

The McMinn County Board of Commissioners met in Regular Session on December 8, 2025 at 12:00 pm, in the Blue Room of the McMinn County Courthouse.

1. CALL TO ORDER

The meeting was called to order by Chairman Curtis.

2. INVOCATION

The Invocation was given by Commissioner McPhail.

3. PLEDGE TO THE FLAG

The Pledge to the Flag was led by Commissioner Simpson.

4. ROLL CALL

Roll Call was taken by, Chief Deputy Clerk, Ann Falls as recorded:

Chairman Scott Curtis - Present
Tim King - Absent
Roger Masingale - Absent
Jerry Millsaps – Present
J. W. McPhail - Present
Brent Carter -Present
Tad Simpson - Present
Charles Slack – Present
Travis Crisp – Present
Scott Cass – Present

5. APPROVAL OF MINUTES

Copies of the Minutes of the Regular Session on October 20, 2025 were provided to the McMinn County Commissioners.

MOTION made by Commissioner Cass, and seconded by Commissioner Millsaps, to approve the minutes of October 20, 2025 meeting.

Motion carried by voice vote.

6. REVIEW AND APPROVAL OF FINANCE RESOLUTIONS

A. A Resolution to Declare Items as Surplus Property.

Mr. Luallen presented resolution #25-086 along with a copy of the list from Dan P. Evans, Chief Administrative Officer.

Resolution No. 25-086

A RESOLUTION TO DECLARE ITEMS AS SURPLUS PROPERTY

WHEREAS, McMinn County has authority to declare items as surplus that are no longer deemed necessary or adequate to properly perform the duties of county government as prescribed by law; and

WHEREAS, McMinn County Highway Commissioner, Dan Evans requests to have the following items/vehicles declared as surplus property:

(Res. # 25-086 con't)

2021 Kubota Long Arm Tractor – KBUM4DDCTL8L57140 M5-091HDC12-1

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF MCMINN COUNTY, TENNESSEE, MEETING IN REGULAR SESSION THIS THE 8TH DAY OF DECEMBER 2025, that this Commission does hereby declare these items as surplus property.

(Orig signed by John M. Gentry)
McMinn County Mayor

Attest:

(Orig signed by Melinda King)
County Clerk

MOTION made by Commissioner McPhail, and seconded by Commissioner Simpson, to approve this resolution.

Motion carried by voice vote.

B. A Resolution to Approve Grant Contract Between the State of Tennessee Corrections Institute and McMinn County Sheriff's Office.

Mr. Luallen presented resolution #25-087 along with a copy of the Grant Contract.

RESOLUTION NO. 25-087

A RESOLUTION TO APPROVE GRANT CONTRACT BETWEEN THE STATE OF TENNESSEE CORRECTIONS INSTITUTE AND MCMINN COUNTY SHERIFF'S OFFICE

WHEREAS, in order to properly perform the duties of county government as prescribed by law, it is often in McMinn County's interest to enter into contracts with other entities; and

WHEREAS, Sheriff Joe Guy requests that McMinn County Sheriff's Office enter into a Grant Contract with the State of Tennessee Corrections Institute; and

WHEREAS, this grant contract is to purchase training-related equipment prior to the grant end date, and ensure that equipment and services are used for training corrections and jail-based employees; and

WHEREAS, the Grantee must follow local procurement policies and procedures and must submit documentation to the State that purchased equipment was received and installed prior to the grant expiration date; and

WHEREAS, the Grant Contract, in the amount of \$13,640.00, begins 12/01/2025 and ends 4/30/26.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF MCMINN COUNTY, TENNESSEE, MEETING IN REGULAR SESSION THIS THE 8th DAY OF DECEMBER, 2025 that this Commission does hereby agree apply and accept these grants and does hereby authorize the county mayor or his designee to execute all documents essential to administering the duties of said contracts.

(Orig signed by John M. Gentry)
McMinn County Mayor

Attest:

(Orig signed by Melinda King)
County Clerk

(Res. # 25-087 con't)

MOTION made by Commissioner Cass, and seconded by Commissioner Slack, to approve this resolution.

Motion carried by voice vote.

7. APPROVAL OF BUDGET AMENDMENTS

Mr. Luallen presented the following budget amendments, a copy of which was provided to each Commissioner. These did have School Board approval on November 11, 2025 all but the last one. Mr. Luallen said they will be meeting later to approve that one and ask that the commission consider this one now for approval.

FUND: General Purpose School Fund # 141		DATE: 10/08/2025		
DEPARTMENT	ACCOUNT	FOLIO	DEBIT	CREDIT
Other Local Revenues	Other Local Revenues	44900	5,000.00	
Regular Education Program	Other Supplies & Materials	71100-499		5,000.00
Explanation: To enter budget for the Battelle Education Grant awarded to Karen Sliger for FY 25-26.				
		Date: 10/03/2025		
Revenue	Unassigned Fund Balance	39000	325,000.00	
Regular Capital Outlay	Building Improvements	76100-707		325,000.00
Explanation: To move funds from Unassigned Fund Balance to increase the Capital Outlay budget for the Central High School hitting facility that was board approved on 10/02/25.				

FUND: General Purpose School Fund # 141		DATE: 10/15/2025		
Other State Revenues	Other State Grants	46980-HSSL	1,000.00	
Health Services	Certified Substitute Teachers	72120-195 HSSL		461.75
Health Services	Social Security	72120-201 HSSL		31.00
Health Services	Employer Medicare	72120-212 HSSL		7.25
Health Services	Travel	72120-355 HSSL		500.00
Explanation: To add the budget for Healthy Students Stronger Learners Grant for FY 25-26.				

Fund: General Purpose School Fund # 141		Date: 11/05/2025		
Other Student Support	Contracts with Government Agency	72130-309	67,846.00	
Regular Education Program Support	Other Equipment	72210-790		67,846.00
Explanation: To amend the SAFE school's budget for FY 25-26 to utilize funds for Raptor Visitor Management and Raptor Alert.				
		Date: 10/31/2025		
Regular Instruction Program	Regular Instruction Equipment	71100-722		10,000.00
Vocational Education Program	Vocational Instruction Equipment	71300-730	10,000.00	
Explanation: To amend the Innovative School Models (ISM) Grant for FY 25-26.				
		Date: 10/31/2025		
Other Local Revenue	Other Local Revenue	44990-CSH	8,000.00	
Health Services	Other Equipment	72120-790CSH		8,000.00
Explanation: To enter for a grant from Community Reinvestment for Healthier Schools for FY 25-26.				
Revenue	Unassigned Fund Balance	39000	404,931.00	
Transportation	Transportation Equipment	72710-729		404,931.00
Explanation: To purchase three 72 passenger buses from Unassigned Fund Balance, the fourth bus is in the FY 25-26 Transpiration budget.				
Revenue	Unassigned Fund Balance	39000	144,885.00	
Regular Education Program	Regular Instruction Equipment	71100-722		144,885.00

(con't)

Explanation: To purchase iPads for 5 th grade from Unassigned Fund Balance in FY 25-26.				
				Date: 10/08/2025
Revenue	Unassigned Fund Balance	39000	5,000.00	
Office of the Principle	Other Charges	72410-599-REWAR		5,000.00
Explanation: To enter for a grant from Community Reinvestment for Healthier Schools for FY 25-26.				

MOTION made by Commissioner McPhail and seconded by Commissioner Simpson to approve these budget amendments.

- Chairman Scott Curtis – Aye
- Tim King - Absent
- Roger Masingale – Absent
- Brent Carter - Aye
- J. W. McPhail – Aye
- Jerry Millsaps - Aye
- Tad Simpson - Aye
- Charles Slack – Aye
- Travis Crisp - Nay
- Scott Cass – Aye

Motion carried by roll call vote, as recorded:

8. COMMENTS FROM THE AUDIENCE

Eric Bunch gave an update on some property on the lower end of County Road 130 that needs to be cleaned off. He said the property has 30—40 junk cars that need to be moved and a lot of garbage.

9. RESOLUTIONS

A. A Resolution Authorizing McMinn County to Receive Funds for the America 250th Celebration.

Mr. Gentry presented resolution # 25-088.

RESOLUTION NO. 25-088

A RESOLUTION AUTHORIZING MCMINN COUNTY TO RECEIVE FUNDS FOR THE AMERICA 250th CELEBRATION

WHEREAS, the State of Tennessee has made available \$25,000 per county to promote the celebration of America’s 250th Anniversary; and

WHEREAS, these funds will be dispersed through the Tennessee State Museum with priority given to applications that contain a countywide partnership involving numerous communities; and

WHEREAS, McMinn County has been approved to receive \$25,000 on behalf of its five municipalities; and

WHEREAS, the county’s municipalities all have existing events and festivals that will take on the America 250th theme; and

WHEREAS, the \$25,000 will be disbursed with \$8,000 going to the Athens Fourth of July Celebration, \$8,000 for Etowah’s Old Fashioned Fourth of July, \$3,000 for Englewood Celebrates, \$3,000 for Calhoun Rivertown, and \$3,000 for Niota events; and

WHEREAS, the grant requires no local match; and

(Res. # 25-088 con't)

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF McMINN COUNTY, TENNESSEE, MEETING IN REGULAR SESSION THIS THE 8th DAY OF DECEMBER 2025, that this Commission does hereby authorize the application for the America 250th Grant and FURTHER RESOLVES to grant authority to the County Mayor to execute any and all documents necessary to fulfill the intent of this resolution.

(Orig signed by John M. Gentry)
McMinn County Mayor

Attest:

(Orig signed by Melinda King)
County Clerk

MOTION made by Commissioner Cass, and seconded by Commissioner Slack to approve this resolution.

Motion carried by voice vote

B. A Resolution to Amend the McMinn County Sanitary Landfill Rate Schedule.

Mr. Gentry presented resolution # 25-089. This did have Solid Waste Committee approval.

RESOLUTION NO. 25-089

A RESOLUTION TO AMEND THE
MCMINN COUNTY SANITARY LANDFILL RATE SCHEDULE

WHEREAS, McMinn County's current tonnage rate is \$28.00; and

WHEREAS, these rates no longer cover the operating and capital costs associated with running a state certified municipal solid waste facility; and

WHEREAS, costs have risen due to increased fuel prices, heavy equipment repair and replacement, as well as regulatory compliance requirements; and

WHEREAS, McMinn County's landfill rates are currently the lowest in the region and will remain so following the adoption of the revised rate schedule; and

WHEREAS, in an attempt to meet revenue requirements, McMinn County is restructuring its fee schedules as follows:

1. The current Class I and Class III per ton tipping fees of \$28.00 will increase to \$38.00
2. Tires - Non-manifested \$135/ton
Manifested: \$60/ton
Individual (up to 5) \$2.50/per tire

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF MCMINN COUNTY, TENNESSEE, MEETING IN REGULAR SESSION THIS THE 8th DAY OF December 2025, that this Commission does hereby approve the revised rate schedule for the McMinn County Sanitary Landfill to be effective January 1, 2026.

(Res. # 25-089 con't)

(Orig signed by John M. Gentry)
McMinn County Mayor

Attest:

(Orig signed by Melinda King)
County Clerk

MOTION made by Commissioner Carter, and seconded by Commissioner McPhail to approve this resolution.

Motion carried by voice vote.

10. ELECTIONS, APPOINTMENTS AND CONFIRMATIONS

A. A Resolution to Confirm the Appointment of Rick Barham to the McMinn County Regional Planning Commission.

Mr. Gentry presented resolution # 25-090.

RESOLUTION NO. 25-090

A RESOLUTION TO CONFIRM THE APPOINTMENT OF RICK BARHAM TO THE McMINN COUNTY REGIONAL PLANNING COMMISSION

WHEREAS, McMinn County has a regional planning commission to provide for the review of the proposed development of property in McMinn County subject to the rules and regulations of said regional planning commission; and

WHEREAS, state law grants authority to the County Mayor to appoint members to the regional planning commission upon confirmation by the county legislative body; and

WHEREAS, John M. Gentry as McMinn County Mayor, nominates Rick Barham to the McMinn County Regional Planning Commission.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF McMINN COUNTY, TENNESSEE, MEETING IN REGULAR SESSION ON THIS 8th DAY OF DECEMBER, 2025, that this commission does hereby confirm the appointment of Rick Barham to the McMinn County Regional Planning Commission for a term of four years.

(Orig signed by John M. Gentry)
McMinn County Mayor

Attest:

(Orig signed by Melinda King)
County Clerk

MOTION made by Commissioner Simpson, and seconded by Commissioner McPhail, to approve this resolution.

Motion carried by voice vote.

11. REPORTS FROM COMMITTEES, COUNTY OFFICIALS, COMMENTS FROM COMMISSIONERS

Commissioner McPhail—Ag Committee met and all the Department Heads gave their annual reports and what all the been doing this year. Also, the Landfill Committee met today and approved the increase.

12. COMMENTS FROM THE COUNTY MAYOR

County Mayor—Introduced Morgan Blevins a McMinn County native as the new County Planner also filling the position of Dick Hashe.

County Mayor—Reminded everyone that this Friday is Title VI training at noon.

County Mayor—Bicentennial Park project if finished. He said as soon as Joy release those dates, they were booked for 6 months and we only book 6 months at a time.

County Mayor—Health Department update. Mr. Gentry said the pads have been certified. They have got a good portion of the footers done and hopefully by next week all that will be finished. He said he spoke with them this morning and they said the lead times are all working out and the things they were worried about they are not worried about now.

County Mayor—Fire Departments. Mr. Gentry said he thought 2 months ago the commission approved helping the Athens/McMinn Rural Fire Department to do a FEMA grant. He said the state grant opened up and they were told that if you applied for FEMA let them know and the state will help pay that match. He said they have been in contact with Athens Rural and they have applied.

He said they have had several meetings with all 11 of the Fire Departments with invitations of some that have never applied for state grants. Mr. Gentry said they met with them and all 11 departments are applying.

Mark Cochran—Up-date on Delinquent Tax Sale for Rarity Meadows. He said at one point the county owned 60 lots up there. And over the years they have sold some of the lots here and there but this last week they sold the remaining 45 lots and that sale brought in a little over \$230,000.00. He said more importantly than that it gets these properties back on the tax rolls.

Finance Director, Jason Luallen—said he believed that commission had been notified of the 2024-2025 audit. Mr. Luallen said we have received clean audit through the State Comptroller's Office Division of Local Government Finance. He expressed his appreciation to all departments and said it is a team game when you are trying to comply with regulations and rules he thanked from the School Board side, Sheriff's Department, Highway Department, all County Officials, Landfill, he said thanks to everyone.

County Mayor—gave an update on the Sweetwater project. He said we were the first government to take action and Sweetwater and Monroe County both have passed their portion of the project.

13. APPROVAL OF NOTARY APPLICATIONS

Notaries to be elected December 08, 2025

JADE ARMSTRONG
DEDRA L. BACON
DELANA B BUCKLEW
SHARON DERRA
TARA KENEDEE HAFLEY
CHASE KIZER
VICKI KNIES
RHONDA LEVERITT
JO ANN MCGEE
TIANNA T METELITS
ROGER STEPHEN MOSES
PAUL RAY OGLE

RICKEY R OSBORN
KRISTIN R PICKEL
ASHLEY C. PRATHER
KATIE SUZANNE PRETTYMAN
SHERYL LYNN RECTOR
AMBER P REED
JAMES D ROBERTS
NOREEN A RUDD
KAITLYN B STANLEY
CALLIE THORNTON
MELISSA D WOLFORD
DEANNA WOMAC

MOTION made by Commissioner McPhail, and seconded by Commissioner Carter, to approve these notary applications.

Motion carried by voice vote.

14. ANY OTHER BUSINESS THAT MAY LEGALLY COME BEFORE THE COMMISSION

None.

There being no other business, Chairman Curtis declared the Commission meeting adjourned at 12:30 pm.

MELINDA KING
McMinn County Clerk

Attest:

Deputy Clerk (date)