500	\$ 15,793,500	\$ 9,117,469	\$ 14,113,800	\$ 12,101,000	\$ 12,739,000	\$ (1,374,800)
WATER & SEWER EXPENDITURES									
52100 - WATER DISTRIBUTION									
PERSONNEL EXPENSE									
110	SALARIES	\$ 556,800	\$ 583,300	\$ 583,300	\$ 403,878	\$ 583,300	\$ 540,500	\$ 389,000	\$ (194,300)
112	SALARIES - OVERTIME	\$ 5,000	\$ 5,000	\$ 5,000	\$ 3,144	\$ 5,000	\$ 5,000	\$ 5,000	\$ -
119	OTHER SALARIES	\$ 44,800	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
134	CHRISTMAS BONUS	\$ 2,900	\$ 2,900	\$ 2,900	\$ -	\$ 2,900	\$ 2,800	\$ 2,500	\$ (400)
141	PAYROLL TAX	\$ 45,900	\$ 45,000	\$ 45,000	\$ 30,763	\$ 45,000	\$ 41,200	\$ 30,000	\$ (15,000)
142	HEALTH INSURANCE	\$ 161,700	\$ 173,600	\$ 173,600	\$ 128,266	\$ 173,600	\$ 164,400	\$ 132,100	\$ (41,500)
143	RETIREMENT	\$ 30,200	\$ 31,600	\$ 31,600	\$ 21,460	\$ 31,600	\$ 29,300	\$ 21,000	\$ (10,600)
144	RETIREMENT - ACTUARIAL DEFICIT (80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,100	\$ 3,100
147	UNEMPLOYMENT INSURANCE	\$ 1,100	\$ 1,100	\$ 1,100	\$ 835	\$ 1,100	\$ 1,000	\$ 900	\$ (200)
	TOTAL PERSONNEL EXPENSE	\$ 848,400	\$ 842,500	\$ 842,500	\$ 588,346	\$ 842,500	\$ 784,200	\$ 583,600	\$ (258,900)
OPERATING EXPENSE									
200	CONTRACTUAL SERVICES	\$ 12,000	\$ 12,000	\$ 12,000	\$ 9,690	\$ 12,000	\$ 12,000	\$ 12,000	\$ -
211	POSTAGE, BOX RENT	\$ -	\$ -	\$ -	\$ 43	\$ 100	\$ -	\$ -	\$ (100)
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
231	LEGAL NOTICES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
235	MEMBERSHIP, REGISTRATION FEES, TUITION	\$ 15,000	\$ 15,000	\$ 15,000	\$ 10,892	\$ 15,000	\$ 15,000	\$ 15,000	\$ -
238	DRATAC DUES	\$ 45,000	\$ 45,000	\$ 45,000	\$ 30,696	\$ 45,000	\$ 45,000	\$ 45,000	\$ -
241	ELECTRIC	\$ 68,000	\$ 68,000	\$ 68,000	\$ 61,900	\$ 75,000	\$ 75,000	\$ 75,000	\$ -
244	GAS	\$ 2,000	\$ 2,000	\$ 2,000	\$ 343	\$ 1,000	\$ 2,000	\$ 2,000	\$ 1,000
245	TELEPHONE NETWORK / CONNECTIVITY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
246	CELL PHONES	\$ 8,100	\$ 8,100	\$ 8,100	\$ 7,382	\$ 10,000	\$ 10,000	\$ 10,000	\$ -
251	RANDOM DRUG TESTING	\$ 300	\$ 300	\$ 300	\$ 156	\$ 300	\$ 300	\$ 300	\$ -
254	ENGINEERING	\$ 50,000	\$ 50,000	\$ 50,000	\$ 84,241	\$ 90,000	\$ 25,000	\$ 25,000	\$ (65,000)
255	DATA PROCESSING SERVICES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
260	REPAIR & MAINTENANCE - SERVICES	\$ 2,500	\$ 2,500	\$ 2,500	\$ 922	\$ 2,500	\$ 2,500	\$ 2,500	\$ -
261	REPAIR & MAINTENANCE - VEHICLES	\$ 20,000	\$ 20,000	\$ 20,000	\$ 13,083	\$ 20,000	\$ 20,000	\$ 22,500	\$ 2,500
262	REPAIR & MAINTENANCE - MACHINERY	\$ 30,000	\$ 30,000	\$ 30,000	\$ 5,558	\$ 15,000	\$ 30,000	\$ 30,000	\$ 15,000
266	REPAIR & MAINTENANCE - BUILDING	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ -
269	REPAIR & MAINTENANCE - OTHER	\$ 2,000	\$ 50,000	\$ 50,000	\$ 31,786	\$ 32,000	\$ 80,000	\$ 80,000	\$ 48,000
280	TRAVEL	\$ 1,000	\$ 1,000	\$ 1,000	\$ 10	\$ 500	\$ 1,000	\$ 1,000	\$ 500
284	MEALS AND ENTERTAINMENT	\$ 200	\$ 200	\$ 200	\$ 75	\$ 200	\$ 200	\$ 200	\$ -
291	AMBULANCE, CLINIC & HOSPITAL SVCS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 52	\$ 500	\$ 1,000	\$ 1,000	\$ 500
310	OFFICE SUPPLIES & MATERIALS	\$ 500	\$ 500	\$ 500	\$ 530	\$ 1,000	\$ 500	\$ 500	\$ (500)
314	COMPUTER HARDWARE	\$ -	\$ -	\$ -	\$ 1,390	\$ 1,400	\$ 1,500	\$ 1,500	\$ 100
320	OPERATING SUPPLIES	\$ 95,000	\$ 95,000	\$ 95,000	\$ 54,215	\$ 95,000	\$ 95,000	\$ 95,000	\$ -
324	JANITORIAL SUPPLIES	\$ 500	\$ 500	\$ 500	\$ 56	\$ 500	\$ 500	\$ 500	\$ -
326	CLOTHING & UNIFORMS	\$ 9,500	\$ 9,500	\$ 9,500	\$ 6,665	\$ 9,500	\$ 9,500	\$ 9,500	\$ -
331	GAS, OIL, DIESEL, GREASE, ETC.	\$ 50,000	\$ 50,000	\$ 50,000	\$ 15,124	\$ 25,000	\$ 50,000	\$ 50,000	\$ 25,000
353	WATER PURCHASED FOR RESALE	\$ 5,000	\$ 5,000	\$ 5,000	\$ 9,097	\$ 10,000	\$ 5,000	\$ 5,000	\$ (5,000)
391	WATER METERS FOR RESALE	\$ 100,000	\$ 100,000	\$ 100,000	\$ 98,453	\$ 100,000	\$ 150,000	\$ 150,000	\$ 50,000

Chart of account reclassification to 410-37198

Paving of Depot St to finish water line repairs

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
392	FIRE HYDRANTS FOR RESALE	\$ 60,000	\$ 60,000	\$ 60,000	\$ 71,631	\$ 75,000	\$ 80,000	\$ 80,000	\$ 5,000	
393	WATER METER REPLACEMENTS	\$ 60,000	\$ 60,000	\$ 60,000	\$ 91,558	\$ 125,000	\$ 100,000	\$ 125,000	\$ -	
510	TML INSURANCE COVERAGE	\$ 20,000	\$ 20,000	\$ 20,000	\$ 18,374	\$ 18,400	\$ 20,000	\$ 20,000	\$ 1,600	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ (1,000)	
533	MACHINERY & EQUIPMENT RENTAL	\$ 1,500	\$ 1,500	\$ 1,500	\$ -	\$ 500	\$ 1,500	\$ 1,500	\$ 1,000	
592	PAYMENTS IN-LIEU-OF-TAXES	\$ 140,800	\$ 140,800	\$ 140,800	\$ 152,024	\$ 152,000	\$ 162,000	\$ 162,000	\$ 10,000	
596	TN STATE FEES	\$ 18,000	\$ 18,000	\$ 18,000	\$ 16,846	\$ 18,000	\$ 18,000	\$ 18,000	\$ -	
615	HARDIN'S LANDING PRINCIPAL - 52100	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 239,000	\$ 239,000	\$ 239,000	
634	HARDIN'S LANDING INTEREST - 52100	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 30,000	\$ 30,000	\$ 30,000	
790	MISCELLANEOUS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 118	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
	TOTAL OPERATING EXPENSE	\$ 819,900	\$ 867,900	\$ 867,900	\$ 793,910	\$ 953,400	\$ 1,283,500	\$ 1,311,000	\$ 357,600	
	CAPITAL OUTLAY									
900	BUCKNER ROAD WATER TANK	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
905	OFFICE FURNITURE	\$ -	\$ -	\$ -	\$ 1,105	\$ 1,200	\$ -	\$ -	\$ (1,200)	
915	MAIN STREET SEWER LINE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
916	HARDIN'S LANDING WATER TANK	\$ 2,050,000	\$ 2,050,000	\$ 2,050,000	\$ 472,186	\$ 600,000	\$ -	\$ -	\$ (600,000)	
917	WATER TANK DRIVEWAY STABILIZATION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000	\$ 250,000	Buckner Rd and T.S. Rd. driveway stabilization
934	DEPOT STREET WATER LINE UPGRADE	\$ 210,000	\$ 210,000	\$ 210,000	\$ -	\$ 100,000	\$ 110,000	\$ 110,000	\$ 10,000	
941	VEHICLE(S)	\$ 74,500	\$ 74,500	\$ 74,500	\$ 42,954	\$ 43,000	\$ -	\$ 31,000	\$ (12,000)	1/2 ton truck
942	GENERAL PURPOSE EQUIPMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 40,000	\$ 40,000	mini excavator split with M54
	TOTAL CAPITAL OUTLAY	\$ 2,334,500	\$ 2,334,500	\$ 2,334,500	\$ 516,244	\$ 744,200	\$ 110,000	\$ 431,000	\$ (313,200)	
	TOTAL WATER EXPENDITURES	\$ 4,002,800	\$ 4,044,900	\$ 4,044,900	\$ 1,898,500	\$ 2,540,100	\$ 2,177,700	\$ 2,325,600	\$ (214,500)	
	52110-WATER TREATMENT PLANT									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 373,300	\$ 373,300	\$ 373,300	\$ 278,092	\$ 373,300	\$ 414,900	\$ 423,000	\$ 49,700	
112	SALARIES - OVERTIME	\$ 10,000	\$ 10,000	\$ 10,000	\$ 8,488	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
134	CHRISTMAS BONUS	\$ 1,900	\$ 1,900	\$ 1,900	\$ -	\$ 1,900	\$ 2,000	\$ 2,000	\$ 100	
141	OASI (EMPLOYERS SHARE)	\$ 28,600	\$ 28,600	\$ 28,600	\$ 21,246	\$ 28,600	\$ 31,800	\$ 32,400	\$ 3,800	
142	HOSPITAL & HEALTH INSURANCE	\$ 141,400	\$ 141,400	\$ 141,400	\$ 96,239	\$ 141,400	\$ 162,800	\$ 176,000	\$ 34,600	
143	RETIREMENT	\$ 19,900	\$ 19,900	\$ 19,900	\$ 15,535	\$ 19,900	\$ 22,100	\$ 22,600	\$ 2,700	
144	RETIREMENT - ACTUARIAL DEFICIT (80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,300	\$ 3,300	
147	UNEMPLOYMENT INSURANCE	\$ 700	\$ 700	\$ 700	\$ 503	\$ 700	\$ 700	\$ 700	\$ -	
	TOTAL PERSONNEL EXPENSE	\$ 575,800	\$ 575,800	\$ 575,800	\$ 420,102	\$ 575,800	\$ 644,300	\$ 670,000	\$ 94,200	
	OPERATING EXPENSE									
200	CONTRACTUAL SERVICES	\$ 5,000	\$ 5,000	\$ 5,000	\$ 655	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	
211	POSTAGE, BOX RENT	\$ 2,000	\$ 2,000	\$ 2,000	\$ 99	\$ 2,000	\$ 500	\$ 500	\$ (1,500)	
215	DEBT SERVICE TML BONDS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
235	MEMBERSHIPS, REGISTRATION FEES, TUITION	\$ 10,000	\$ 10,000	\$ 10,000	\$ 3,970	\$ 6,000	\$ 10,000	\$ 10,000	\$ 4,000	
241	ELECTRICITY	\$ 260,000	\$ 260,000	\$ 260,000	\$ 178,361	\$ 260,000	\$ 270,000	\$ 270,000	\$ 10,000	
242	WATER	\$ 500	\$ 500	\$ 500	\$ 265	\$ 500	\$ 500	\$ 500	\$ -	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 15,000	\$ 15,000	\$ 15,000	\$ 14,427	\$ 15,000	\$ 11,000	\$ 11,000	\$ (4,000)	
246	CELL PHONES	\$ 1,100	\$ 1,100	\$ 1,100	\$ 1,161	\$ 1,100	\$ 1,500	\$ 1,500	\$ 400	
248	MS4 - STORMWATER FEE	\$ 1,200	\$ 1,200	\$ 1,200	\$ 852	\$ 1,200	\$ 1,200	\$ 1,200	\$ -	
251	RANDOM DRUG TESTING	\$ 500	\$ 500	\$ 500	\$ 144	\$ 500	\$ 500	\$ 500	\$ -	
254	ARCHITECTURAL, ENGINEERING & LANDSCAPING	\$ 25,000	\$ 25,000	\$ 25,000	\$ 14,651	\$ 25,000	\$ 15,000	\$ 15,000	\$ (10,000)	
261	REPAIR & MAINTENANCE - VEHICLES	\$ 2,000	\$ 2,000	\$ 2,000	\$ 2,381	\$ 3,000	\$ 2,000	\$ 2,000	\$ (1,000)	
262	REPAIR & MAINTENANCE - MACHINERY	\$ 50,000	\$ 50,000	\$ 50,000	\$ 43,344	\$ 50,000	\$ 50,000	\$ 50,000	\$ -	
265	REPAIR & MAINTENANCE - GROUNDS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 432	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
266	REPAIR & MAINTENANCE - BUILDING	\$ 300,000	\$ 300,000	\$ 300,000	\$ -	\$ 158,000	\$ -	\$ 200,000	\$ 42,000	Southside Tank Painting
280	TRAVEL EXPENSE	\$ 2,000	\$ 2,000	\$ 2,000	\$ 736	\$ 1,500	\$ 2,000	\$ 2,000	\$ 500	
284	MEALS AND ENTERTAINMENT	\$ 300	\$ 300	\$ 300	\$ 8	\$ 200	\$ 300	\$ 300	\$ 100	
291	AMBULANCE, CLINIC & HOSPITAL SVCS	\$ 200	\$ 200	\$ 200	\$ -	\$ -	\$ 200	\$ 200	\$ 200	
294	RENTAL	\$ 1,500	\$ 1,500	\$ 1,500	\$ 1,740	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
310	OFFICE SUPPLIES	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,239	\$ 1,500	\$ 1,500	\$ 1,500	\$ -	

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
320	OPERATING SUPPLIES	\$ 200,000	\$ 200,000	\$ 200,000	\$ 145,497	\$ 200,000	\$ 210,000	\$ 210,000	\$ 10,000	
322	CHEMICAL, LAB & MEDICAL SUPPLIES	\$ 15,000	\$ 15,000	\$ 15,000	\$ 5,990	\$ 15,000	\$ 15,000	\$ 15,000	\$ -	
324	JANITORIAL SUPPLIES	\$ 2,000	\$ 2,000	\$ 2,000	\$ 786	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
326	UNIFORMS & CLOTHING	\$ 3,000	\$ 3,000	\$ 3,000	\$ 869	\$ 2,000	\$ 3,000	\$ 3,000	\$ 1,000	
329	LAB SUPPLIES	\$ 12,000	\$ 12,000	\$ 12,000	\$ 3,303	\$ 8,000	\$ 12,000	\$ 12,000	\$ 4,000	
331	GAS, OIL, DIESEL, GREASE, ETC.	\$ 9,000	\$ 9,000	\$ 9,000	\$ 3,348	\$ 6,000	\$ 9,000	\$ 9,000	\$ 3,000	
510	TML INSURANCE COVERAGE	\$ 52,000	\$ 52,000	\$ 52,000	\$ 40,971	\$ 45,000	\$ 45,000	\$ 45,000	\$ -	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
533	MACHINERY & EQUIPMENT RENTAL	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,388	\$ 1,800	\$ 2,500	\$ 2,500	\$ 700	
596	TN STATE FEES	\$ 1,600	\$ 1,600	\$ 1,600	\$ -	\$ 1,600	\$ 1,600	\$ 1,600	\$ -	
610	TN MUNI BOND FUND 2001 - PRINCIPAL - 52110 - WTR TRMNT	\$ 237,000	\$ 237,000	\$ 237,000	\$ -	\$ 237,000	\$ 249,000	\$ 249,000	\$ 12,000	
630	TN MUNI BOND FUND 2001 - INTEREST - 52110 - WTR TRMNT	\$ 150,900	\$ 150,900	\$ 150,900	\$ 4,734	\$ 150,000	\$ 141,500	\$ 141,500	\$ (8,500)	
635	FEES ON TML BONDS	\$ 55,000	\$ 55,000	\$ 55,000	\$ 17,436	\$ 40,000	\$ 40,000	\$ 40,000	\$ -	
790	MISCELLANEOUS	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
	TOTAL OPERATING EXPENSE	\$ 1,417,800	\$ 1,417,800	\$ 1,417,800	\$ 488,586	\$ 1,242,900	\$ 1,105,800	\$ 1,305,800	\$ 62,900	
	CAPITAL OUTLAY									
900	CARBON FEED SYSTEM	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
900	CARBON FEED SYSTEM MOVED TO NON-OPERATING EXP	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
941	VEHICLES	\$ 30,000	\$ 30,000	\$ 30,000	\$ 26,224	\$ 26,300	\$ -	\$ -	\$ (26,300)	
945	GPS LATITUDE CAMERA SYSTEM	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
949	OTHER MACHINERY AND EQUIPMENT	\$ 25,000	\$ 25,000	\$ 25,000	\$ -	\$ -	\$ -	\$ 62,000	\$ 62,000	
	TOTAL CAPITAL OUTLAY	\$ 55,000	\$ 55,000	\$ 55,000	\$ 26,224	\$ 26,300	\$ -	\$ 62,000	\$ 35,700	
	TOTAL WATER TREATMENT PLANT EXPENDITURES	\$ 2,048,600	\$ 2,048,600	\$ 2,048,600	\$ 934,912	\$ 1,845,000	\$ 1,750,100	\$ 2,037,800	\$ 192,800	
	52200-WASTEWATER PLANT									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 338,200	\$ 338,200	\$ 338,200	\$ 239,687	\$ 338,200	\$ 322,000	\$ 328,200	\$ (10,000)	
112	SALARIES - OVERTIME	\$ 8,000	\$ 8,000	\$ 8,000	\$ 5,395	\$ 8,000	\$ 8,000	\$ 8,000	\$ -	
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
134	CHRISTMAS BONUS	\$ 2,100	\$ 2,100	\$ 2,100	\$ -	\$ 2,100	\$ 1,900	\$ 1,900	\$ (200)	
141	PAYROLL TAX	\$ 25,100	\$ 25,100	\$ 25,100	\$ 18,369	\$ 25,100	\$ 24,700	\$ 25,200	\$ 100	
142	HEALTH INSURANCE	\$ 113,200	\$ 113,200	\$ 113,200	\$ 68,262	\$ 113,200	\$ 109,700	\$ 118,500	\$ 5,300	
143	RETIREMENT	\$ 17,400	\$ 17,400	\$ 17,400	\$ 13,115	\$ 17,400	\$ 17,100	\$ 17,400	\$ -	
144	RETIREMENT - ACTUARIAL DEFICIT (80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,600	\$ 2,600	
147	UNEMPLOYMENT INSURANCE	\$ 600	\$ 600	\$ 600	\$ 512	\$ 600	\$ 500	\$ 500	\$ (100)	
	TOTAL PERSONNEL EXPENSE	\$ 504,600	\$ 504,600	\$ 504,600	\$ 345,340	\$ 504,600	\$ 483,900	\$ 502,300	\$ (2,300)	
	OPERATING EXPENSE									
200	CONTRACTUAL SERVICES	\$ 15,000	\$ 15,000	\$ 15,000	\$ 5,698	\$ 15,000	\$ 15,000	\$ 15,600	\$ 600	
222	GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
235	MEMBERSHIPS, REGISTRATION FEES, TUITION	\$ 8,000	\$ 8,000	\$ 8,000	\$ 4,945	\$ 3,000	\$ 8,000	\$ 8,000	\$ 5,000	
241	ELECTRICITY	\$ 265,000	\$ 265,000	\$ 265,000	\$ 171,931	\$ 230,000	\$ 255,000	\$ 255,000	\$ 25,000	
244	NATURAL GAS	\$ 12,000	\$ 12,000	\$ 12,000	\$ 1,952	\$ 5,000	\$ 12,000	\$ 12,000	\$ 7,000	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 8,000	\$ 8,000	\$ 8,000	\$ -	\$ -	\$ 8,000	\$ 8,000	\$ 8,000	
246	CELL PHONES	\$ 600	\$ 600	\$ 600	\$ 322	\$ 600	\$ 600	\$ 600	\$ -	
248	MS4 - STORMWATER FEE	\$ 2,000	\$ 2,000	\$ 2,000	\$ 888	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
254	ENGINEERING SERVICES	\$ 50,000	\$ 50,000	\$ 50,000	\$ 42,480	\$ 50,000	\$ 25,000	\$ 25,000	\$ (25,000)	
260	REPAIR & MAINTENANCE	\$ 5,000	\$ 5,000	\$ 5,000	\$ 1,069	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	
261	REPAIR & MAINTENANCE - VEHICLES	\$ 10,000	\$ 10,000	\$ 10,000	\$ 2,575	\$ 6,000	\$ 10,000	\$ 10,000	\$ 4,000	
262	REPAIR & MAINTENANCE - MACHINERY	\$ 80,000	\$ 80,000	\$ 80,000	\$ 71,229	\$ 80,000	\$ 80,000	\$ 100,000	\$ 20,000	
263	SLUDGE REMOVAL	\$ 250,000	\$ 250,000	\$ 250,000	\$ 188,588	\$ 250,000	\$ 260,000	\$ 260,000	\$ 10,000	
265	REPAIR & MAINTENANCE - GROUNDS	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	
280	TRAVEL EXPENSE	\$ 3,000	\$ 3,000	\$ 3,000	\$ 393	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	
284	MEALS AND ENTERTAINMENT	\$ 300	\$ 300	\$ 300	\$ 19	\$ 300	\$ 300	\$ 300	\$ -	
291	AMBULANCE, CLINIC & HOSPITAL SVCS	\$ 600	\$ 600	\$ 600	\$ 1,304	\$ 1,500	\$ 600	\$ 600	\$ (900)	
310	OFFICE SUPPLIES	\$ 500	\$ 500	\$ 500	\$ -	\$ 500	\$ 500	\$ 500	\$ -	
320	OPERATING SUPPLIES	\$ 50,000	\$ 50,000	\$ 50,000	\$ 40,826	\$ 50,000	\$ 50,000	\$ 50,000	\$ -	
321	POLYMER CHEMICALS	\$ 90,000	\$ 90,000	\$ 90,000	\$ 37,302	\$ 75,000	\$ 90,000	\$ 90,000	\$ 15,000	
322	CHEMICAL & LAB SUPPLIES	\$ 30,000	\$ 30,000	\$ 30,000	\$ 10,501	\$ 25,000	\$ 20,000	\$ 20,000	\$ (5,000)	

HS Drive \$32k / TOC Analyzer - \$30k

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
326	UNIFORMS & CLOTHING	\$ 2,500	\$ 2,500	\$ 2,500	\$ 1,765	\$ 2,500	\$ 2,500	\$ 2,500	\$ 2,500	\$ -
329	LAB ANALYSIS CONTRACT	\$ 15,000	\$ 15,000	\$ 15,000	\$ 5,675	\$ 15,000	\$ 15,000	\$ 15,000	\$ 15,000	\$ -
331	GAS, OIL, DIESEL, GREASE, ETC.	\$ 18,000	\$ 18,000	\$ 18,000	\$ 3,540	\$ 8,000	\$ 18,000	\$ 18,000	\$ 18,000	\$ 10,000
510	TML INSURANCE COVERAGE	\$ 55,000	\$ 55,000	\$ 55,000	\$ 64,539	\$ 56,500	\$ 65,000	\$ 65,000	\$ 65,000	\$ 8,500
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ 98	\$ -	\$ -	\$ -	\$ -	\$ -
533	EQUIPMENT RENTAL	\$ 6,000	\$ 6,000	\$ 6,000	\$ -	\$ 3,000	\$ 6,000	\$ 6,000	\$ 6,000	\$ 3,000
596	STATE ENVIRONMENTAL FEES	\$ 13,000	\$ 13,000	\$ 13,000	\$ -	\$ 13,000	\$ 13,000	\$ 13,000	\$ 13,000	\$ -
611	SRF 11-294 WWTP - PRINCIPAL - 52200	\$ 249,100	\$ 249,100	\$ 249,100	\$ 187,247	\$ 249,100	\$ 255,700	\$ 255,700	\$ 255,700	\$ 6,600
612	SR 98-116 - PRINCIPAL - 52200 - WASTEWTR	\$ 247,500	\$ 247,500	\$ 247,500	\$ 176,650	\$ 247,500	\$ 247,500	\$ 247,500	\$ 247,500	\$ -
613	SEWER PROJECT PRINCIPAL / RUTH CREEK PRIN - 52200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
614	CGO 10-267 WWTP - PRINCIPAL - 52200	\$ 333,612	\$ 333,612	\$ 333,612	\$ 257,010	\$ 333,700	\$ 342,500	\$ 342,500	\$ 342,500	\$ 8,800
630	CGO 10-267 WWTP - INTEREST - 52200	\$ 180,720	\$ 180,720	\$ 180,720	\$ 171,600	\$ 180,800	\$ 171,900	\$ 171,900	\$ 171,900	\$ (8,900)
631	SR 98-116 - INTEREST - 52200 - WASTEWTR	\$ 34,400	\$ 34,400	\$ 34,400	\$ 58,150	\$ 58,200	\$ 34,400	\$ 34,400	\$ 34,400	\$ (23,800)
632	SRF 11-294 WWTP - INTEREST - 52200	\$ 158,200	\$ 158,200	\$ 158,200	\$ 118,177	\$ 158,200	\$ 151,600	\$ 151,600	\$ 151,600	\$ (6,600)
636	SEWER PROJECT INTEREST / RUTH CREEK INTEREST - 52200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
692	WWTP EXPANSION SR - ADMINISTRATIVE FEES - 52200	\$ 7,600	\$ 7,600	\$ 7,600	\$ 8,943	\$ 8,100	\$ 7,600	\$ 7,600	\$ 7,600	\$ (500)
790	MISCELLANEOUS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 251	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ -
	TOTAL OPERATING EXPENSE	\$ 2,203,632	\$ 2,203,632	\$ 2,203,632	\$ 1,635,668	\$ 2,138,500	\$ 2,178,700	\$ 2,199,300	\$ 2,199,300	\$ 60,800
	CAPITAL OUTLAY									
900	DIGESTIVE AERORATERS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 360,000	\$ 360,000	\$ 360,000
906	POLYMER SYSTEM	\$ -	\$ -	\$ -	\$ 15,869	\$ 15,900	\$ -	\$ -	\$ -	\$ (15,900)
907	INFLUENT PUMPS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 178,000	\$ 178,000	\$ 178,000
908	BACKWASH FILTER BLOWERS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 100,000	\$ 100,000	\$ 100,000
911	TROLLEY, VALVES,	\$ 450,000	\$ 450,000	\$ 450,000	\$ 173,565	\$ 450,000	\$ -	\$ -	\$ -	\$ (450,000)
933	RUTHERFORD CREEK SEWER EXTENSION	\$ 3,000,000	\$ 3,000,000	\$ 3,000,000	\$ 1,194,313	\$ 2,000,000	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ (1,000,000)
934	PLANT CONSTRUCTION / ENGR DESIGN FEES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	TOTAL CAPITAL OUTLAY	\$ 3,450,000	\$ 3,450,000	\$ 3,450,000	\$ 1,383,747	\$ 2,465,900	\$ 1,000,000	\$ 1,638,000	\$ 1,638,000	\$ (827,900)
	TOTAL WASTEWATER PLANT EXPENDITURES	\$ 6,158,232	\$ 6,158,232	\$ 6,158,232	\$ 3,364,756	\$ 5,109,000	\$ 3,662,600	\$ 4,339,600	\$ 4,339,600	\$ (769,400)
	52211-SEWER COLLECTION SYSTEM									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 138,700	\$ 138,700	\$ 138,700	\$ 45,746	\$ 138,700	\$ 138,700	\$ 203,200	\$ 203,200	\$ 64,500
112	SALARIES - OVERTIME	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	\$ 3,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ -
119	OTHER SALARIES	\$ 19,800	\$ 19,800	\$ 19,800	\$ -	\$ -	\$ 19,400	\$ 19,800	\$ 19,800	\$ 19,800
134	CHRISTMAS BONUS	\$ 600	\$ 600	\$ 600	\$ -	\$ 600	\$ 600	\$ 1,000	\$ 1,000	\$ 400
141	PAYROLL TAX	\$ 12,200	\$ 12,200	\$ 12,200	\$ 3,490	\$ 12,200	\$ 12,100	\$ 17,100	\$ 17,100	\$ 4,900
142	HEALTH INSURANCE	\$ 74,200	\$ 74,200	\$ 74,200	\$ 9,775	\$ 74,200	\$ 75,500	\$ 76,800	\$ 76,800	\$ 2,600
143	RETIREMENT	\$ 7,600	\$ 7,600	\$ 7,600	\$ 2,034	\$ 7,600	\$ 7,600	\$ 11,100	\$ 11,100	\$ 3,500
144	RETIREMENT - ACTUARIAL DEFICIT (.80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,700	\$ 1,700	\$ 1,700
147	UNEMPLOYMENT INSURANCE	\$ 300	\$ 300	\$ 300	\$ 84	\$ 300	\$ 300	\$ 500	\$ 500	\$ 200
	TOTAL PERSONNEL EXPENSE	\$ 256,400	\$ 256,400	\$ 256,400	\$ 61,128	\$ 236,600	\$ 257,200	\$ 334,200	\$ 334,200	\$ 97,600
	OPERATING EXPENSE									
200	CONTRACT SERVICES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
235	MEMBERSHIP, DUES & FEES	\$ 1,000	\$ 1,000	\$ 1,000	\$ 180	\$ 1,000	\$ 1,000	\$ 1,000	\$ 1,000	\$ -
241	ELECTRIC	\$ 40,000	\$ 40,000	\$ 40,000	\$ 34,534	\$ 46,000	\$ 40,000	\$ 40,000	\$ 40,000	\$ (6,000)
245	TELEPHONE NETWORK / CONNECTIVITY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
246	CELL PHONES	\$ 500	\$ 500	\$ 500	\$ 320	\$ 500	\$ 500	\$ 500	\$ 500	\$ -
247	STREET LIGHTING (ELEC & MAINT)	\$ -	\$ -	\$ -	\$ 3,872	\$ -	\$ -	\$ -	\$ -	\$ -
254	ENGINEERING SERVICES	\$ 50,000	\$ 50,000	\$ 50,000	\$ 131,908	\$ 150,000	\$ 25,000	\$ 25,000	\$ 25,000	\$ (125,000)
261	REPAIR & MAINTENANCE - VEHICLE	\$ 2,500	\$ 2,500	\$ 2,500	\$ 1,072	\$ 1,000	\$ 2,500	\$ 2,500	\$ 2,500	\$ 1,500
262	REPAIR & MAINTENANCE - MACHINERY	\$ 17,000	\$ 17,000	\$ 17,000	\$ 13,523	\$ 17,000	\$ 17,000	\$ 17,000	\$ 17,000	\$ -
269	REPAIR & MAINTENANCE - OTHER	\$ 12,000	\$ 12,000	\$ 12,000	\$ 9,263	\$ 12,000	\$ 12,000	\$ 12,000	\$ 12,000	\$ -
280	TRAVEL EXPENSE	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ 500	\$ 1,000	\$ 1,000	\$ 1,000	\$ 500
291	AMBULANCE, CLINIC & HOSPITAL SVCS	\$ 200	\$ 200	\$ 200	\$ 52	\$ 200	\$ 200	\$ 200	\$ 200	\$ -
294	EQUIPMENT RENTAL	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	\$ 1,000	\$ 3,000	\$ 3,000	\$ 3,000	\$ 2,000
320	OPERATING SUPPLIES	\$ 1,500	\$ 1,500	\$ 1,500	\$ 413	\$ 1,500	\$ 1,500	\$ 1,500	\$ 1,500	\$ -
322	CHEMICALS-ODOR PREVENTION	\$ 50,000	\$ 50,000	\$ 50,000	\$ 34,323	\$ 50,000	\$ 50,000	\$ 50,000	\$ 50,000	\$ -

Replace influent pumps
Backwash Filter Blowers

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
326	UNIFORMS	\$ 1,500	\$ 1,500	\$ 1,500	\$ 389	\$ 1,000	\$ 1,500	\$ 1,500	\$ 500	
331	GAS, OIL, DIESEL FUEL, GREASE, ETC.	\$ 10,000	\$ 10,000	\$ 10,000	\$ 9,396	\$ 12,000	\$ 10,000	\$ 10,000	\$ (2,000)	
472	BUILDING MATERIALS - CONCRETE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
510	TML INSURANCE COVERAGE	\$ 7,000	\$ 7,000	\$ 7,000	\$ 4,941	\$ 5,000	\$ 6,000	\$ 6,000	\$ 1,000	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
790	MISCELLANEOUS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 2,430	\$ 2,500	\$ 1,000	\$ 1,000	\$ (1,500)	
	TOTAL OPERATING EXPENSE	\$ 198,200	\$ 198,200	\$ 198,200	\$ 246,616	\$ 301,200	\$ 172,200	\$ 172,200	\$ (129,000)	
	CAPITAL OUTLAY									
941	VEHICLES	\$ 30,000	\$ 30,000	\$ 30,000	\$ -	\$ -	\$ -	\$ 31,000	\$ 31,000	1/2 ton truck
	SEWER CAPACITY STUDY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250,000	\$ 250,000	1/2 ton truck
	NEWPORT CROSSING PUMP STATION REMOVAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	300000
	CAMPBELL STATION PUMP STATION REMOVAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 450,000	\$ 450,000	
	DESIGN OF GRAVITY SEWER FOR SHANNON GLEN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 43,000	\$ 43,000	
	SEWER CCTV CAMERA TRUCK	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	125000
	PUMP STATION TELEMETRY TIE-IN	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 60,000	\$ 60,000	
951	PUMP STATIONS	\$ 375,000	\$ 375,000	\$ 375,000	\$ 159,605	\$ 250,000	\$ -	\$ -	\$ (250,000)	
953	PUMP STATIONS UPGRADE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	TOTAL CAPITAL OUTLAY	\$ 405,000	\$ 405,000	\$ 405,000	\$ 159,605	\$ 250,000	\$ -	\$ 834,000	\$ 584,000	
	TOTAL COLLECTION SYSTEM EXPENDITURES	\$ 859,600	\$ 859,600	\$ 859,600	\$ 467,349	\$ 787,800	\$ 429,400	\$ 1,340,400	\$ 552,600	
	52316 - ADMIN: BILLING & COLLECTIONS									
	PERSONNEL EXPENSE									
110	SALARIES	\$ 749,200	\$ 802,900	\$ 802,900	\$ 440,444	\$ 802,900	\$ 801,400	\$ 863,700	\$ 60,800	
112	SALARIES - OVERTIME	\$ 4,000	\$ 4,000	\$ 4,000	\$ 719	\$ 4,000	\$ 4,000	\$ 4,000	\$ -	
119	OTHER SALARIES	\$ -	\$ -	\$ -	\$ 512	\$ -	\$ -	\$ -	\$ -	
134	CHRISTMAS BONUS	\$ 400	\$ 400	\$ 400	\$ -	\$ 400	\$ 400	\$ 400	\$ -	
141	PAYROLL TAX	\$ 57,500	\$ 61,600	\$ 61,600	\$ 32,798	\$ 61,600	\$ 61,500	\$ 66,100	\$ 4,500	
142	HEALTH INSURANCE	\$ 271,200	\$ 280,400	\$ 280,400	\$ 101,693	\$ 280,400	\$ 285,600	\$ 303,000	\$ 22,600	
143	RETIREMENT	\$ 39,500	\$ 42,500	\$ 42,500	\$ 23,831	\$ 42,500	\$ 43,400	\$ 45,800	\$ 3,300	
144	RETIREMENT - ACTUARIAL DEFICIT (80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,700	\$ 6,700	
147	UNEMPLOYMENT INSURANCE	\$ 600	\$ 600	\$ 600	\$ 800	\$ 800	\$ 800	\$ 300	\$ (500)	
	TOTAL PERSONNEL EXPENSE	\$ 1,122,400	\$ 1,192,400	\$ 1,192,400	\$ 600,797	\$ 1,192,600	\$ 1,197,100	\$ 1,290,000	\$ 97,400	
	OPERATING EXPENSE									
200	CONTRACTUAL SERVICES	\$ 125,000	\$ 125,000	\$ 125,000	\$ 86,712	\$ 125,000	\$ 125,000	\$ 125,000	\$ -	
211	POSTAL & MAILING EXPENSE	\$ 70,000	\$ 70,000	\$ 70,000	\$ 47,986	\$ 70,000	\$ 70,000	\$ 70,000	\$ -	
235	MEMBERSHIPS, REGISTRATION FEES	\$ 500	\$ 500	\$ 500	\$ 240	\$ 1,000	\$ 3,000	\$ 3,000	\$ 2,000	
245	TELEPHONE NETWORK / CONNECTIVITY	\$ 70,000	\$ 70,000	\$ 70,000	\$ 27,782	\$ 50,000	\$ 70,000	\$ 70,000	\$ 20,000	
252	LEGAL SERVICES	\$ -	\$ -	\$ 40,000	\$ -	\$ 40,000	\$ 50,000	\$ 50,000	\$ 10,000	Split with Legislative
266	REPAIR & MAINT. BUILDINGS	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	\$ 2,000	\$ 5,000	\$ 5,000	\$ 3,000	
275	TRAINING	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ 2,000	\$ 2,000	\$ 1,000	Safety Training (over 3 year period)
280	TRAVEL EXPENSE	\$ 500	\$ 500	\$ 500	\$ 100	\$ 500	\$ 4,000	\$ 4,000	\$ 3,500	
310	OFFICE SUPPLIES	\$ 7,500	\$ 7,500	\$ 7,500	\$ 1,586	\$ 2,500	\$ 7,500	\$ 7,500	\$ 5,000	
313	COMPUTER SOFTWARE	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	\$ 10,000	\$ 10,000	\$ 10,000	\$ -	
510	TML INSURANCE COVERAGE	\$ 1,000	\$ 1,000	\$ 1,000	\$ 205	\$ 200	\$ 1,000	\$ 1,000	\$ 800	
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
540	DEPRECIATION	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ 583,333	\$ 1,000,000	\$ 1,000,000	\$ 1,000,000	\$ -	
790	MISCELLANEOUS	\$ 500	\$ 500	\$ 500	\$ 85	\$ 500	\$ 500	\$ 500	\$ -	
	TOTAL OPERATING EXPENSE	\$ 1,290,000	\$ 1,290,000	\$ 1,330,000	\$ 748,029	\$ 1,302,700	\$ 1,348,000	\$ 1,348,000	\$ 45,300	\$0
	CAPITAL OUTLAY									
900	CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 168,000	\$ 168,000	\$ 168,000	15% City Hall per BOMA and BFAC
905	OFFICE FURNITURE	\$ -	\$ -	\$ -	\$ 2,302	\$ 3,500	\$ -	\$ -	\$ (3,500)	
	TOTAL CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ 2,302	\$ 3,500	\$ 168,000	\$ 168,000	\$ 164,500	
	TOTAL BILLING AND COLLECTION EXP-WAT & SEW	\$ 2,412,400	\$ 2,482,400	\$ 2,522,400	\$ 1,351,129	\$ 2,498,800	\$ 2,713,100	\$ 2,806,000	\$ 307,200	\$92,900
	TOTAL EXPENSES - WATER/SEWER	\$ 15,481,632	\$ 15,593,732	\$ 15,633,732	\$ 8,016,645	\$ 12,780,700	\$ 10,732,900	\$ 12,849,400	\$ 68,700	\$2,116,500

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End
									\$ -
									\$ -
	WATER/SEWER BEGINNING CASH	\$ 11,700,075	\$ 11,700,075	\$ 11,700,075	\$ 11,700,075	\$ 11,700,075	\$ 13,033,176	\$ 13,033,176	
	WATER/SEWER TOTAL REVENUES	\$ 15,793,500	\$ 15,793,500	\$ 15,793,500	\$ 9,117,469	\$ 14,113,800	\$ 12,101,000	\$ 12,739,000	
	WATER/SEWER TOTAL EXPENSES	\$ 15,481,632	\$ 15,593,732	\$ 15,633,732	\$ 8,016,645	\$ 12,780,700	\$ 10,732,900	\$ 12,849,400	
	WATER/SEWER ENDING CASH	\$ 12,011,944	\$ 11,899,844	\$ 11,899,844	\$ 12,800,899	\$ 13,033,176	\$ 14,401,276	\$ 12,922,776	
	MS4 - STORM WATER								
	416 - MS4 STORM WATER								
	36000 OTHER REVENUES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	36100 INTEREST	\$ 400	\$ 400	\$ 400	\$ 548	\$ 500	\$ 400	\$ 400	\$ (100)
	36300 SALE OF SURPLUS PROPERTY	\$ -	\$ -	\$ -	\$ 672	\$ 600	\$ -	\$ -	\$ (600)
	36350 INSURANCE RECOVERIES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	36920 PROCEEDS FROM DEBT ISSUANCE	\$ 355,000	\$ 355,000	\$ 355,000	\$ -	\$ 355,000	\$ -	\$ -	\$ (355,000)
	FUNDS PREVIOUSLY BORROWED	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 355,000	\$ 355,000	\$ 355,000
	37711 STORMWATER FEES - RESIDENTIAL	\$ 500,000	\$ 500,000	\$ 500,000	\$ 384,294	\$ 513,000	\$ 515,000	\$ 515,000	\$ 2,000
	37712 STORMWATER FEES - COMMERCIAL	\$ 300,000	\$ 300,000	\$ 300,000	\$ 222,342	\$ 300,000	\$ 305,000	\$ 305,000	\$ 5,000
	37713 STORMWATER FEES - OTHER	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	37791 STORMWATER FEES - PENALTIES	\$ 10,000	\$ 10,000	\$ 10,000	\$ 10,168	\$ 10,000	\$ 10,000	\$ 10,000	\$ -
	STORMWATER REVENUES	\$ 1,165,400	\$ 1,165,400	\$ 1,165,400	\$ 618,023	\$ 1,179,100	\$ 1,185,400	\$ 1,185,400	\$ 6,300
	42425 - MS4 - STORM WATER/CODES ENFORCEMENT								
	PERSONNEL EXPENSE								
	110 SALARIES	\$ 234,000	\$ 234,000	\$ 234,000	\$ 148,583	\$ 234,000	\$ 211,300	\$ 224,300	\$ (9,700)
	112 SALARIES - OVERTIME	\$ 1,000	\$ 1,000	\$ 1,000	\$ 3,736	\$ 5,000	\$ 1,000	\$ 1,000	\$ (4,000)
	119 OTHER SALARIES	\$ 18,100	\$ 18,100	\$ 18,100	\$ -	\$ -	\$ 18,100	\$ 18,500	\$ 18,500
	134 CHRISTMAS BONUS	\$ 1,300	\$ 1,300	\$ 1,300	\$ -	\$ 1,300	\$ 1,300	\$ 1,100	\$ (200)
	141 OASI (EMPLOYERS SHARE)	\$ 19,000	\$ 19,000	\$ 19,000	\$ 11,380	\$ 19,000	\$ 17,600	\$ 18,600	\$ (400)
	142 HOSPITAL & HEALTH INSURANCE	\$ 88,100	\$ 88,100	\$ 88,100	\$ 44,877	\$ 88,100	\$ 88,100	\$ 89,800	\$ 1,700
	143 RETIREMENT	\$ 12,600	\$ 12,600	\$ 12,600	\$ 8,158	\$ 12,600	\$ 11,600	\$ 12,300	\$ (300)
	144 RETIREMENT - ACTUARIAL DEFICIT (.80%)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,800	\$ 1,800
	147 UNEMPLOYMENT INSURANCE	\$ 500	\$ 500	\$ 500	\$ 453	\$ 500	\$ 500	\$ 500	\$ -
	TOTAL PERSONNEL EXPENSE	\$ 374,600	\$ 374,600	\$ 374,600	\$ 217,187	\$ 360,500	\$ 349,500	\$ 367,900	\$ 7,400
	OPERATING EXPENSE								
	200 CONTRACTUAL SERVICES	\$ 71,200	\$ 71,200	\$ 71,200	\$ 37,532	\$ 71,200	\$ 80,000	\$ 80,000	\$ 8,800
	211 POSTAGE AND MAILING EXPENSE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	220 PRINTING, DUPLICATION, ETC.	\$ 500	\$ 500	\$ 500	\$ -	\$ -	\$ 500	\$ 500	\$ 500
	222 GRANT WRITING DATA	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	235 MEMBERSHIPS, DUES AND FEES	\$ 5,000	\$ 5,000	\$ 5,000	\$ 1,515	\$ 5,000	\$ 5,000	\$ 5,000	\$ -
	245 TELEPHONE NETWORK / CONNECTIVITY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	246 CELL PHONES	\$ 2,300	\$ 2,300	\$ 2,300	\$ 2,205	\$ 2,300	\$ 2,300	\$ 2,300	\$ -
	254 ENGINEERING SERVICES	\$ 100,000	\$ 100,000	\$ 100,000	\$ 65,762	\$ 100,000	\$ 50,000	\$ 50,000	\$ (50,000)
	255 DATA PROCESSING SERVICES	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ -
	258 TDEC PERMIT FEE	\$ 4,000	\$ 4,000	\$ 4,000	\$ 3,960	\$ 4,000	\$ 4,000	\$ 4,000	\$ -
	261 REPAIR & MAINTENANCE MOTOR VEHICLES	\$ 6,000	\$ 6,000	\$ 6,000	\$ 3,601	\$ 6,000	\$ 6,000	\$ 6,000	\$ -
	262 REPAIR & MAINTENANCE EQUIPMENT	\$ 6,000	\$ 6,000	\$ 6,000	\$ 2,619	\$ 6,000	\$ 6,000	\$ 6,000	\$ -
	265 REPAIR & MAINTENANCE GROUNDS & GROUNDS IMPROVEMENTS	\$ 40,000	\$ 40,000	\$ 40,000	\$ 27,995	\$ 40,000	\$ 40,000	\$ 40,000	\$ -
	275 TRAINING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300	\$ 300	\$ 300
	280 TRAVEL	\$ 3,000	\$ 3,000	\$ 3,000	\$ 464	\$ 1,000	\$ 3,000	\$ 3,000	\$ 2,000
	284 MEALS AND ENTERTAINMENT	\$ 200	\$ 200	\$ 200	\$ 208	\$ 200	\$ 200	\$ 200	\$ -
	310 OFFICE SUPPLIES & MATERIALS	\$ 2,000	\$ 2,000	\$ 2,000	\$ 786	\$ 1,000	\$ 2,000	\$ 2,000	\$ 1,000
	319 SAFETY SUPPLIES PROGRAM	\$ 200	\$ 200	\$ 200	\$ -	\$ 200	\$ 200	\$ 200	\$ -
	326 CLOTHING & UNIFORMS	\$ 3,000	\$ 3,000	\$ 3,000	\$ 1,431	\$ 2,000	\$ 3,000	\$ 3,000	\$ 1,000
	331 GAS, OIL, DIESEL FUEL, GREASE	\$ 15,000	\$ 15,000	\$ 15,000	\$ 4,464	\$ 10,000	\$ 15,000	\$ 15,000	\$ 5,000
	332 VEHICLE PARTS	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	\$ 3,000	\$ 3,000	\$ 3,000	\$ -
	334 TIRES, TUBES, ETC.	\$ 3,000	\$ 3,000	\$ 3,000	\$ -	\$ 1,000	\$ 3,000	\$ 3,000	\$ 2,000

Revenue minus Expenses (\$110,400)

Safety Training (over 3 year period)

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET	
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET	
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End	
335	TOOLS	\$ 4,000	\$ 4,000	\$ 4,000	\$ 28	\$ 4,000	\$ 4,000	\$ 4,000	\$ -	\$ -
510	TML INSURANCE	\$ 9,000	\$ 9,000	\$ 9,000	\$ 8,787	\$ 8,800	\$ 9,000	\$ 9,000	\$ 200	\$ 200
513	WORKER'S COMP DEDUCTIBLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
533	EQUIPMENT RENTAL	\$ 15,000	\$ 15,000	\$ 15,000	\$ -	\$ 5,000	\$ 15,000	\$ 15,000	\$ 10,000	\$ 10,000
540	DEPRECIATION	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
611	STORMWATER - PRINCIPAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
631	STORMWATER - INTEREST	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
790	MISCELLANEOUS	\$ 1,000	\$ 1,000	\$ 1,000	\$ 327	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -
	TOTAL OPERATING EXPENSE	\$ 294,400	\$ 294,400	\$ 294,400	\$ 161,685	\$ 272,700	\$ 253,500	\$ 253,500	\$ (19,200)	\$ (19,200)
	CAPITAL OUTLAY									
900	CAPITAL OUTLAY STORAGE BUILDING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
905	FURNITURE	\$ -	\$ -	\$ -	\$ 1,958	\$ 2,000	\$ -	\$ -	\$ (2,000)	\$ (2,000)
925	MS4 STORAGE BUILDING	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	BUCKNER PLACE DRAINAGE PROJECT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 595,100	\$ 595,100	\$ 595,100	\$ 595,100
	WYNGATE ESTATES DRAINAGE PROJECT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 35,000	\$ 35,000	\$ 35,000	\$ 35,000
	JACKSON JONES DRAINAGE PROJECT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 82,500	\$ 82,500	\$ 82,500	\$ 82,500
	RUTHERFORD DOWNS (JAY LANE) DRAINAGE PROJECT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 211,000	\$ 211,000	\$ 211,000	\$ 211,000
934	MS4 CAPITAL IMPROVEMENTS	\$ 855,000	\$ 855,000	\$ 855,000	\$ 29,531	\$ 40,000	\$ -	\$ -	\$ (40,000)	\$ (40,000)
941	MACHINERY & EQUIPMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
941	VEHICLE(S) - OPERATING	\$ 42,500	\$ 42,500	\$ 42,500	\$ 42,954	\$ 43,000	\$ -	\$ 31,000	\$ (12,000)	\$ (12,000)
942	MS4 MACHINERY / EQUIPMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 40,000	\$ 40,000	\$ 40,000
947	LIDAR	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
948	PICTOMETRY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	TOTAL CAPITAL OUTLAY	\$ 897,500	\$ 897,500	\$ 897,500	\$ 74,442	\$ 85,000	\$ 923,600	\$ 994,600	\$ 909,600	\$ 909,600
	TOTAL MS4 - STORM WATER EXPENDITURES	\$ 1,566,500	\$ 1,566,500	\$ 1,566,500	\$ 453,314	\$ 718,200	\$ 1,526,600	\$ 1,616,000	\$ 897,800	\$ 897,800
	MS4 - STORMWATER BEGINNING FUND BALANCE	\$ 521,419	\$ 521,419	\$ 521,419	\$ 521,419	\$ 521,419	\$ 982,319	\$ 982,319	\$ 982,319	\$ 982,319
	TOTAL STORMWATER REVENUES	\$ 1,165,400	\$ 1,165,400	\$ 1,165,400	\$ 618,023	\$ 1,179,100	\$ 1,185,400	\$ 1,185,400	\$ 1,185,400	\$ 1,185,400
	TOTAL STORMWATER EXPENDITURES	\$ 1,566,500	\$ 1,566,500	\$ 1,566,500	\$ 453,314	\$ 718,200	\$ 1,526,600	\$ 1,616,000	\$ 1,616,000	\$ 1,616,000
	MS4 - STORMWATER ENDING FUND BALANCE	\$ 120,319	\$ 120,319	\$ 120,319	\$ 686,129	\$ 982,319	\$ 641,119	\$ 551,719	\$ 551,719	\$ 551,719
	611 LIBRARY FUND									
33700	GRANTS FROM LOCAL UNITS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
34762	LIBRARY DONATIONS	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,900	\$ 25,000	\$ 25,000	\$ 25,000	\$ -	\$ -
	TOTAL LIBRARY REVENUES	\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,900	\$ 25,000	\$ 25,000	\$ 25,000	\$ -	\$ -
	611 LIBRARY FUND - 44800									
200	CONTRACTUAL SERVICES	\$ 3,500	\$ 1,000	\$ 1,000	\$ 832	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	\$ -
266	REPAIR & MAINT. BUILDINGS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
280	TRAVEL	\$ 500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
320	OPERATING SUPPLIES	\$ 5,000	\$ 1,550	\$ 1,550	\$ 500	\$ 1,500	\$ 1,600	\$ 1,600	\$ 100	\$ 100
328	EDUCATIONAL SUPPLIES	\$ 1,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
361	BOOKS	\$ -	\$ 500	\$ 500	\$ 169	\$ 500	\$ 500	\$ 500	\$ -	\$ -
363	ELECTRONIC MEDIA	\$ -	\$ 800	\$ 800	\$ -	\$ 800	\$ 800	\$ 800	\$ -	\$ -
365	CHILDREN'S BOOKS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
366	ILS CHARGES	\$ -	\$ 700	\$ 700	\$ 400	\$ 700	\$ 700	\$ 700	\$ -	\$ -
367	CHILDREN'S PROGRAMS	\$ -	\$ 4,000	\$ 4,000	\$ 3,606	\$ 4,000	\$ 4,000	\$ 4,000	\$ -	\$ -
368	CHILDREN'S SRP	\$ -	\$ 6,000	\$ 6,000	\$ 82	\$ 6,000	\$ 6,000	\$ 6,000	\$ -	\$ -
369	TEEN PROGRAMS	\$ -	\$ 1,700	\$ 1,700	\$ 770	\$ 1,700	\$ 1,700	\$ 1,700	\$ -	\$ -
370	TEEN SRP	\$ -	\$ 1,800	\$ 1,800	\$ -	\$ 1,800	\$ 1,800	\$ 1,800	\$ -	\$ -
371	ADULT PROGRAMS	\$ -	\$ 1,200	\$ 1,200	\$ 275	\$ 1,200	\$ 1,200	\$ 1,200	\$ -	\$ -
372	ADULT SRP	\$ -	\$ 1,400	\$ 1,400	\$ -	\$ 1,400	\$ 1,400	\$ 1,400	\$ -	\$ -
790	MISCELLANEOUS	\$ 1,000	\$ 2,000	\$ 2,000	\$ 1,741	\$ 2,000	\$ 2,000	\$ 2,000	\$ -	\$ -
900	CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
949	OTHER MACHINERY & EQUIPMENT	\$ 4,000	\$ 500	\$ 500	\$ -	\$ -	\$ 500	\$ 500	\$ 500	\$ 500
	TOTAL LIBRARY EXPENDITURES	\$ 15,000	\$ 23,150	\$ 23,150	\$ 8,374	\$ 22,600	\$ 23,200	\$ 23,200	\$ 600	\$ 600

1/2 ton truck
mini excavator

\$0

City of Spring Hill, TN		\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End
TOTAL LIBRARY FUND BEGINNING FUND BALANCE		\$ 18,875	\$ 18,875	\$ 18,875	\$ 18,875	\$ 18,875	\$ 21,275	\$ 21,275	
TOTAL LIBRARY FUND REVENUES		\$ 25,000	\$ 25,000	\$ 25,000	\$ 25,900	\$ 25,000	\$ 25,000	\$ 25,000	
TOTAL LIBRARY FUND EXPENDITURES		\$ 15,000	\$ 23,150	\$ 23,150	\$ 8,374	\$ 22,600	\$ 23,200	\$ 23,200	
TOTAL LIBRARY FUND ENDING FUND BALANCE		\$ 28,875	\$ 20,725	\$ 20,725	\$ 36,401	\$ 21,275	\$ 23,075	\$ 23,075	
619-42129 - DRUG FUND									
DRUG FUND REVENUES									
33450	STATE GRANT NO. - 5	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
35140	DRUG RELATED FINES	\$ 25,000	\$ 25,000	\$ 25,000	\$ 29,673	\$ 27,000	\$ 25,000	\$ 25,000	\$ (2,000)
36100	INTEREST EARNINGS	\$ 100	\$ 100	\$ 100	\$ 12	\$ 100	\$ 100	\$ 100	\$ -
36300	SALE OF PROPERTY	\$ 5,000	\$ 5,000	\$ 5,000	\$ 82	\$ 5,000	\$ 5,000	\$ 5,000	\$ -
36700	CONTRIBUTION/DONATIONS FROM PRIVATE SOURCES	\$ 300	\$ 300	\$ 300	\$ -	\$ 300	\$ 300	\$ 300	\$ -
TOTAL DRUG REVENUES		\$ 30,400	\$ 30,400	\$ 30,400	\$ 29,768	\$ 32,400	\$ 30,400	\$ 30,400	\$ (2,000)
619-42129 - DRUG FUND EXPENDITURES									
280	TRAVEL	\$ 500	\$ 500	\$ 500	\$ -	\$ -	\$ 500	\$ 500	\$ 500
320	OPERATING SUPPLIES	\$ 25,000	\$ 25,000	\$ 25,000	\$ 24,314	\$ 25,000	\$ 25,000	\$ 25,000	\$ -
900	CAPITAL OUTLAY	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL DRUG FUND EXPENDITURES		\$ 25,500	\$ 25,500	\$ 25,500	\$ 24,314	\$ 25,000	\$ 25,500	\$ 25,500	\$ 500
TOTAL DRUG FUND BEGINNING FUND BALANCE		\$ 47,823	\$ 47,823	\$ 52,723	\$ 47,823	\$ 47,823	\$ 55,223	\$ 55,223	
TOTAL DRUG FUND REVENUES		\$ 30,400	\$ 30,400	\$ 30,400	\$ 29,768	\$ 32,400	\$ 30,400	\$ 30,400	
TOTAL DRUG FUND EXPENDITURES		\$ 25,500	\$ 25,500	\$ 25,500	\$ 24,314	\$ 25,000	\$ 25,500	\$ 25,500	
TOTAL DRUG FUND ENDING FUND BALANCE		\$ 52,723	\$ 52,723	\$ 57,623	\$ 53,277	\$ 55,223	\$ 60,123	\$ 60,123	
GRAND TOTAL ALL GOVERNMENTAL REVENUES		\$ 41,731,400	\$ 41,770,600	\$ 40,922,200	\$ 27,978,867	\$ 39,612,300	\$ 39,866,900	\$ 45,274,400	
GRAND TOTAL ALL GOVERNMENTAL EXPENDITURES		\$ 41,942,882	\$ 42,189,382	\$ 40,598,682	\$ 24,501,643	\$ 36,550,877	\$ 36,686,850	\$ 46,102,171	

Legislative								Budget 2016-17	
Memberships and Dues									
238	Greater Nashville Regional Council	\$ -						\$ 5,500	
238	MPO Regional Dues	\$ 1,000						\$ 1,000	
238	Mid-Cumberland Human Resource Agency	\$ 4,700	\$ 4,694	\$ 4,694				\$ 4,700	
238	South Central Human Resources Agency	\$ 4,400	\$ 4,355	\$ 4,355				\$ 4,400	
238	South Central TN Development District	\$ 2,000						\$ 2,000	
238	Regional Transportation Authority	\$ 2,350						\$ 2,350	
	Other	\$ -						\$ -	
	Total	\$ 14,450						\$ 19,950	
Contributions and Grants									
223	Chamber of Commerce	\$ 10,000						\$ 10,000	
223	Maury Alliance	\$ 20,000						\$ 20,000	
223	Williamson One	\$ 10,000						\$ 10,000	
223	Northfield Facility	\$ 10,000						\$ 10,000	
	Total	\$ 50,000						\$ 50,000	

720	Tennessee Tourism Association	\$ 300						\$ 300	
720	Tennessee Rehabilitation Center	\$ 2,000						\$ 2,000	

722	Spring Hill Ham Fest							\$ 2,000	New for 2016 - 2017
722	Senior Citizens-Spring Hill	\$ 2,000						\$ 2,000	
722	Senior Citizens-Maury County	\$ 4,500						\$ 4,500	
722	Spring Hill Performing Arts Center & Entertainment	\$ -						\$ 2,500	Rickie Lynn refer to brochure

	City of Spring Hill, TN	\$ 260,950	\$ 173,900	\$ 1,066,200	\$ 1,374,138	\$ 1,560,300	\$ 1,746,350	\$ 76,429	BUDGET
As Of:	Budget	BUDGET	Amend 15-26	Amend 16-08	Mar - YTD	Est Yr End	BUDGET	BUDGET	BUDGET
11-May-16	2015 - 2016	2015-2016	2015-2016	2015-2016	2015-2016	2015-2016	2016-2017	2016-2017	2016-2017
v 6	Approved	Approved	Proposed				Base	Proposed	Difference from Est Yr End
722 The Well Food Bank	\$ 5,000							\$ 5,000	
722 Keep Maury Beautiful	\$ -							\$ -	
722 Rippavilla - Commemoration of the Battle of Spring Hill	\$ -							\$ 500	New for 2016 - 2017
722 Rippavilla - Vines & Vintage								\$ 1,000	New for 2016 - 2017
722 Rippavilla - Swanky Plank 2016								\$ 2,500	New for 2016 - 2017
722 Pay It Forward	\$ 5,000							\$ 5,000	
Total	\$ 16,500							\$ 25,000	
723 RTA - Commuter Subsidy	\$ 43,000							\$ 43,000	
724 Parks & Rec Commission	\$ 20,000							\$ 20,000	
724 Spring Hill Historical Commission	\$ 15,000							\$ 15,000	
724 Spring Hill Economic Development Commission	\$ 20,000							\$ 20,000	
Total	\$ 55,000							\$ 55,000	

NEW BUSINESS

Ordinance 16-06

(RZN 159-2016)

Ordinance 16-06, to rezone property located at 5242 Main Street, from B-2, to B-4. *(to be considered by the Planning Commission on June 13, 2016)* Dara Sanders, City Planner



(Ordinance to be submitted after Planning Commission recommendation)

SUBJECT: ORD 16-06 (5242 Main Street)

DATE: June 6, 2016

ATTENTION: Board of Mayor and Aldermen (BOMA)

DEPARTMENT HEAD: Dara Sanders, Planning Director



STAFF MEMORANDUM

Property description and history: This property is located north of the intersection of Main Street and Locke Avenue and is developed for a single-family residence. The majority of the surrounding properties are zoned for commercial uses.

In November of 2015, the Board of Mayor and Aldermen approved an ordinance (15-24) to rezone the property from R-1, Low Density Residential, to B-2, Neighborhood Shopping District, following a recommendation for approval from the Planning Commission. In January of 2016, the Board of Mayor and Aldermen denied an ordinance (16-02) to rezone the property from B-2 to B-4, Central Business District, following a recommendation for denial from the Planning Commission.

Request: The applicant again requests to rezone the property from B-2 to B-4. Additional information has not been presented by the applicant to justify the rezoning request following the BOMA's denial.

The Planning Commission is scheduled to consider this rezoning request at their June 16th meeting. Staff will prepare an ordinance following the Planning Commission's formal recommendation.

Section 2. (B-2) Neighborhood Shopping District.

Intent. To provide for certain frequently needed basic household commercial services at locations convenient to residential area, without altering their residential character. Secondly, to eliminate lengthy trips for everyday needs to major shopping areas, and so reduce traffic at these locations.

2.1 Uses Permitted

2.1(1) Loft style work/live apartments (Changed by Ord. 05-35.)

2.1(2) Grocery, drug and hardware stores, meat or fruit markets, legitimate theaters, barber or beauty shops, shoe repair shops, branch laundry or dry cleaning establishments where no laundering or cleaning is to be done on the premises, offices, restaurants with no drive-in/drive-thru service, and other retail businesses or services which are essential to the convenience of the neighboring residents, and, in addition, any accessory use or building customarily incidental to the above permitted uses. (See definition on Convenience Commercial).

2.2 Uses Permitted on Appeal.

2.2(1) Filling stations

2.2(2) Movie theaters

2.2(3) Off-site parking lots

2.3 Uses Prohibited.

Uses not specifically permitted.

2.4 Lot Area, Lot Width, Yards and Building Area. (Changed by Ordinance 12-14)

2.4(1) Lot Area.

No minimum lot area is required, however, off-street parking and loading/unloading requirements shall be observed.

2.4(2) Lot Width.

Lot width at the building setback line shall be seventy-five (75) feet.

2.4(3) Yards.

All principal and accessory structures shall be set back from the right-of-way lines of streets the minimum distance of thirty (30) feet.

On lots adjacent to a residential zone, all buildings shall be located so as to conform with the side yard requirements of the adjacent residential zone.

Rear yards shall be a minimum of twenty (25) feet for one story buildings and five (5) feet for each additional story.

A minimum Buffer Yard of twenty-five (25) feet shall be required.
(Changed by Ord. 07-30.)

2.4(4) Building Area.

Maximum building area shall be forty percent (40%) of the total lot area.

2.5 Height.

Buildings hereafter constructed shall not exceed fifty (50) feet in height.

2.6 Location of Accessory Structures.

2.6(1) With the exception of signs, accessory structures shall not be erected in any required front or side yards.

2.6(2) Accessory structures shall be located at least five (5) feet from all rear lot lines and from any building on the same lot.

3.6 Location of Accessory Structures.

3.6(1) With the exception of signs, accessory structures shall not be erected in any required front or side yards.

3.6(2) Accessory structures shall be located at least ten (10) feet from rear lot lines and five (5) feet from any building on the same lot.

Section 4. (B-4) Central Business District

Intent. To recognize the area of best overall accessibility to all portions of the community, so as to accommodate the widest range of comparison goods stores, specialty shops, business and personal services, or other commercial activities compatible in close grouping and thus suited to shopping by pedestrians.

4.1 Uses Permitted.

4.1(1) “Uses Permitted” in B-1, B-2, and B-3 Districts.

4.1(2) Places of amusement and assembly, hotels, public garages or other motor vehicle services. Mini-warehouse storage units limited to indoor storage only.

4.1(3) Any retail or wholesale business or service.

4.1(4) The making of articles to be sold at retail on the premises, provided, however, that any manufacturing shall be restricted to light manufacturing incidental to a retail business or service where the products are sold principally on the premises by the producer to the consumer and where not more than five (5) operatives are employed in such manufacture.

4.1(5) Any accessory use or building customarily incidental to the above permitted uses.

4.1(6) Apartments, in accordance with Article VII, Subsection 2.1(1).

4.1(7) Restaurants.

4.1(8) Establishments that sell or serve intoxicating beverages

4.1(9) Movie Theaters

4.1(10) Drive-in/drive-thru businesses

4.2 Uses Permitted on Appeal.

Any other use, except uses allowed in industrial districts.

4.3 Uses Prohibited.

Any use which in the opinion of the Board of Zoning Appeals, would be injurious because of offensive fumes, odors, just or objectionable features hazardous to the

community on account of fire, explosion, health or aesthetics even when conducted under adequate safeguards.

4.4 Lot Area, Lot Width, Yards and Building Area.

4.4(1) No minimum lot area is required, however, off-street parking and loading/unloading requirements shall be observed.

4.4(2) Lot Width.

The minimum lot width at the building shall be twenty (20) feet.

4.4(3) Yards.

The minimum front yard shall be ten (10) feet.

No minimum side yard unless the lot is adjacent to a residential district, at which time a twenty-five (25) foot minimum buffer yard shall be required.

Rear yards shall be a minimum of twenty-five (25) feet for one story buildings and five (5) feet for each additional story.

A minimum Buffer Yard of twenty-five (25) feet shall be required
(Changed by Ord. 07-30.)

4.5 Height.

Buildings hereafter constructed shall not exceed seventy (70) feet in height. Buildings that exceed fifty (50) feet in height must do so with the approval of the Planning Commission and follow public notification as prescribed in Article 19 of this Ordinance.

4.6 Location of Accessory Structures.

No restriction

We will grow smarter

Establish a new culture of planning that increases awareness and predictability for everyone

Policy: Promote Smart Growth Principles and Traditional Neighborhood Design

Require that new growth promotes walkability, connectivity, housing choice, public open space and local opportunities for goods and services throughout our City.

Strategy: Amend the zoning and subdivision regulations that discourage sprawl and include a range of densities and intensities among a variety of rural, residential, nonresidential, and mixed-use districts to reflect and implement the community's vision and goals.

Strategy: Provide for major mixed-use centers and urban villages in employment and retail centers or important intersections.

Strategy: Develop and implement design standards that result in human-scaled, walkable environments.

Policy : Ensure context-sensitive redevelopment and infill

Ensure that new development within existing neighborhoods is of appropriate scale and intensity in relation to existing development and that it achieves the desired development patterns for the neighborhoods.

Strategy: Allow for flexibility in setbacks and lot sizes to accommodate infill development that is compatible with the surrounding properties.

Strategy: Develop an inventory that identifies lots suitable for infill development and buildings suitable for redevelopment.

Strategy: Develop neighborhood plans that identify specific needs of area, identify design strategies, and prioritize infrastructure and facilities investments.

Policy: Encourage mixed use centers within town centers

Encourage the mixing of different residential, commercial, and office uses that promote compact, interconnected development.

Strategy: Adopt a mixed use zoning district or develop a mixed use overlay zoning district that allows for a vertical mix of higher density residential, office, and commercial uses, that promotes compact, interconnected development, and that continues traditional "Main Street" development patterns.

Policy : Promote quality corridor development

Encourage corridor development that improves the visual character and function of the suburban corridors.

Strategy: Develop context sensitive corridor plans that along major thoroughfares.

Strategy: Amend the zoning and subdivision regulations to address site design, access management, visual character, and other design standards.



Downtown/City Center

Downtown/City Center is the heart of Spring Hill. It is a place that belongs to everyone and embodies the “small town feel” and culture that we have worked so diligently to protect. This is where our community comes together to enjoy and celebrate our quality of life.

Downtown/City Center is characterized by a compact, walkable environment typical of town centers. Development creates and promotes our sense of place and community, and it encourages active living and community interaction. Future development emphasizes connectivity and uses that generate a high level of activity. These are not developments that are designed to accommodate the automobile and related services.

Buildings are typically two or more stories and reinforce traditional pedestrian scale. They have shallow setbacks and are used to frame the street. Green space is characterized by street trees, planters, planting strips, formal public spaces, and a town square, though existing natural and historic features of properties are maintained and incorporated into the design.

The transportation network is complete and connected in a block-and-street layout. Streets are designed to accommodate all modes of transportation but to promote pedestrian access, activity, and safety.

Primary future land use includes appropriate mixtures of residential, professional offices, eating places, places of worship, small-scale retail, entertainment, cultural uses, community recreational uses, and municipal services.



Design Principles

Site Design

- Vehicular access is provided by alleys and private driveways
- Building setbacks are 10 feet or less in depth
- Moderate to high lot coverage
- Parking lots are not adjacent to or visible from the street

Density/Intensity

- Moderate to high density
- Low to moderate intensity
- One to three story buildings

Green Space

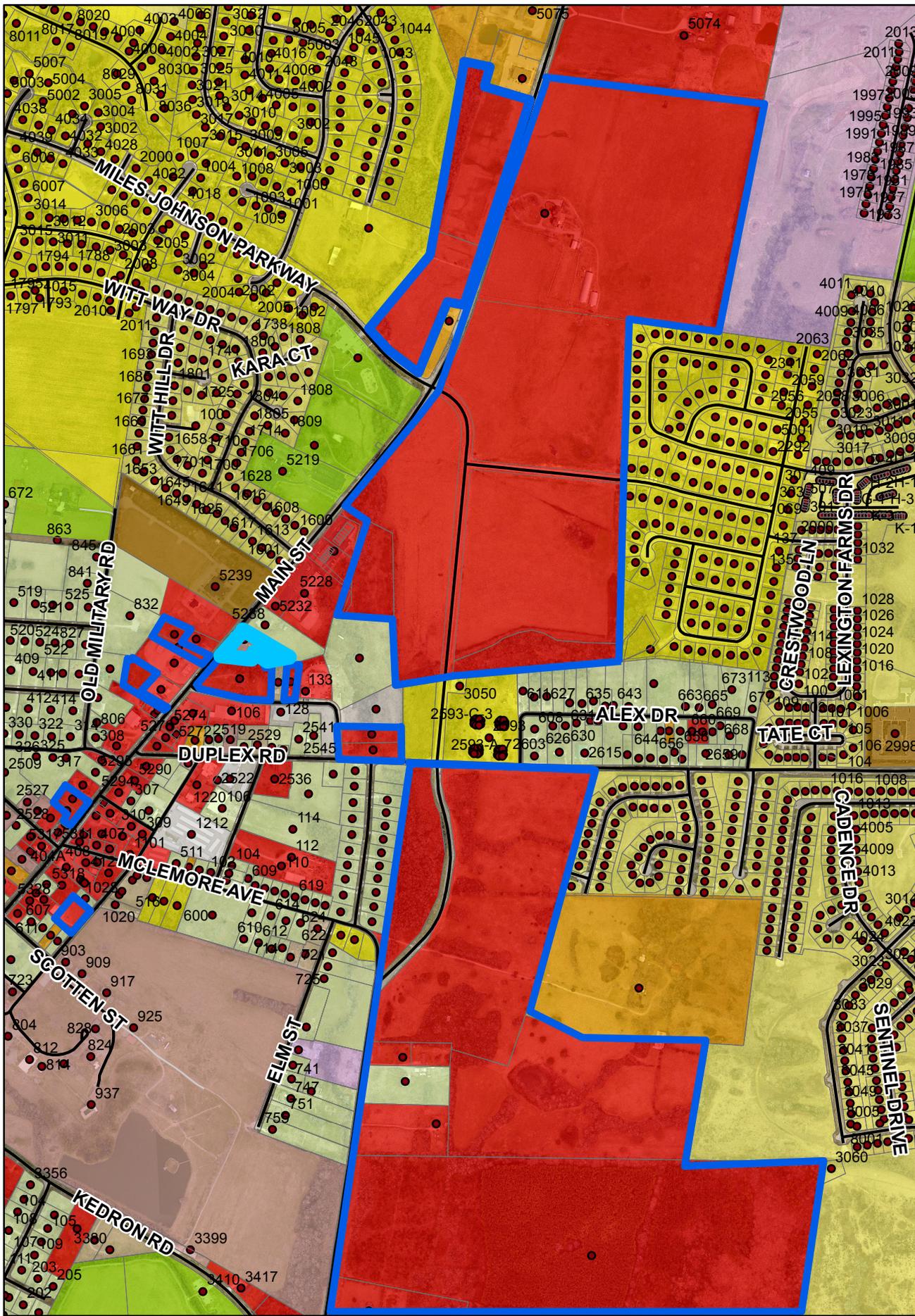
- Formal landscaping
- Moderately dense street trees, bushes, and planting strips
- Public spaces
- Town square

Transportation

- High pedestrian connectivity
- Bike lanes and greenways
- Complete and connected street network

Infrastructure

- Municipal water and sewer service



- ### Legend
- zoning**
- ZType**
- AG
 - B-1
 - B-2
 - B-3
 - B-4
 - F-1
 - M-1
 - M-2
 - PUD-Commer
 - R-1
 - R-2
 - R-2 PUD
 - R-4
 - R-5
 - R-6

Subject property

Vacant or underutilized property zoned B-4

RESOLUTION 16-67

A RESOLUTION TO AWARD CONTRACT TO CROSSLIN AND ASSOCIATES TO PERFORM THE AUDIT OF THE CITY OF SPRING HILL FINANCIAL RECORDS FOR FISCAL YEARS 2015-2016, 2016-2017, 2017-2018, AND 2018-2019

WHEREAS, it is necessary to perform an audit of the City's financial records at the close of each fiscal year; and

WHEREAS, city staff advertised and received proposals from qualified accounting firms on April 18, 2016; and

WHEREAS, city staff reviewed all responses and unanimously recommends Crosslin and Associates; and

WHEREAS, the firm has proposed a contract for the performance of the 2015-2016, 2016-2017, 2017-2018, and 2018-2019 fiscal year audits at a cost not to exceed \$28,500.00 per year.

NOW THEREFORE, BE IT RESOLVED by the Board of Mayor and Aldermen of the City of Spring Hill, that a contract to perform in-depth audits of the City's financial records for fiscal years 2015-2016, 2016-2017, 2017-2018, and 2018-2019, is hereby awarded to the firm of Crosslin and Associates, in the amount of \$28,500.00 per year with optional yearly renewals until fiscal year ending June 30, 2023 at an amount not to exceed \$30,500.00.

BE IT FURTHER RESOLVED that the City Administrator is hereby authorized to sign any and all documents relating to this award.

Passed and adopted this 20th day of June, 2016.

Rick Graham, Mayor

ATTEST:

April Goad, City Recorder

LEGAL FORM APPROVED:

Patrick Carter, City Attorney



REQUEST: ***Approval of Resolution 16-67***

SUBMITTED BY: Jim Smith, Finance Director

DATE: June 3, 2016

RE: Selection of Auditing Firm

ATTACHMENTS: None

PURPOSE:

The City has been using Bellenfant & Miles, LLC (currently Bellenfant, PLLC) since at least FY 2008 when I first came to the City. While we have not had any problems or issues with the firm, I felt it necessary for us to go through the process of a RFP/RFQ to make sure that we have the best firm for the dollar.

BACKGROUND:

While there is no regulatory requirement to change auditing firms on a regular basis, it appears that after an eight year run, it was time to at least look around to ensure that we have the best firm that suits our needs. It can be easy for either side of an audit (auditor vs auditee) to become somewhat complacent and I want the City to be on its toes at all times.

As a result, we issued an RFP and received four responses along with annual costs:

Bellenfant, PLLC	Brentwood, TN	\$24,000
Rodefer Moss & CO, PLLC	Nashville, TN	\$30,000
Jobe, Hastings & Assoc.	Murfreesboro, TN	\$48,000
Crosslin & Associates	Nashville, TN	\$27,500



FINANCIAL IMPACT:

Current FY 2016 budget is \$38,000 and three of the four firms are below that figure.

STAFF RECOMMENDATION:

The review committee consisted of myself, Robin Bates, April Goad and Missy Stahl (with her prior experience in the Finance Office). We independently reviewed the four proposals and decided to interview Bellenfant, as the incumbent, and Crosslin & Associates. The two we did not interview are, we think, very good firms with good experience in the municipal field. We discarded them due to their higher price tag. It was apparent to the four of us that Crosslin was, by far, the best, at a price a little higher than Bellenfant, but still approximately \$10,000 lower than budget for this year.

ACTION REQUIRED (INCLUDE DEADLINE /PRIORITY):

This selection is a resolution so only one vote is required. Crosslin is prepared to begin as early as possible after BOMA approval.

Discussion of Condemnation of Tract 112 Duplex Road

SUBJECT: Condemnation of Parcel
167/021.01 – AKA Tract 112

DATE: May 31st, 2016

ATTENTION: Board of Mayor and Aldermen

DEPARTMENT HEAD: Infrastructure Director



STAFF MEMORANDUM

The purpose of this memo is to provide information regarding the status of tract 112 of the Duplex Road Widening project.

Background

There are a number of conditions placed on the zoning for this tract of land per Ordinance 06-17 (See attached). Specific conditions of note are as follows:

1. Developer shall pay for and install roadway improvements to Port Royal and Duplex Roads, including a traffic signal, (subject to the city's receipt of approval of such from TDOT) and necessary turn lanes as identified in a traffic study to be submitted to and approved by Spring Hill City Engineer.
2. Developer shall install left-hand turn lane on Duplex Road into development with stacking depths to meet the recommendations of approved traffic study.
3. Developer shall install left-hand turn lane on Port Royal Road into the development with stacking depths to meet the recommendations of traffic study to be approved by Spring Hill City Engineer.
4. Developer shall dedicate ROW along Port Royal Frontage 25' from centerline of Port Royal Road and shall dedicate ROW along Duplex Road Frontage 30' from centerline of Duplex Road.

Based on Ordinance 06-17, staff consulted TDOT officials on how to work through these requirements since the ordinance predates the beginning of ROW acquisition along Duplex Road. Staff followed TDOT's recommendation to separate this preexisting issue from the Duplex Road project and treat it as City issue prior to inclusion in the Duplex Road project. As a result, the City's offer to purchase the tract was withdrawn in December 2015.

Early this year, there had been an offer to purchase both this tract and tract 103 by another developer. This potential buyer has discussed the Duplex Road project with staff and is aware of the ordinance requirements. The potential buyer chose not to pursue purchase of Tract 112, so the City still needs to take action to acquire the needed ROW for the Duplex Road Widening project.

On March 18th, 2016, Assistant City Administrator Dan Allen sent a letter via certified mail to the property owner (GBT Realty Corporation). The letter (see attached) states the conditions of Ordinance 06-17 and requests GBT fulfill a 10-year-old obligation for infrastructure improvements at the intersection of Duplex and Port Royal Road. GBT was given two deadlines to satisfy in this letter.

The first was initial contact by April 15th and the second was a proposal to satisfy the requirements by May 23rd, 2016.

Initial contact was made prior to April 15th, 2016 by GBT. Mr. J Evan Gower contacted Dan Allen on Monday, April 11th, 2016 to discuss the letter. In the discussion, Mr. Gower agreed that there were no specific conditions related to timing of construction with future submittals and site plans. Mr. Gower also indicated a desire to try and work out a mutually acceptable solution without having to resort to further legal action with BOMA.

A week prior to the deadline, Dan Allen asked City Attorney Patrick Carter to reach out to GBT and remind them of the upcoming deadline. Calls and voicemails were made prior to the deadline of May 23rd, 2016.

As of today, the City has not received a formal response to resolve the issues identified.

Recommendation

Staff recommends the City pursue all appropriate and necessary legal measures to satisfy the requirements based on the conditions of Ordinance 06-17.

Del: 3123110

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 Mr J Eran Gower
 Sr VP General Counsel
 GBT Realty Corp
 9010 Overlook Blvd
 Brentwood TN 37027



9590 9402 1589 5362 7686 64

2. Article Number (Transfer from service label)

7015 3010 0001 2040 5166

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee
[Handwritten Signature]

B. Received by (Printed Name) C. Date of Delivery
B. Cole

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Insured Mail Restricted Delivery (over \$500)
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Return Receipt for Merchandise
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery



March 18, 2016

Mr. J. Evan Gower
Senior Vice President and General Counsel
GBT Realty Corporation
9010 Overlook Boulevard
Brentwood, TN 37027

RE: Dedication of Right of Way for Duplex Road Widening Project – Tract 112
Parcel 167/021.01

Mr. Gower,

As the City of Spring Hill continues to work through the Right of Way acquisition process for the Duplex Road project, staff has become aware of Ordinance 06-17 (attached to this letter). In December of 2015, the City of Spring Hill notified you that our offers for Tracts 103 and 112 had been withdrawn due to title issues.

The issues under consideration are that Ordinance 06-17 states that Right of Way shall be dedicated along Duplex Road and that GBT shall participate in payment and installation of the traffic signal and turn lanes to improve this intersection.

The City of Spring Hill requests that GBT fulfill their obligations to the City as follows from Exhibit A of the attached ordinance:

1. *Developer shall pay for and install roadway improvements to Port Royal and Duplex Roads, including a traffic signal, (subject to the city's receipt of approval of such from*

TDOT), and necessary turn lanes as identified in a traffic study to be submitted to and approved by the Spring Hill City Engineer.

- 2. Developer shall install left-hand turn lane on Duplex Road into development with stacking depths to meet the recommendations of approved traffic study.*
- 3. Developer shall install left-hand turn lane on Port Royal Road into the development with stacking depths to meet the recommendations of traffic study to be approved by Spring Hill City Engineer.*
- 4. Developer shall dedicate ROW along Port Royal Frontage 25' from the centerline of Port Royal Road and shall dedicate ROW along Duplex Road Frontage 30' from centerline of Duplex Road.*

If this matter is not resolved by May 23rd, 2016, then this issue will be placed on the June agenda for the Spring Hill Board of Mayor and Alderman to discuss legal options to satisfy the requirements of this ordinance.

We look forward to completing this transaction and bringing resolution to a 10 year obligation on the part of GBT. This transaction will allow the City to move forward in completing improvements to Duplex Road in partnership with TDOT, and both the City and GBT will benefit from the completion of these improvements.

Please respond by April 15th, 2016. Your consideration of this matter is greatly appreciated.

Sincerely,

A handwritten signature in black ink, appearing to read 'Daniel Allen', with a long horizontal flourish extending to the right.

Daniel Allen

Assistant City Administrator

615-489-6678

ORDINANCE NO. 06-17

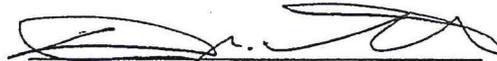
AN ORDINANCE TO AMEND THE MUNICIPAL ZONING ORDINANCE AND MUNICIPAL ZONING MAP BY THE RECLASSIFICATION OF THE PROPERTY OF GBT REALTY CORPORATION, AS SHOWN ON MAURY COUNTY TAX MAP 28, PARCEL 6, AND WILLIAMSON COUNTY TAX MAP 167, PARCEL 21, CONSISTING OF 11.5 ACRES MORE OR LESS, FROM AGRICULTURAL TO B-4 COMMERCIAL

BE IT ORDAINED BY THE BOARD OF MAYOR AND ALDERMEN OF THE CITY OF SPRING HILL, TENNESSEE:

That the Spring Hill Municipal Zoning Ordinance, Ordinance No. 74.2, and the municipal zoning map of the City of Spring Hill, as the same have been previously amended, are hereby further amended by the reclassification of the property of GBT Realty Corporation, on Duplex Road, and as shown on Maury County Tax Map 28, Parcel 6 and Williamson County Tax Map 167, Parcel 21, consisting of 11.5 acres, more or less, from Agricultural to B-4, Commercial

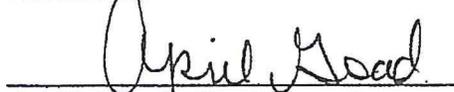
This Ordinance shall take effect from and after its adoption, the Public welfare requiring it.

Passed and adopted by the Board of Mayor and Aldermen of the City of Spring Hill, Tennessee, on the 15th day of May, 2006.



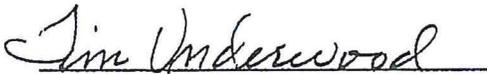
Danny M. Leverette, Mayor

ATTEST:



April Goad, City Recorder

LEGAL FORM APPROVED:



Tim Underwood, City Attorney

Passed on 1st reading 4-17-06

Passed on 2nd reading 5-15-06

EXHIBIT II
GBT REALTY - DUPLEX AND PORT ROYAL
CONDITIONS PLACED ON ZONING B-4

- 1) Developer shall pay for and install roadway improvements to Port Royal and Duplex Roads, including a traffic signal, (subject to the city's receipt of approval of such from TDOT) and necessary turn lanes as identified in a traffic study to be submitted to and approved by Spring Hill City Engineer.
- 2) Developer shall install left-hand turn lane on Duplex Road into development with stacking depths to meet the recommendations of approved traffic study.
- 3) Developer shall install left-hand turn lane on Port Royal Road into the development with stacking depths to meet the recommendations of traffic study to be approved by Spring Hill City Engineer.
- 4) Developer shall dedicate ROW along Port Royal Frontage 25' from the centerline of Port Royal Road and shall dedicate ROW along Duplex Road Frontage 30' from centerline of Duplex Road.
- 5) Developer shall install and maintain 25' landscape strip along frontage of both Port Royal and Duplex Roads.
- 6) Developer shall limit site lighting to use only cut-off 'box-type' reduced luminary lighting.
- 7) Developer shall provide for connection of pedestrian access from the adjacent residential development (Brewer Property) into the development.
- 8) Developer shall provide for 40' of landscaped buffer area between adjacent residential property, with landscape and screening type and density to be approved by Planning Commission during site plan approval.
- 9) No use shall be permitted in the Shopping Center which is inconsistent with the operation of a first-class retail shopping center which without limiting the generality of the foregoing, the following uses shall not be permitted:
 - (A) Any use which emits an obnoxious odor, noise or sound which can be heard or smelled outside of any Building in the Shopping Center (which shall not include normal and customary emissions associated with good retail or good Restaurant operations).
 - (B) An operation primarily used as a storage warehouse operation and any assembling, manufacturing, distilling, refining, smelting, agricultural or mining operation.
 - (C) Any pawn shop.

- (D) Any mobile home park, trailer court, labor camp, junkyard, or stockyard; provided, however, this prohibition shall not be applicable to the temporary use of construction trailers during periods of construction, reconstruction or maintenance.
- (E) Any dumping, disposing, incineration or reduction of garbage; provided, however, this prohibition shall not be applicable to garbage compactors located near the rear of any Building.
- (F) Any fire sale, bankruptcy sale (unless pursuant to a court order) or auction house operation.
- (G) Any automobile, truck, trailer or recreational vehicle sales or leasing.
- (H) Any hotel, motel, short or long term residential use.
- (I) Any mortuary or funeral home.
- (J) Any establishment selling or exhibiting pornographic materials or which sells drug-related paraphernalia or which exhibits either live or by other means to any degree, nude or partially clothed dancers or wait staff and/or any massage parlors or similar establishments; provided, however, this shall not prohibit the operation of a Blockbuster Video, Hollywood Video or similar operation or a Barnes & Noble, Waldenbooks or a Book-A-Million or similar operation so long as such operations are family oriented and not adult oriented.
- (K) Any establishment selling or exhibiting drug-related paraphernalia or which exhibits either live or by other means to any degree, nude or partially clothed dancers or wait staff.
- (L) Any bar, tavern, or other establishment whose reasonably projected annual gross revenues from the sale of alcoholic beverages for on-premises consumption exceeds sixty percent (60%) of the gross revenues of such business.
- (M) Any massage parlors or similar establishments, however, such shall not prohibit a day spa.
- (N) Any flea market, video arcade, or dance hall.
- (O) Any training or educational facility, including but not limited to: beauty schools, barber colleges, reading rooms, places of instruction or other operations catering primarily to students or trainees rather than to customers; provided, however, this prohibition shall not be applicable to on-site employee training by

an Occupant incidental to the conduct of its business at the Shopping Center; provided, however, this prohibition shall not be applicable to any training or instruction by an Occupant incidental to the conduct of its business at the Shopping Center.

- (P) Any gambling facility or operation, including but not limited to: off-track or sports betting parlor; table games such as blackjack or poker; slot machines, video poker/blackjack/keno machines or similar devices; or bingo hall. Notwithstanding the foregoing, this prohibition shall not be applicable to government sponsored gambling activities or charitable gambling activities, so long as such activities are incidental to the business operation being conducted by the Occupant.

Discussion of Holiday Construction Work Ordinance

[Click here](#)

To view Municipal Code Section

And

Previously Passed Ordinances

RESOLUTION 16-68

A RESOLUTION TO APPROVE ISSUANCE OF CERTIFICATE OF COMPLIANCE FOR WINE SALES AT ALDI INC. #53 IN SPRING HILL, TENNESSEE

WHEREAS, on March 20, 2014, the Governor signed into law Public Chapter 554, commonly known as the “wine in grocery stores” law; and

WHEREAS, the City of Spring Hill has a request for an approval of a Certificate of Compliance for Aldi Inc., #53, located at 4917 Main Street, Spring Hill, Tennessee; and

WHEREAS, the City of Spring Hill is required to verify that the location of the grocery store is in compliance with all zoning laws applicable to the property; and

WHEREAS, the City of Spring Hill is also required to complete a background investigation to verify that the applicant has no felony convictions within the last 10 years.

NOW, THEREFORE, BE IT RESOLVED, that the City of Spring Hill, Board of Mayor and Aldermen hereby certify that the applicant, Aldi Inc. #53 is in compliance with requirements stated above and approves a Certificate of Compliance for wine sales.

Passed and adopted by the Board of Mayor and Aldermen of the City of Spring Hill, Tennessee on the 20th day of June, 2016.

Rick Graham, Mayor

ATTEST:

April Goad, City Recorder

LEGAL FORM APPROVED:

Patrick Carter, City Attorney

**CERTIFICATE OF BACKGROUND
INVESTIGATION AND ZONING**

SUBMITTED PURSUANT TO T.C.A. § 57-3-806

Aldi Inc. (Tennessee) d/b/a Aldi #53

4917 Main Street

Spring Hill, TN 37174

This is to certify that Jason C. Hart, David K. Behm, Charles E. Youngstrom, Terry E. Pfortmiller, who are the executive officers of the above named retail food store, which store will make application for a license to sell wine for off premises consumption and which is located in the Municipality of Spring Hill, and/or or the County of Williamson, State of Tennessee are in compliance with the provisions of Tenn. Code Ann § 57-3-806(a).

- (a) The undersigned has/have made careful investigation of the said applicant's background and have found that they have not been convicted of a felony within a ten-year period preceding this application.

A N D

- (b) The location of the retail food store complies with all zoning laws adopted by the jurisdiction.

This the ___ day of _____, 2016.

If premises located outside Municipality:

County Executive, Print Name

County Executive, Signature

OR

Chairman of County Commission, Print Name

Chairman of County Commission, Signature

If premises located within Municipality:

Mayor of other official head of Municipality, Print Name

Mayor of other official head of Municipality, Signature

OR

Member of Legislative Body of Municipality, Print Name

Member of Legislative Body of Municipality, Signature

Member of Legislative Body of Municipality, Print Name

Member of Legislative Body of Municipality, Signature

Member of Legislative Body of Municipality, Print Name

Member of Legislative Body of Municipality, Signature



Bill Haslam
Governor

TENNESSEE BUREAU OF INVESTIGATION

901 R.S. Gass Boulevard
Nashville, Tennessee 37216-2639
(615) 744-4000 (744-4057 for TORIS)
Facsimile (615) 744-4651 (Fiscal Svcs)
TDD (615) 744-4001



Mark Gwyn
Director

June 1, 2016

BONE MCALLESTER NORTON
BETH P FRASCH
511 UNION STREET
SUITE 1600
NASHVILLE, TN 37219

Tennessee Criminal History Records Request

Per your request for a criminal history record check on the following individual, there was no Tennessee information found. NOTE: All aliases submitted have been searched.

BOWAR, MICHAEL L

Please be aware that, unless a fingerprint comparison is performed, it is impossible for the Tennessee Bureau of Investigation to be sure the record belongs to the individual you requested. A fingerprint comparison will only be performed in the event of a written appeal of criminal history results. The information you receive will be based on only those arrests which occurred within the state of Tennessee.

The Tennessee Bureau of Investigation found NO Tennessee criminal history based on the information provided. No criminal record check was conducted for other states or for the Federal Bureau of Investigation.

Tennessee Open Records Information Services
Tennessee Bureau of Investigation
901 R.S. Gass Blvd.
Nashville, TN 37216



INTERNATIONALLY ACCREDITED SINCE 1994

April Goad

From: Bonnie Turnbow
Sent: Thursday, June 02, 2016 2:41 PM
To: April Goad
Subject: RE:

B-3

From: April Goad
Sent: Thursday, June 02, 2016 2:09 PM
To: Bonnie Turnbow <bturnbow@springhilltn.org>
Subject:

Can you please send me an email verification of the zoning of Aldi Grocery Store?
Thanks,

April Goad, CMFO, CMC
City Recorder/Treasurer
City of Spring Hill
P.O. Box 789
Spring Hill, TN 37174
Phone: 931.486.2252, ext. 206
Fax: 931.486.0516
agoad@springhilltn.org
www.springhilltn.org