

COUNTY COMMISSION-WORK SESSION

AUGUST 13, 2026

BE IT REMEMBERED THAT:

COUNTY COMMISSION MET PURSUANT TO ADJOURNMENT IN MONTHLY WORK SESSION OF THE SULLIVAN COUNTY BOARD OF COMMISSIONERS THIS THURSDAY EVENING, AUGUST 13, 2026, AT 6:00 P.M. IN BLOUNTVILLE, TENNESSEE. PRESENT AND PRESIDING WERE CHAIRMAN JOHN GARDNER AND TERESA JACOBS, COUNTY CLERK OF SAID BOARD OF COMMISSIONERS,

TO WIT:

The Commission was called to order by Chairman John Gardner. Corporal Dustin Joyner opened the commission, and Commissioner Crawford gave the invocation. The pledge to the flag was led by Comm. Barry Hopper

COMMISSIONERS PRESENT AND ANSWERING ROLL WERE AS FOLLOWS:

DAVID AKARD	
DARLENE CALTON	MARK IRESON
	SAM JONES
MICHAEL COLE	DWIGHT KING
LARRY CRAWFORD	TONY LEONARD
ANDREW CROSS	MICHAEL HUNTER LOCKE
JOYCE CROSSWHITE	
JOHN GARDNER	
HERSHEL GLOVER	ARCHIE PIERCE
CHERYL HARVEY	GARY STIDHAM
DAVID HAYES	ZANE VANOVER
BARRY HOPPER	

19 PRESENT, 5 ABSENT
ABSENT AT ROLL CALL: CARR, HORNE,
MCMURRAY, MEANS, WARD

NOTE: CARR IN AT 6:11 PM

The following pages indicate the action taken by the Commission on rezoning requests for the month of August 2026.

SULLIVAN COUNTY
Board of County Commissioners
Order of Business
August 13, 2026
6:00 p.m.

COUNTY COMMISSION REZONING HEARING & WORK SESSION

- ❖ Call to Order by Sheriff Jeff Cassidy
- ❖ Chairman John Gardner presiding
- ❖ Invocation
- ❖ Pledge to the American Flag
- ❖ Roll Call by Teresa Jacobs, Sullivan County Clerk

Rezoning Hearing

Item 1 Resolution No. 2026-08-01

Sponsors: Calton/Hayes

**RESOLUTION TO CONSIDER AMENDMENT(S) TO THE SULLIVAN
COUNTY ZONING PLAN: ZONING MAP OR THE ZONING RESOLUTION**

Case 1) James McKay, 143 Massingill Avenue, Blountville, B-4 to R-1, for the purpose of a single-family home. 4th Commission District.

Public Hearing on Case #1/McKay

Vote on Case #1/McKay

Case 2) RDZ Entp., 466 Valley Drive, Blountville, R-1 to A-1, for the purpose of agricultural use. 4th Commission District.

Public Hearing on Case #2/RDZ Entp.

Vote on Case #2/RDZ Entp.

Case 3) Donald Tittle, 489 Summer Sand Road, Piney Flats, R-1 to A-1, for the purpose of agricultural use. 5th Commission District.

Public Hearing on Case #3/Tittle

Vote on Case #3/Tittle

Case 4) Melissa King, 4287 Hwy. 126, Blountville, R-1 to A-1, for purpose of agricultural use. 4th Commission District.

Agenda subject voting report

Meeting name

Sullivan County Work Session August 13 2026

8/13/2026

4 Roll Call by Teresa Jacobs, County Clerk
Roll Call

0550

Description

Roll Call

Chairman

Gardner, John

Total vote result

Voting start time 6:01:57 PM
Voting stop time 6:02:29 PM
Voting configuration Roll Call - Attendances
Voting mode Open
Vote result

Present	19
Total Present	19
Total Seats	28
Absent	5

Group voting result

Group	Yes	Absent
No group	19	0
Total result	19	5

Individual voting result

Name	Yes	Absent
Akard, David ()	X	
Calton, Darlene ()	X	
Carr, Joe ()		X
Cole, Michael ()	X	
Crawford, Larry ()	X	
Cross, Andrew ()	X	
Crosswhite, Joyce ()	X	
Gardner, John ()	X	
Glover, Hershel ()	X	
Harvey, Cheryl ()	X	
Hayes, David ()	X	
Hopper, Barry ()	X	
Horne, Daniel ()		X
Ireson, Mark ()	X	
Jones, Sam ()	X	
King, Dwight ()	X	
Leonard, Tony ()	X	
Locke, Hunter ()	X	
McMurray, Joe ()		X
Means, Jessica ()		X
Pierce, Archie ()	X	
Stidham, Gary ()	X	
Vanover, Zane ()	X	
Ward, Travis ()		X

Sullivan County
Board of Commissioners
246th Annual Session
Rezoning Hearing

Item 1
Resolution No. 2026-08-01

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 13th day of August 2026.

RESOLUTION TO CONSIDER AMENDMENT(S) TO THE SULLIVAN COUNTY ZONING PLAN: ZONING MAP OR THE ZONING RESOLUTION

WHEREAS the rezoning petition(s) have been duly initiated; have been before the appropriate Regional Planning Commission (recommendations enclosed); and shall receive a public hearing as required prior to final action from the County Commission; and

WHEREAS such rezoning petition(s) and/or the proposed text amendment(s) will require an amendment to the SULLIVAN COUNTY ZONING PLAN – Zoning Map or Zoning Resolution.

NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session hereby consider rezoning petition(s) and/or the Zoning Resolution Text Amendment(s), conduct the appropriate public hearing as required by law, and vote upon the proposed amendment(s) individually, by roll call vote, and that the vote be valid and binding, and that any necessary amendments to the official zoning map or resolution code book be made by the Planning & Codes Department.

All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this 13th day of August 2026.

Reviewed by Chairman: John T. Gardner
John T. Gardner, Chairman, Sullivan County Commission

ATTEST: Teresa Jacobs
Teresa Jacobs, County Clerk, Sullivan County

Delivered to the Sullivan County Mayor or his secretary this the 24th day of August 2026 at or about the following time 9:30 am by the following method Hand delivered.

Teresa Jacobs
County Clerk, Sullivan County

CONTINUED

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: Richard A. Vondra
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Mayor, Sullivan County

Introduced by: Commissioner Darlene Calton

Seconded by: Commissioner David Hayes

ACTIONS: 08/13/26 Work Session) Approved 19 Yes, 5 Absent

Agenda subject voting report

Meeting name

Sullivan County Work Session August 13 2026

8/13/2026

6 Item 1 Resolution No. 2026-08-01 Sponsors: Calton/Hayes

Description

RESOLUTION TO CONSIDER AMENDMENT(S) TO THE SULLIVAN COUNTY ZONING PLAN: ZONING MAP OR THE ZONING RESOLUTION

Chairman

Gardner, John

0553

Total vote result

Voting start time 6:02:59 PM
Voting stop time 6:03:26 PM
Voting configuration Vote
Voting mode Open
Vote result

Yes	19
Abstain	0
No	0
Total Present	19
Absent	5

Group voting result

Group	Yes	Absent
No group	19	0
Total result		19

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Calton, Darlene ()	X			
Carr, Joe ()				X
Cole, Michael ()	X			
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
Glover, Hershel ()	X			
Harvey, Cheryl ()	X			
Hayes, David ()	X			
Hopper, Barry ()	X			
Horne, Daniel ()				X
Ireson, Mark ()	X			
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			
McMurray, Joe ()				X
Means, Jessica ()				X
Pierce, Archie ()	X			
Stidham, Gary ()	X			
Vanover, Zane ()	X			
Ward, Travis ()				X

SULLIVAN COUNTY COMMISSION PUBLIC HEARING MEETING

August 13, 2026 - Zoning Hearing Session

RESOLUTION #1 - To Consider the following zoning amendments (map or text) as reviewed by the Regional Planning Commission.

Motion by: Calton Seconded by: Hayes

Order of Cases	Date of Application	Applicant's Name	Neighbor Opposition	Staff's Recommendation	Planning Commission's Recommendation	Regional Planning Commission Jurisdiction	Current Zoning District	Requested Zoning District	Civil District	Commissioner District
1	6/15/2026	James McKay	No	Yes	Yes	Sullivan	B-4	R-1	5	4
2	5/20/2026	RDZ Entp.	Yes	Yes	Yes	Sullivan	R-1	A-1	5	4
3	6/15/2026	Donald Tittle	Yes	Yes	Yes	Sullivan	R-1	A-1	8	5
4	6/11/2026	Melissa King	No	Yes	Yes	Sullivan	R-1	A-1	5	4

Voting Summary:

Name	Case	Yes	No	Pass / Absain	Absent	Pass (Yes or No)
James McKay	1	19			5	YES
RDZ Entp.	2	19			5	YES
Donald Tittle	3	4	16		4	NO
Melissa King	4	20			4	YES

Footnote:

- ZTA: Zoning Text Amendment -Rec: Recommendation

*** Completed Application is when all information is signed, fee has been paid and no outstanding documents needed. Date of Application is when the applicant initially files**

0554

Case #1

B-4 to R-1

B-4 (Arterial Business Service District) to R-1 (Low Density/Single-Family Residential District) for the purpose of a single-family home.

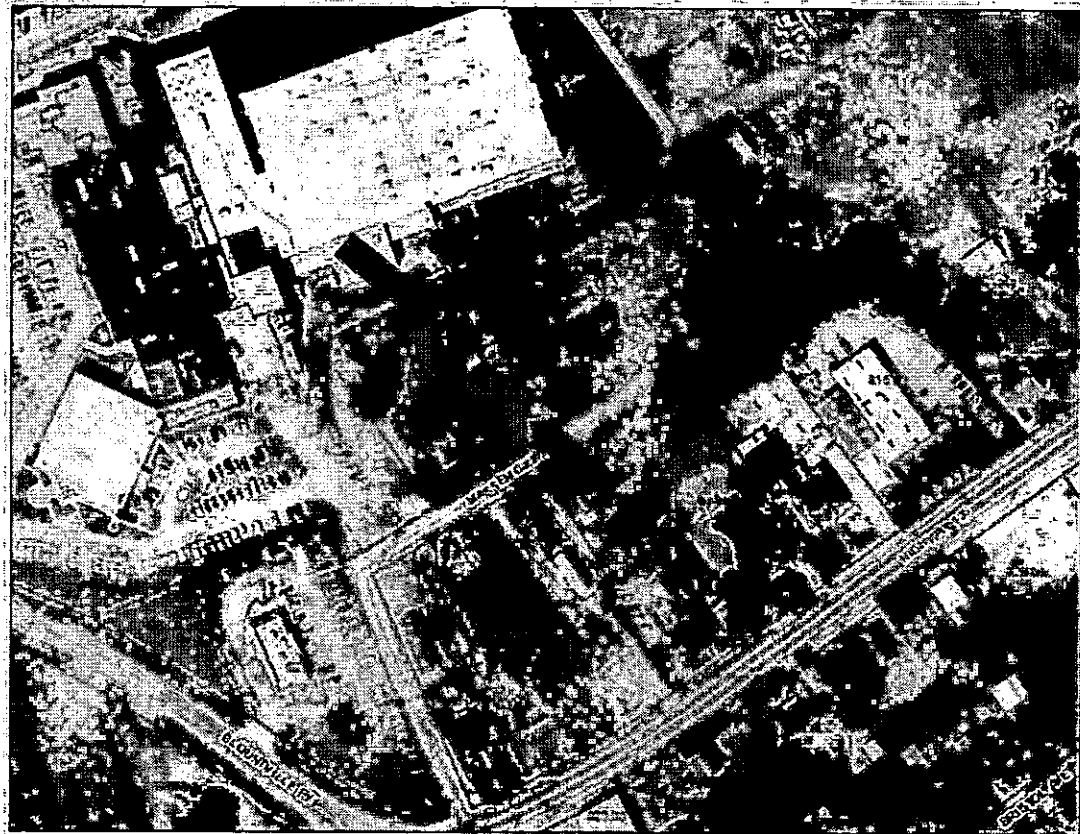
Tax Map 0510, Group A, Parcel 024.00

for James McKay

**Sullivan County Regional Planning Commission
voted to send a favorable recommendation
to the County Commission**

143 Massengill Avenue, Blountville

**Civil District 5th
Commission District 4th
(Cole, Crosswhite, Leonard)**



**Sullivan County, TN
Planning and Codes Dept.**

0555

F1. Rezoning request from James McKay to rezone their property located at 143 Massengill Ave, Blountville, TN 37617 from B-4 (Arterial Business Service District) to R-1 (Low Density/Single-Family Residential District).

0556

FINDINGS OF FACT-

Landowner:	James McKay
Applicants:	Same
Representative:	Same
Location:	143 Massengill Ave, Blountville, TN 37617
Mailing Address of Owners:	4892 Island Road, Bristol, TN 37620
Civil district:	05
Parcel ID:	Tax Map 0510, Group A, Parcel 024.00
Subdivision of Record:	N/A
PC1101 Growth Boundary:	Sullivan County Planned Growth Area
Airport Overlay Zone:	No
Existing Land Use of Lot:	Residential
Utility District:	Blountville
Public Sewer:	No
Flood Plain:	None
Existing Zoning:	B-4
Surrounding Zoning:	B-4/A-1/R-3A
Surrounding Land Uses:	Commercial/Residential/Jail
2006 Land Use Plan:	General Commercial
Lot/Tract Acreage:	0.5 Acres
Neighborhood Opposition:	No

Staff Field Notes and Findings of Facts:

- The applicant has requested to rezone his property from commercial to residential.
- Staff visited the site to inspect and take pictures.
- The current B-4 district is intended to accommodate commercial uses serving the motoring public and surrounding community, including retail, service, lodging, restaurant, and related commercial activities. While the proposed R-1 zoning classification is intended to provide for low-density residential development and single-family residential uses.
- Rezoning the property to R-1 would bring the zoning classification into conformity with the applicant's proposed residential use on the property.
- The property appears to be of sufficient size and configuration to accommodate a single-family residence while meeting applicable zoning requirements.
- The Future Land Use Map identifies this property as Arterial Business Service District (B-4) and part of the Commercial Corridor.
- Staff recommends approval of the rezoning request. Based on the existing residential use of the property, and the compatibility of the proposed zoning classification with neighboring properties, Staff finds the requested rezoning from B-4 to R-1 to be appropriate.

Meeting Notes at Planning Commission:

PETITION TO SULLIVAN COUNTY FOR REZONING

0557

A request for rezoning is made by the person named below; said request to go before the Planning Commission for recommendation to the Sullivan County Board of Commissioners.

Sullivan
County

Date: 6/15/2021

Property Owner: James McElroy

Address: 143 Massengill Ave / 4892 Island Road
Bristol TN 37621

Phone number: 423-914-9101

Email: mclayplumbing@icloud

Property Identification

Tax Map: 0510

Group: A

Parcel: 024.00

Zoning Map: 08

Zoning District: 05b4

Proposed District: R-1

Civil District: 05

Property Location: 143 Massengill Ave

Commission District: 04

Purpose of Rezoning: Single family dwelling

Meetings

Planning Commission:

Place: Historic Courthouse 2nd floor Commission Chambers
3411 Hwy 126

Date: July 21 2021

Time: 6pm

Approved: _____

Denied: _____

County Commission:

Place: Historic Courthouse 2nd Floor Commission Chambers 3411 Highway 126, Blountville TN

Date: August 13 2021

Time: 6:00 PM

Approved: ☒ APPROVED 19 YES, 5 ABSENT

Denied: _____

DEED RESTRICTIONS

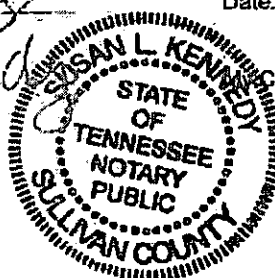
I understand that rezoning does not release my property from the requirements of private deed/subdivision restrictions. The undersign, being duly sworn, hereby acknowledges that the information provided in this petition to Sullivan County for Rezoning is true and correct to the best of my information, knowledge and belief.

Owner's Signature: James McElroy

Date: 6/15/2021

Notary Public: Susan L Kennedy

Commission Expires: 02-21-29



Agenda subject voting report

Meeting name

Sullivan County Work Session August 13 2026

8/13/2026

7 Case 1
Vote

Description

Case 1) James McKay, 143 Massingill Avenue, Blountville, B-4 to R-1, for the purpose of a single-family home. 4th Commission District.

0558

Public Hearing on Case #1/McKay

Vote on Case #1/McKay

Chairman

Gardner, John

Total vote result

Voting start time 6:04:58 PM
Voting stop time 6:05:16 PM
Voting configuration Vote
Voting mode Open
Vote result

Yes	19
Abstain	0
No	0
Total Present	19
Absent	5

Group voting result

Group	Yes	Absent
No group	19	0
Total result		19 05

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Calton, Darlene ()	X			
Carr, Joe ()				X
Cole, Michael ()	X			
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
Glover, Hershel ()	X			
Harvey, Cheryl ()	X			
Hayes, David ()	X			
Hopper, Barry ()	X			
Horne, Daniel ()				X
Ireson, Mark ()	X			
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			

Agenda subject voting report

0559

Meeting name

Sullivan County Work Session August 13 2026

8/13/2026

Name	Yes	Abstain	No	Absent
McMurray, Joe ()				X
Means, Jessica ()				X
Pierce, Archie ()	X			
Stidham, Gary ()	X			
Vanover, Zane ()	X			
Ward, Travis ()				X

Tennessee Property Assessment Data - Parcel Details Report - <https://assessment.cot.tn.gov/>

Sullivan (082)

Tax Year 2026 | Reappraisal 2025

Jan 1 Owner

SALLEY JONATHAN MARCUS &
STEPHEN JOSHUA EDWARD SALLEY
869 S CHUCKEY PIKE
TALBOTT TN 37877

Current Owner

MASSENGILL AVE 143

Ctrl Map: 0510 Group: A Parcel: 024.00 Pl: SI: 000

Value Information

Land Market Value: \$15,200
Improvement Value: \$15,500
Total Market Appraisal: \$30,700
Assessment Percentage: 25%
Assessment: \$7,675

Additional Information

General Information

Class: 00 - Residential City:
City #: Special Service District 2: 000
Special Service District 1: 000 Neighborhood: V15
District: 05 Number of Mobile Homes: 0
Number of Buildings: 0 Utilities - Electricity: 01 - PUBLIC
Utilities - Water/Sewer: 03 - PUBLIC / INDIVIDUAL Zoning: B-4
Utilities - Gas/Gas Type: 00 - NONE

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
1	GUD - DETACHED GARAGE UNFINISHED	30X36	1,080

Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 0 Calculated Acres: .5 Total Land Units: 0.5

Land Code	Soil Class	Units
01 - RES		0.50

0560

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
10/24/2025	\$0	3674	1526		PR - PERSONAL REP DEED	-
12/9/2016	\$0	3225	2132		QC - QUITCLAIM DEED	-
8/12/1996	\$26,500	1157C	345	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
2/24/1994	\$40,000	976C	718	I - IMPROVED	WD - WARRANTY DEED	A - ACCEPTED
9/14/1987	\$0	581C	503		-	-
4/5/1984	\$0	391C	780		-	-



Date: June 15, 2026

County: SULLIVAN

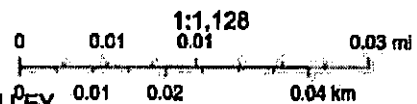
Owner: SALLEY JONATHAN MARCUS & STEPHEN JOSHUA EDWARD SALLEY

Address: MASSENGILL AVE 143

Parcel ID: 051O A 024.00

Deeded Acreage: 0

Calculated Acreage: 0.5



State of Tennessee, Comptroller of the Treasury, Division of Property Assessments (DPA), Esri Community Maps Contributors, Commonwealth of Kentucky, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, MET/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS

The property lines are overlaid from information maintained by your local

Address Data Source
 Sullivan County: Sull Co 911
 Kingsport: Kpt GIS
 Johnson City: JC GIS
 Bristol: Bristol 911

Notice:
 A tax map has no legal standing other than the assessment of taxes. It cannot be used to establish boundary lines or transfer and convey property. A land surveyor licensed to practice land surveying in the State of Tennessee should be retained for all questions of boundary and / or location of lot lines.

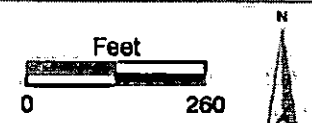
- ☒ County Line
- ☒ Lot Lines / Parcel Hooks
- ☒ Parcel Numbers
- ☒ Parcel Lines
- Current Zoning**
 - ☒ A-1
 - ☐ B-1
 - ☒ B-2
 - ☒ B-3
 - ☒ B-4
 - ☒ PBD/SC
 - ☒ R-1
 - ☒ R-2A
 - ☒ R-2A

0563



Sullivan County, TN
 Planning and Codes Dept.

Flood Insurance Rate Map (FIRM) 2024
 Flood Insurance Rate Map (FIRM) 2024
 Zone A-1 - No Flood Hazard (Unshaded)
 Zone A-2 - No Flood Hazard (Unshaded)
 Zone A-3 - No Flood Hazard (Unshaded)
 Zone A-4 - No Flood Hazard (Unshaded)
 Zone A-5 - No Flood Hazard (Unshaded)
 Zone A-6 - No Flood Hazard (Unshaded)
 Zone A-7 - No Flood Hazard (Unshaded)
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 Zone A-99 - No Flood Hazard (Unshaded)
 Zone A-100 - No Flood Hazard (Unshaded)



Land Use Plan 2006-28

BLOUNTVILLE BYP

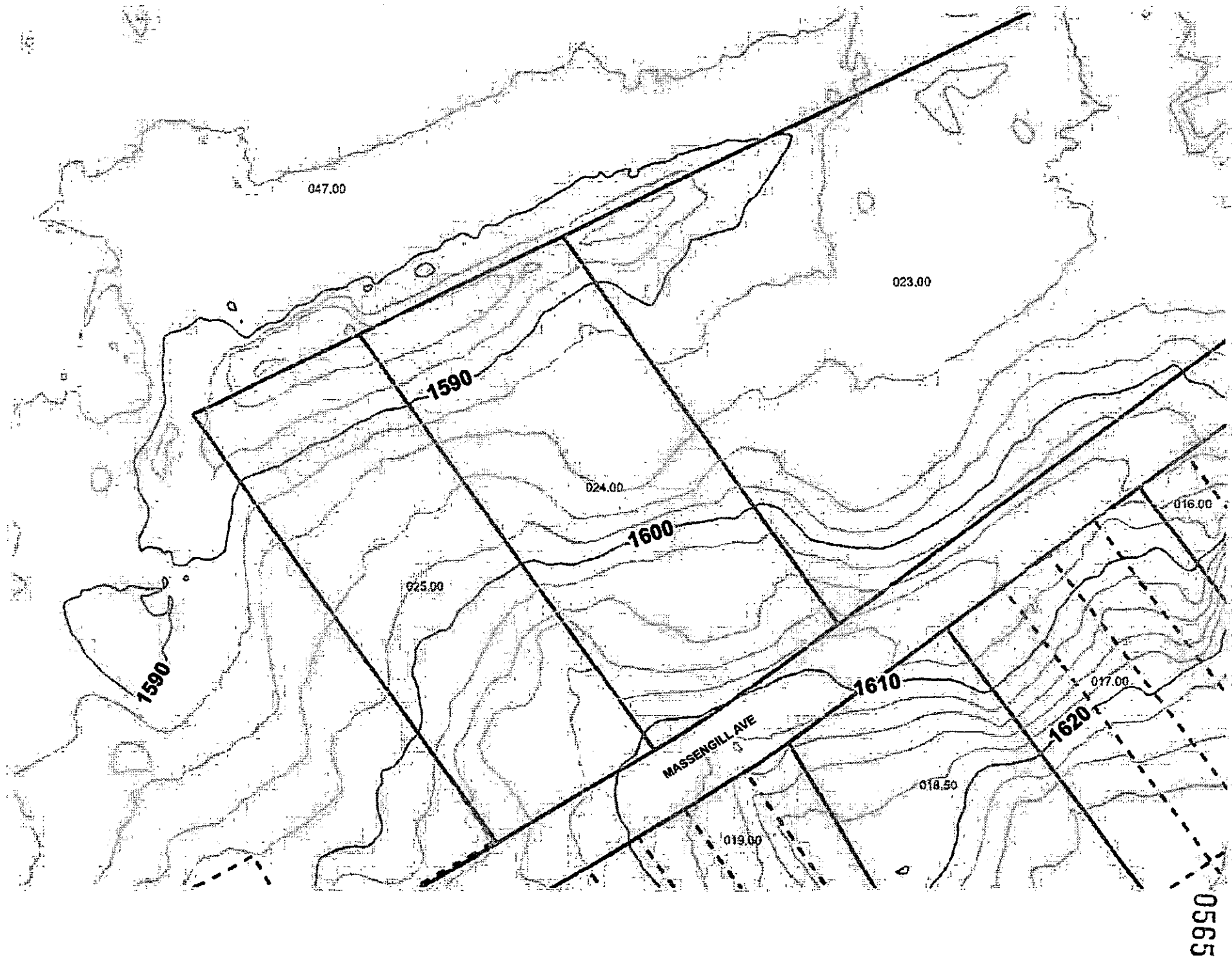
MASSENGILL AVE

HIGHWAY 126

0567

007.00

014.00

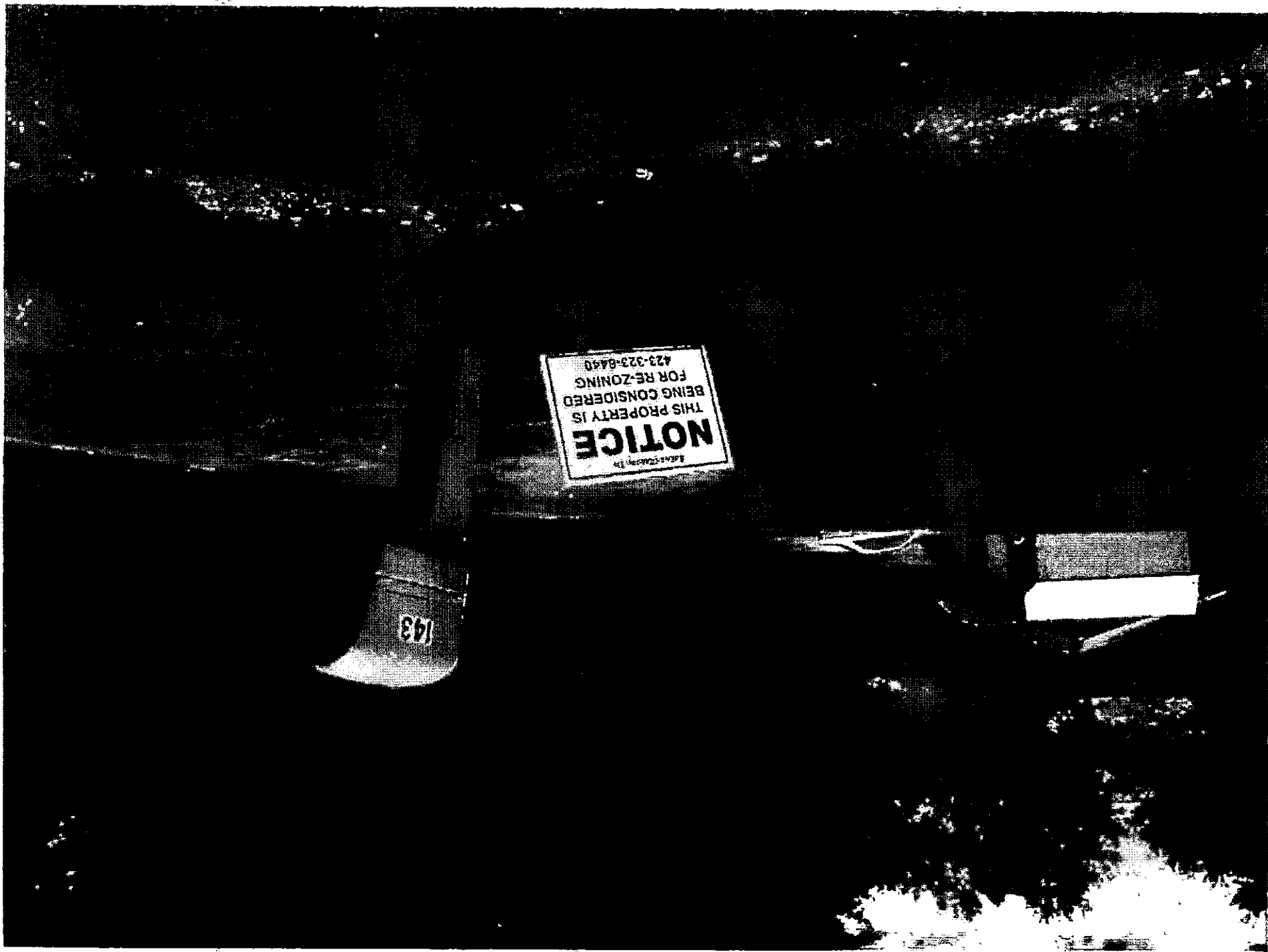


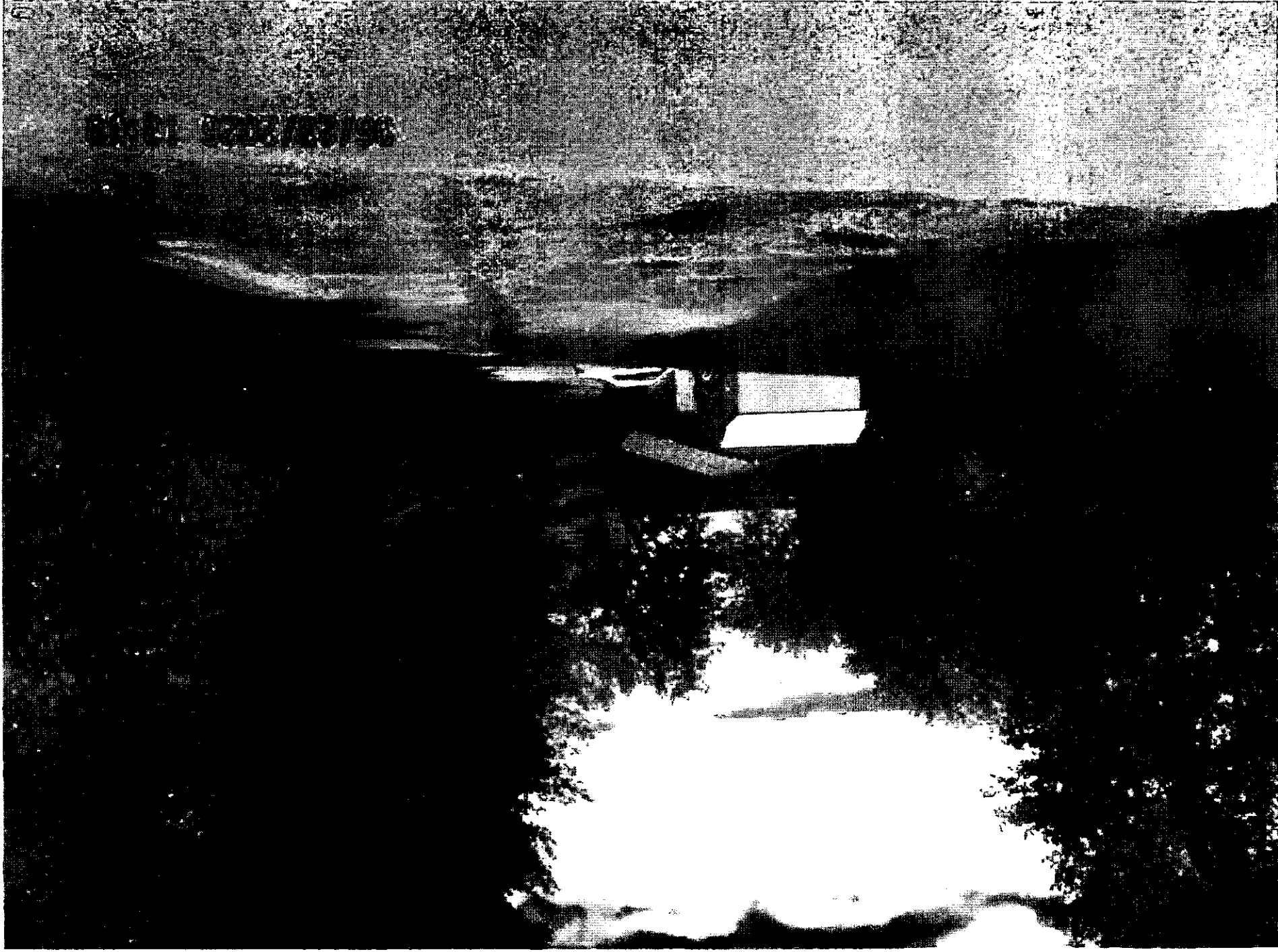
POORE ERIC
137 MASSENGILL AVE
BLOUNTVILLE TN 37617

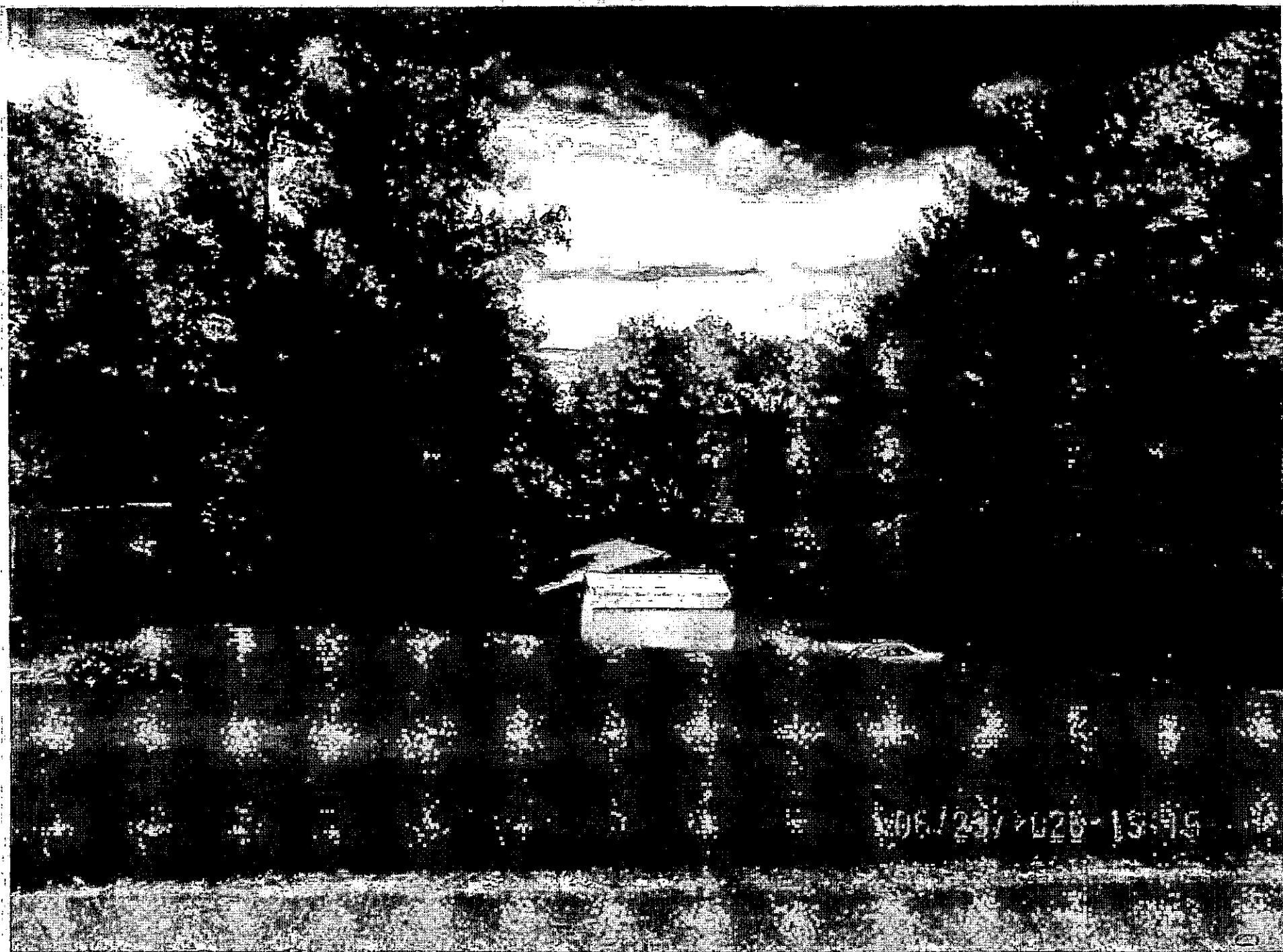
CHOPPING WOOD LLC
12 HOMESTEAD AVE
BUTLER NJ 07405

DIAMOND KATIE LYNNE
144 MASSENGILL AVE
BLOUNTVILLE TN 37617

TRIVETTE CHRISTOPHER PRESTON
3219 HWY 126
BLOUNTVILLE TN 37617







006/23/7020-18-95

Case #2

R-1 to A-1

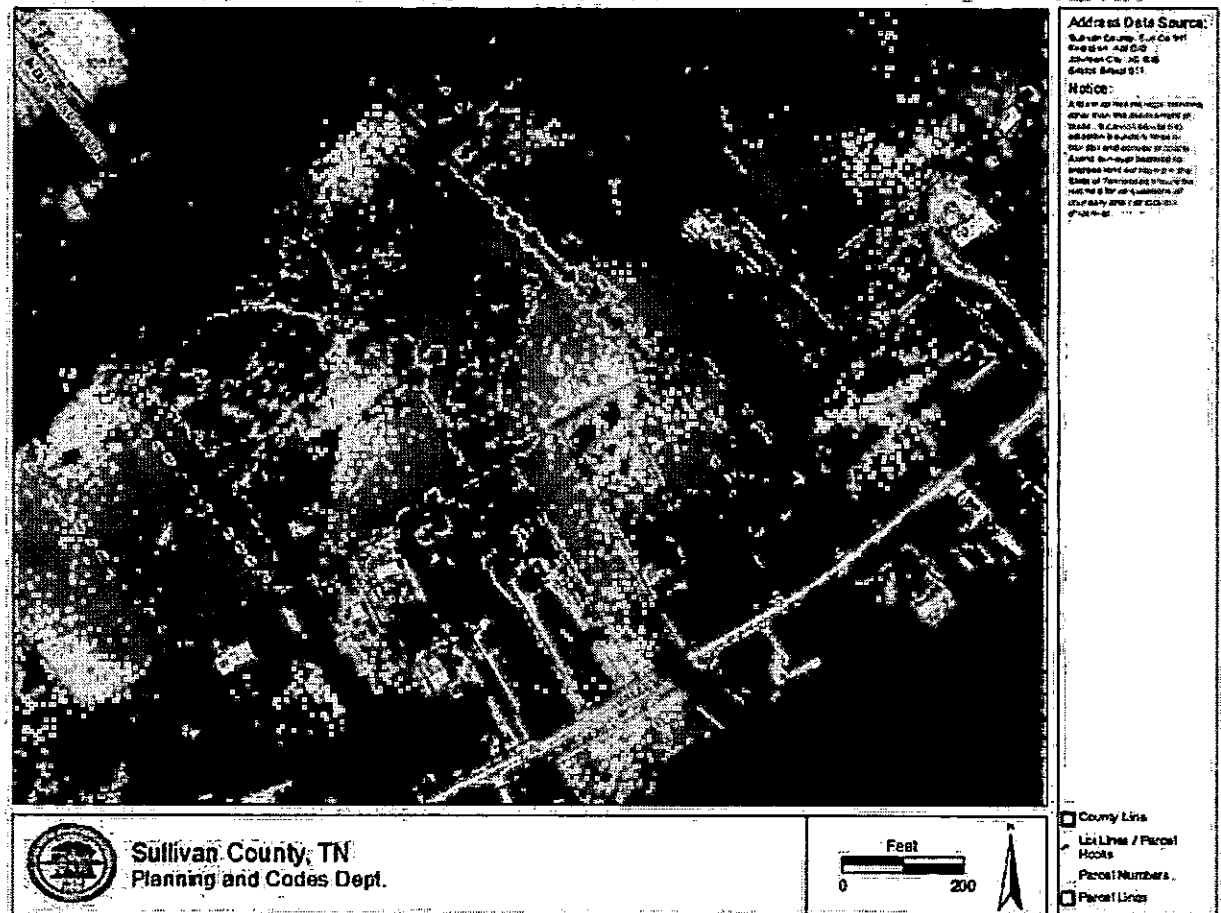
**R-1 (Low Density/Single-Family Residential District) to A-1 (General Agricultural/Estate Residential District) for the purpose of agricultural use.
Tax Map 064, Parcel 097.60**

for RDZ Enterprises

**Sullivan County Regional Planning Commission
voted to send a favorable recommendation
to the County Commission**

466 Valley Drive, Blountville

**Civil District 5th
Commission District 4th
(Cole, Crosswhite, Leonard)**



0570

F2. Rezoning request from RDZ ENTP to rezone the property located at 466 Valley Drive, Blountville, TN 37617 from R-1 (Low Density/Single-Family Residential District) to A-1 (General Agricultural/Estate Residential District).

0571

FINDINGS OF FACT—

Landowner:	RDZ ENTP
Applicants:	Same
Representative:	Same
Location:	466 Valley Drive, Blountville, TN 37617
Mailing Address of Owners:	2619 Pearl Street
Civil district:	05
Parcel ID:	Tax Map 064, Parcel 097.60
Subdivision of Record:	NETTIE LEE RHEA PROP
PC1101 Growth Boundary:	Sullivan County Planned Growth Area
Airport Overlay Zone:	Yes
Existing Land Use of Lot:	Agricultural/Open Space
Utility District:	City of Kingsport
Public Sewer:	No
Flood Plain:	None
Existing Zoning:	R-1
Surrounding Zoning:	R-1/A-1/M-1
Surrounding Land Uses:	Commercial/Residential/Jail
2006 Land Use Plan:	Low-Density Residential/Future Commercial Growth Area (Restudy Area)
Lot/Tract Acreage:	5.24 Acres
Neighborhood Opposition:	No

Staff Field Notes and Findings of Facts:

- The applicant has requested to be rezoned from R-1 to A-1 to match the property use of agriculture.
- Staff visited the site to inspect and take pictures.
- The proposed A-1 zoning classification would permit agricultural activities, including farming, livestock, crop production, and other uses customarily associated with agricultural operations.
- Parcel is currently a vacant piece of land.
- The surrounding land uses, and zoning are Residential neighborhood/ single family dwellings on Valley Drive.
- The Future Land Use Map identifies this property as Low Density Residential (R-1).
- Staff recommends for the proposed rezoning, it is consistent with the applicant's stated intent and would allow the property to be used in a manner compatible with agricultural and rural land uses within the surrounding area.

Meeting Notes at Planning Commission:

PETITION TO SULLIVAN COUNTY FOR REZONING

A request for rezoning is made by the person named below; said request to go before the Sullivan Regional Planning Commission for recommendation to the Sullivan County Board of Commissioners.

Date: 5-20-26

Property Owner: RD 3 EUTP

Address: 2619 Pearl St. Kingsport TN 37660

Phone number: 423-292-3797 Email:

Property Identification

Tax Map: 064

Group:

Parcel: 097.60

Zoning Map: 16

Zoning District: R-1

Proposed District: A-1

Civil District: 05

Property Location: 4669 Valley Dr. Blountville TN

Commission District: 04

Purpose of Rezoning: To match property use

Meetings

Planning Commission: Sullivan Co.

Place: Blountville Court House 3411 Hwy 126, Blountville TN

Date: 07-21-2026

Time: 6:00pm

Approved: _____

Denied: _____

County Commission: 08/13/26 Sullivan County

Place: Historic Courthouse 2nd Floor Commission Chambers 3411 Highway 126, Blountville TN

Date: 08/13/26

Time: 6:00 PM

APPROVED 19 YES, 5 ABSENT

Approved: ✓

Denied: _____

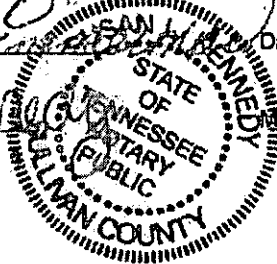
DEED RESTRICTIONS

I understand that rezoning does not release my property from the requirements of private deed/Subdivision restrictions. The undersign, being duly sworn, hereby acknowledges that the information provided in this petition to Sullivan County for Rezoning is true and correct to the best of my information, knowledge and belief.

Owner's Signature: [Signature]

Date:

Notary Public: [Signature]



My Commission Expires: 02-21-29

pd cash 8203
#41702

Agenda subject voting report

Meeting name

Sullivan County Work Session August 13 2026

8/13/2026

8 Case 2
Vote

0573

Description

Case 2) RDZ Enterprises, 466 Valley Drive, Blountville, R-1 to A-1, for the purpose of agricultural use. 4th Commission District.

Public Hearing on Case #2/RDZ Enterprises

Vote on Case #2/RDZ Enterprises

Chairman

Gardner, John

Total vote result

Voting start time 6:07:35 PM
Voting stop time 6:07:55 PM
Voting configuration Vote
Voting mode Open
Vote result

Yes	19
Abstain	0
No	0
Total Present	19
Absent	5

Group voting result

Group	Yes	Absent
No group	19	0
Total result		19

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Calton, Darlene ()	X			
Carr, Joe ()				X
Cole, Michael ()	X			
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
Glover, Hershel ()	X			
Harvey, Cheryl ()	X			
Hayes, David ()	X			
Hopper, Barry ()	X			
Horne, Daniel ()				X
Ireson, Mark ()	X			
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			
McMurray, Joe ()				X
Means, Jessica ()				X

Agenda subject voting report

Meeting name

Sullivan County Work Session August 13 2026

8/13/2026

Name	Yes	Abstain	No	Absent
Pierce, Archie ()	X			
Stidham, Gary ()	X			
Vanover, Zane ()	X			
Ward, Travis ()				X

0574

Tennessee Property Assessment Data - Parcel Details Report - <https://assessment.cdn.in.gov/>

Sullivan (082)

Tax Year 2026 | Reappraisal 2025

Jan 1 Owner

RDZ ENTERPRISES GP

2619 PEARL ST

KINGSPORT TN 37660

Current Owner

VALLEY DR

City Map:

064

Group:

Parcel:

097.60

PI:

SI:

000

Value Information

Land Market Value: \$57,500

Improvement Value: \$0

Total Market Appraisal: \$57,500

Assessment Percentage: 25%

Assessment: \$14,375

Subdivision Data

Subdivision:

NETTIE LEE RHEA PROP

Plat Book:

56

Plat Page:

506

Block:

Lot:

2

Additional Information

General Information

Class: 00 - Residential

City #:

Special Service District 1: 000

District: 05

Number of Buildings: 0

Utilities - Water/Sewer: 03 - PUBLIC / INDIVIDUAL

Utilities - Gas/Gas Type: 00 - NONE

City:

Special Service District 2: 000

Neighborhood: V01

Number of Mobile Homes: 0

Utilities - Electricity: 01 - PUBLIC

Zoning: R-1

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
------------	------	-------------	------------

Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 5.24

Calculated Acres: 0

Total Land Units: 5.24

Land Code	Soil Class	Units
-----------	------------	-------

03 - SMALL TRACT

5.24

0575

Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
10/17/2019	\$0	3354	2156		QC - QUITCLAIM DEED	-
7/1/2019	\$26,514	3340	473	V - VACANT	WD - WARRANTY DEED	N - NON-ARM'S LENGTH
7/25/2011	\$0	WB129	613		-	-
6/6/1984	\$0	401C	701		-	-
5/21/1984	\$0	399C	753		-	-
1/1/1984	\$29,600	401C	701	V - VACANT	WD - WARRANTY DEED	A - ACCEPTED

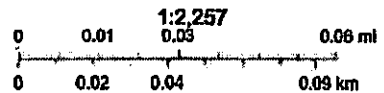
0576

Sullivan County - Parcel: 064 097.60



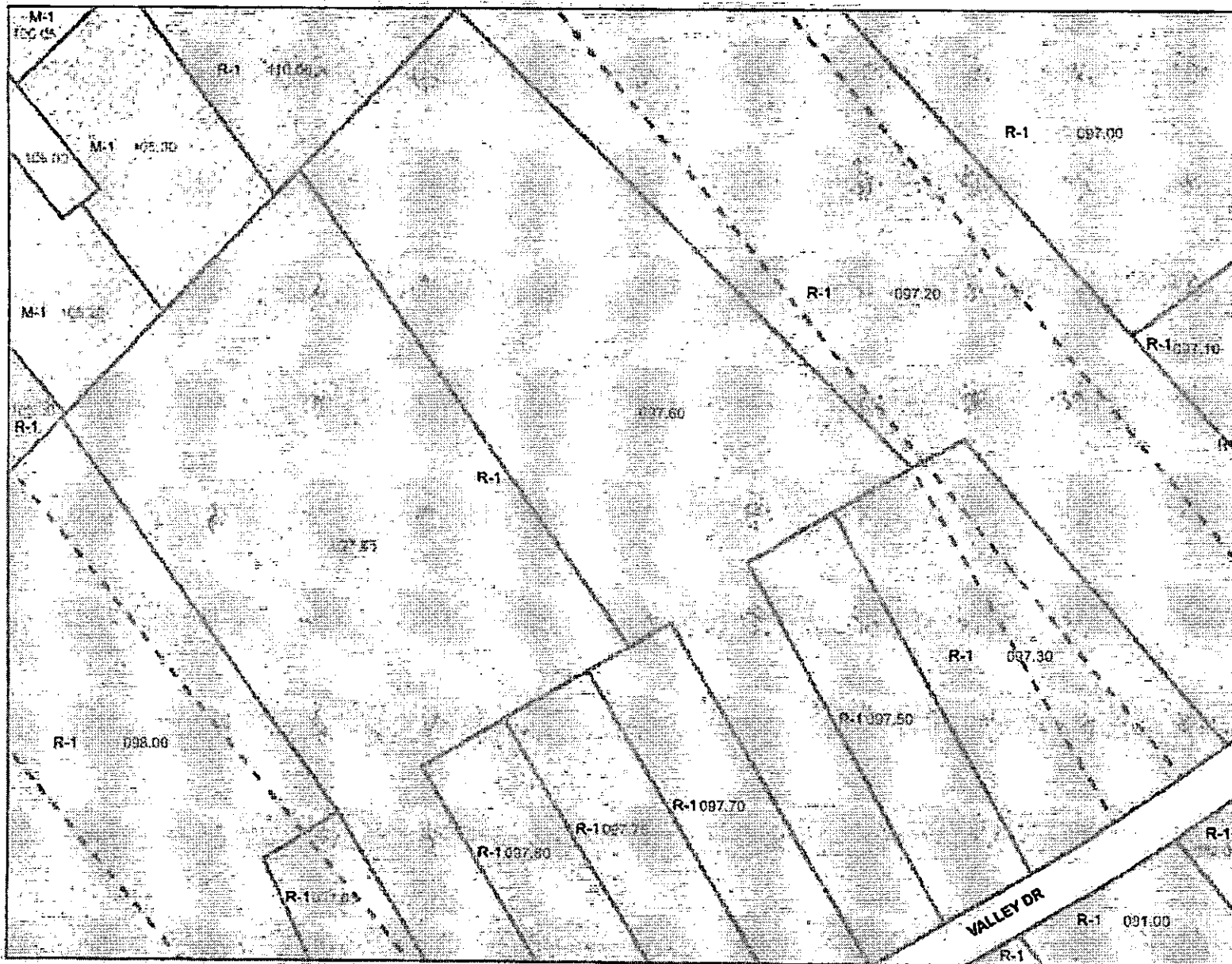
Date: May 20, 2026

County: SULLIVAN
Owner: RDZ ENTERPRISES GP
Address: VALLEY DR
Parcel ID: 064 097.60
Deeded Acreage: 5.24
Calculated Acreage: 0
Vexcel Imagery Date: 2023



State of Tennessee, Comptroller of the Treasury, Division of Property Assessments (DPA), Esri Community Maps Contributors, Consortium of Kentucky, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc., METANADA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS

The property lines are compiled from information maintained by your local county Assessor's office but are not conclusive evidence of property ownership in any court of law.



Address Data Source

Sullivan County: Sull Co 911
Kingsport: Kpt GIS
Johnson City: JC GIS
Bristol: Bristol 911

Notice:

A tax map has no legal standing other than the assessment of taxes. It cannot be used to establish boundary lines or transfer and convey property. A land surveyor licensed to practice land surveying in the State of Tennessee should be retained for all questions of boundary and / or location of lot lines.

- ☐ County Line
- ☐ Lot Lines / Parcel Hooks
- ☐ Parcel Numbers
- ☐ Parcel Lines
- ☐ Kingsport UGB
- ☐ Current Zoning
- ☐ M-1
- ☐ R-1

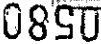


Sullivan County, TN
Planning and Codes Dept.

Flood Insurance Rate Map (FIRM) 2024
Flood Insurance Rate Map (FIRM) 2024
Zone A - No Base Flood Elevation
Zone AE - Special Flood Hazard Area
Zone AH - High Flood Hazard Area
Zone A19 - Very High Flood Hazard Area
Zone A20 - Very High Flood Hazard Area
Zone A21 - Very High Flood Hazard Area
Zone A22 - Very High Flood Hazard Area
Zone A23 - Very High Flood Hazard Area
Zone A24 - Very High Flood Hazard Area
Zone A25 - Very High Flood Hazard Area
Zone A26 - Very High Flood Hazard Area
Zone A27 - Very High Flood Hazard Area
Zone A28 - Very High Flood Hazard Area
Zone A29 - Very High Flood Hazard Area
Zone A30 - Very High Flood Hazard Area
Zone A31 - Very High Flood Hazard Area
Zone A32 - Very High Flood Hazard Area
Zone A33 - Very High Flood Hazard Area
Zone A34 - Very High Flood Hazard Area
Zone A35 - Very High Flood Hazard Area
Zone A36 - Very High Flood Hazard Area
Zone A37 - Very High Flood Hazard Area
Zone A38 - Very High Flood Hazard Area
Zone A39 - Very High Flood Hazard Area
Zone A40 - Very High Flood Hazard Area
Zone A41 - Very High Flood Hazard Area
Zone A42 - Very High Flood Hazard Area
Zone A43 - Very High Flood Hazard Area
Zone A44 - Very High Flood Hazard Area
Zone A45 - Very High Flood Hazard Area
Zone A46 - Very High Flood Hazard Area
Zone A47 - Very High Flood Hazard Area
Zone A48 - Very High Flood Hazard Area
Zone A49 - Very High Flood Hazard Area
Zone A50 - Very High Flood Hazard Area
Zone A51 - Very High Flood Hazard Area
Zone A52 - Very High Flood Hazard Area
Zone A53 - Very High Flood Hazard Area
Zone A54 - Very High Flood Hazard Area
Zone A55 - Very High Flood Hazard Area
Zone A56 - Very High Flood Hazard Area
Zone A57 - Very High Flood Hazard Area
Zone A58 - Very High Flood Hazard Area
Zone A59 - Very High Flood Hazard Area
Zone A60 - Very High Flood Hazard Area
Zone A61 - Very High Flood Hazard Area
Zone A62 - Very High Flood Hazard Area
Zone A63 - Very High Flood Hazard Area
Zone A64 - Very High Flood Hazard Area
Zone A65 - Very High Flood Hazard Area
Zone A66 - Very High Flood Hazard Area
Zone A67 - Very High Flood Hazard Area
Zone A68 - Very High Flood Hazard Area
Zone A69 - Very High Flood Hazard Area
Zone A70 - Very High Flood Hazard Area
Zone A71 - Very High Flood Hazard Area
Zone A72 - Very High Flood Hazard Area
Zone A73 - Very High Flood Hazard Area
Zone A74 - Very High Flood Hazard Area
Zone A75 - Very High Flood Hazard Area
Zone A76 - Very High Flood Hazard Area
Zone A77 - Very High Flood Hazard Area
Zone A78 - Very High Flood Hazard Area
Zone A79 - Very High Flood Hazard Area
Zone A80 - Very High Flood Hazard Area
Zone A81 - Very High Flood Hazard Area
Zone A82 - Very High Flood Hazard Area
Zone A83 - Very High Flood Hazard Area
Zone A84 - Very High Flood Hazard Area
Zone A85 - Very High Flood Hazard Area
Zone A86 - Very High Flood Hazard Area
Zone A87 - Very High Flood Hazard Area
Zone A88 - Very High Flood Hazard Area
Zone A89 - Very High Flood Hazard Area
Zone A90 - Very High Flood Hazard Area
Zone A91 - Very High Flood Hazard Area
Zone A92 - Very High Flood Hazard Area
Zone A93 - Very High Flood Hazard Area
Zone A94 - Very High Flood Hazard Area
Zone A95 - Very High Flood Hazard Area
Zone A96 - Very High Flood Hazard Area
Zone A97 - Very High Flood Hazard Area
Zone A98 - Very High Flood Hazard Area
Zone A99 - Very High Flood Hazard Area
Zone A100 - Very High Flood Hazard Area



0578



MARINEAU MICHAEL II
241 SHIPLEY FERRY ROAD
BLOUNTVILLE TN 37617

HORTON JAMES E &
SHERIE M
424 VALLEY DR
BLOUNTVILLE TN 37617

JOHNSON JOSEPH A &
CATHY L
440 VALLEY DR
BLOUNTVILLE TN 37617

DEPEW NANCY BERKLEY
458 VALLEY DR
BLOUNTVILLE TN 37617

CRAIN REBECCA A &
WILLIAM M JR
491 VALLEY DR
BLOUNTVILLE TN 37617

HULSE BRENT D
476 VALLEY DR
BLOUNTVILLE TN 37617

TOLIVER KIMSEY ALLEN
498 VALLEY DR
BLOUNTVILLE TN 37617

Sullivan County, TN

NOTICE

THIS PROPERTY IS
BEING CONSIDERED
FOR RE-ZONING
423-323-6440



0583

Case #3

R-1 to A-1

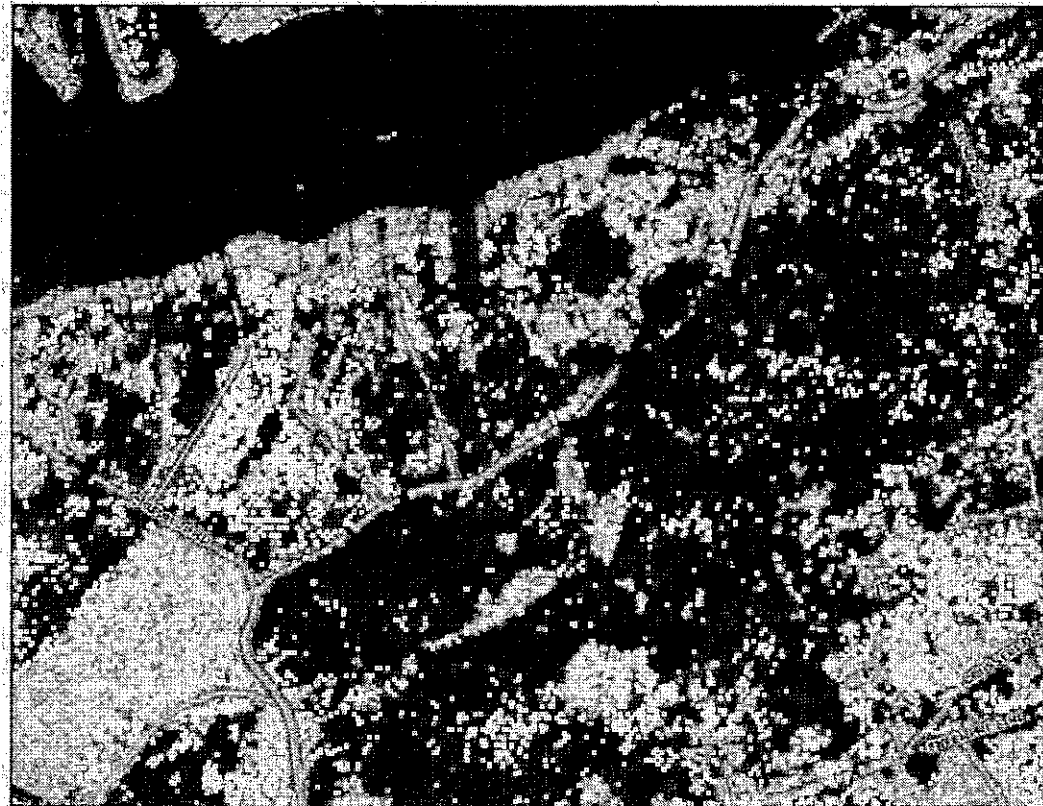
R-1 (Low Density/Single-Family Residential District) to A-1
(General Agricultural/Estate Residential District) for the
purpose of agricultural use.
Tax Map 096, Parcel 071.01

for Donald Tittle

Sullivan County Regional Planning Commission
voted to send a favorable recommendation
to the County Commission

489 Summer Sound Road, Piney Flats

Civil District 8th
Commission District 5th
(Glover, King)



Sullivan County, TN
Planning and Codes Dept.



Address Data Source:
Sullivan County, TN
Sullivan County, TN
Sullivan County, TN

Notice:
This is a preliminary map
and should not be used for
any legal purposes. It is
subject to change without
notice. The user assumes
all responsibility for the
accuracy of the information
provided.

- ☐ County Line
- ☐ Lot Lines / Parcel
- ☐ Hops
- ☐ Parcel Numbers
- ☐ Parcel Lines

0584

F3. Rezoning request from Donald Tittle to rezone their property located at 489 Summer Sound Road, Piney Flats, TN 37686 from R-1 (Low Density/Single-Family Residential District) to A-1 (General Agricultural/Estate Residential District).

FINDINGS OF FACT--

Landowner:	Donald Tittle
Applicants:	Same
Representative:	Same
Location:	489 Summer Sound Road, Piney Flats, TN 37686
Mailing Address of Owners:	Same
Civil district:	08
Parcel ID:	Tax Map 096, Parcel 071.01
Subdivision of Record:	N/A
PC1101 Growth Boundary:	Sullivan County Rural Area
Airport Overlay Zone:	No
Existing Land Use of Lot:	Residential/Open Space
Utility District:	Blountville
Public Sewer:	No
Flood Plain:	None
Existing Zoning:	R-1
Surrounding Zoning:	R-1/A-1
Surrounding Land Uses:	Residential
2006 Land Use Plan:	Low-Density Residential
Lot/Tract Acreage:	6.60 Acres
Neighborhood Opposition:	No

Staff Field Notes and Findings of Facts:

- The applicant has requested rezoning from R-1 to A-1 to match the property use of agriculture.
- Staff visited the site to inspect and take pictures.
- The requested rezoning from R-1 to A-1 is compatible with the property's rural character and surrounding land use patterns.
- The surrounding land uses, and zoning are Residential neighborhood/ single family dwellings on Summer Sound Road.
- The Future Land Use Map identifies this property as Low Density Residential (R-1).
- The proposed rezoning will permit the property to be utilized for agricultural purposes consistent with the applicant's stated intent.
- A-1 zoning classification is intended to accommodate agricultural activities, open space, and low-density residential development within a rural setting.
- The property size and configuration are conducive to farming, gardening, livestock, and other customary agricultural activities.
- Property currently has one residential property to the right side and then a large area on the left side vacant after you pass his son's parcel in the middle.
- Property consists of approximately 6.60 acres, which provides sufficient acreage to support agricultural and rural residential uses.
- Staff recommend for the proposed rezoning as it is consistent with the applicant's stated intent for the use of the property.

Meeting Notes at Planning Commission:

PETITION TO SULLIVAN COUNTY FOR REZONING

A request for rezoning is made by the person named below; said request to go before the SULLIVAN COUNTY Regional Planning Commission for recommendation to the Sullivan County Board of Commissioners.

Date: 6/15/2026

Property Owner: DONALD E. TITTLE

Address: 489 Summer Sound Rd
Piney Flats, Tenn 37686

Phone number: 423-484 9501

Email: donittle1950@gmail.com

Property Identification

Tax Map: 096

Group:

Parcel: 071 01

Zoning Map: 17

Zoning District: R-1

Proposed District: A-1

Civil District: 08

Property Location: 489 Summer Sound Rd.

Commission District: 05

Purpose of Rezoning: Farming

MeetingsPlanning Commission:

Place: Historic Courthouse / 3411 Highway 126 Blountville, TN

Date: July 21 2026

Time: 6pm

Approved: _____

Denied: _____

County Commission:

Place: Historic Courthouse 2nd Floor Commission Chambers 3411 Highway 126, Blountville TN

Date: August 13 2026

Time: 6:00 PM

FAILED 4 YES, 16 NO, 4 ABSENT

Approved: _____

Denied: _____

pd 6/15/26
receipt # 41799
credit card 203.00

DEED RESTRICTIONS

I understand that rezoning does not release my property from the requirements of private deed/Subdivision restrictions. The undersign, being duly sworn, hereby acknowledges that the information provided in this petition to Sullivan County for Rezoning is true and correct to the best of my information, knowledge and belief.

Owner's Signature: Donald E. Tittle

Date: 06/15/2026

Notary Public: Susan L. Kennedy

My Commission Expires: 02-21-29



Agenda subject voting report

Meeting name

Sullivan County Work Session August 13 2026

8/13/2026

9 Case 3
Vote

0587

Description

Case 3) Donald Tittle, 489 Summer Sand Road, Piney Flats, R-1 to A-1, for the purpose of agricultural use. 5th Commission District.

Public Hearing on Case #3/Tittle

Vote on Case #3/Tittle

Chairman

Gardner, John

Total vote result

Voting start time 6:27:14 PM
Voting stop time 6:27:45 PM
Voting configuration Vote
Voting mode Open
Vote result

Yes	4
Abstain	0
No	16
Total Present	20
Absent	4

Group voting result

Group	Yes	No	Absent
No group	4	16	0
Total result	4	16	04

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()			X	
Calton, Darlene ()	X			
Carr, Joe ()	X			
Cole, Michael ()			X	
Crawford, Larry ()			X	
Cross, Andrew ()			X	
Crosswhite, Joyce ()			X	
Gardner, John ()			X	
Glover, Hershel ()			X	
Harvey, Cheryl ()			X	
Hayes, David ()	X			
Hopper, Barry ()			X	
Horne, Daniel ()				X
Ireson, Mark ()			X	
Jones, Sam ()	X			
King, Dwight ()			X	
Leonard, Tony ()			X	
Locke, Hunter ()			X	
McMurray, Joe ()				X
Means, Jessica ()				X
Pierce, Archie ()			X	

Agenda subject voting report

0588

Meeting name

Sullivan County Work Session August 13 2026

8/13/2026

Name	Yes	Abstain	No	Absent
Stidham, Gary ()			X	
Vanover, Zane ()			X	
Ward, Travis ()				X

Tennessee Property Assessment Data - Parcel Details Report - <https://assessment.coltn.gov/>

Sullivan (082)

Tax Year 2026 | Reappraisal 2025

Jan 1 Owner

TITLE DONALD E

489 SUMMER SOUND RD

PINEY FLATS TN 37686

Current Owner

SUMMER SOUND RD 489

Ctrl Map:

096

Group:

Parcel:

071.01

Pl:

St:

000

Value Information

Land Market Value: \$72,600
Improvement Value: \$81,500
Total Market Appraisal: \$154,500
Assessment Percentage: 25%
Assessment: \$38,625

Additional Information

General Information

Class: 00 - Residential

City #:

Special Service District 1: 000

District: 08

Number of Buildings: 1

Utilities - Water/Sewer: 11 - INDIVIDUAL / INDIVIDUAL

Utilities - Gas/Gas Type: 00 - NONE

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
1	WDK - WOOD DECK	8X16	128
1	SHD - SHED	22X20	440

Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 0	Calculated Acres: 6.6	Total Land Units: 6.56
Land Code	Soil Class	Units
04 - IMP SITE		6.56

Residential Building #: 1

Improvement Type:

50 - MANUFACTURED

Exterior Wall:

04 - SIDING AVERAGE

Heat and AC:

7 - HEAT AND COOLING SPLIT

Quality:

0 - BELOW AVERAGE

Square Feet of Living Area:

1224

Foundation:

02 - CONTINUOUS FOOTING

Roof Framing:

02 - GABLE/HIP

Cabinet/Millwork:

03 - AVERAGE

Interior Finish:

07 - DRYWALL

Bath Tiles:

00 - NONE

Shape:

01 - RECTANGLE

Building Sketch



Stories:

1.00

Actual Year Built:

1992

Plumbing Fixtures:

6

Condition:

AV - AVERAGE

Floor System:

04 - WOOD W/ SUB FLOOR

Roof Cover/Deck:

03 - COMPOSITION SHINGLE

Floor Finish:

11 - CARPET COMBINATION

Paint/Decor:

03 - AVERAGE

Electrical:

03 - AVERAGE

Structural Frame:

00 - NONE

Building Areas

Areas	Square Feet
BAS - BASE	1,224
OPU - OPEN PORCH UNFINISHED	192

0589

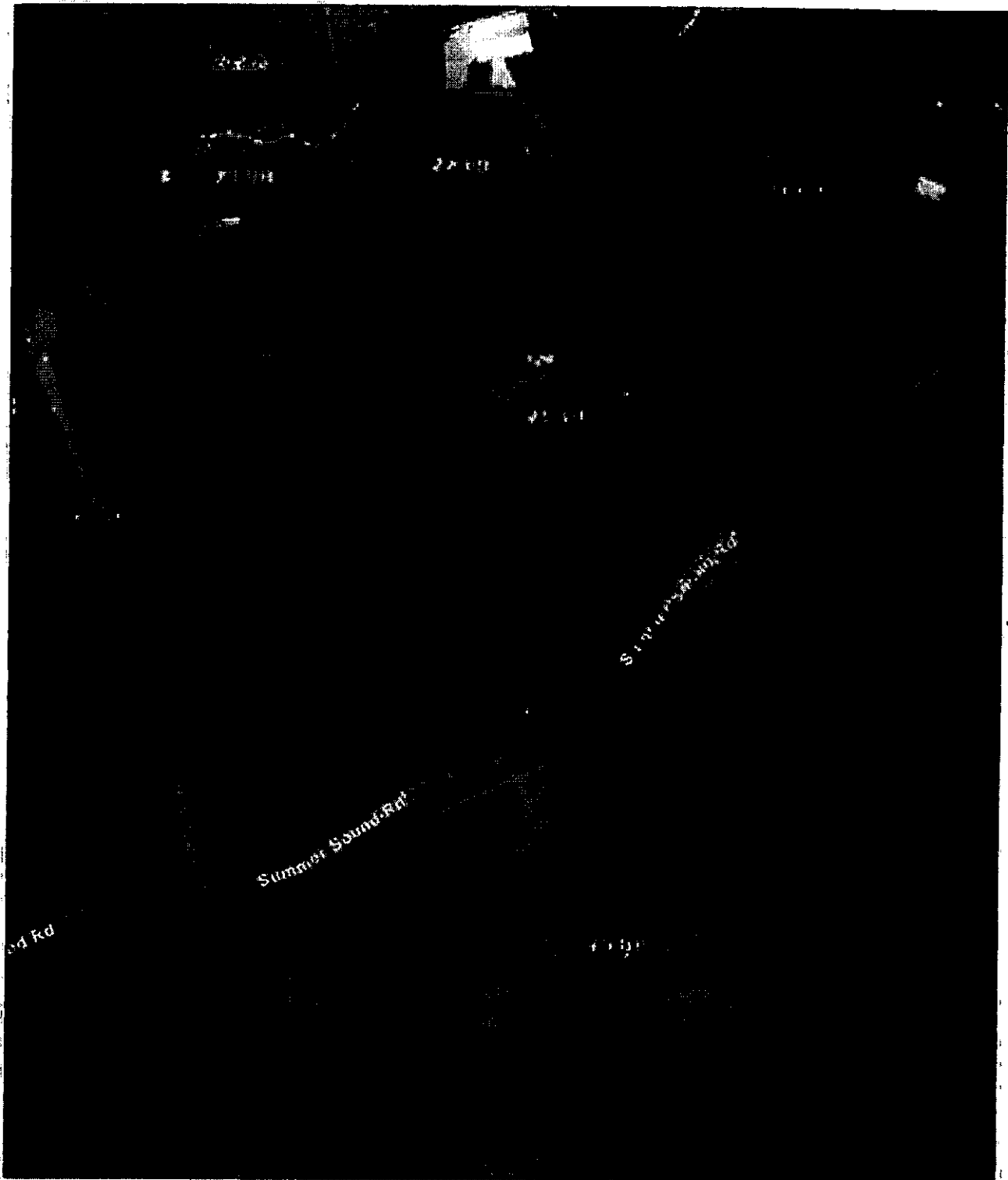
Sale Information

Sale Date	Price	Book	Page	Vacant/Improved	Type Instrument	Qualification
12/9/2021	\$0	3506	799		AF - AFFIDAVIT OF AFFIXATION	-
11/13/2017	\$0	3330	2382		-	-
11/13/2017	\$0	3330	2382		-	-
4/30/1976	\$0	85C	412		-	-

0590

Sullivan County - Parcel: 096 071.01

0591



Date: June 15, 2026

County: SULLIVAN

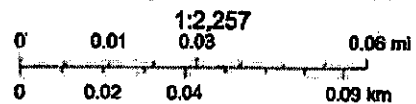
Owner: TITTLE DONALD E

Address: SUMMER SOUND RD 489

Parcel ID: 096 071.01

Deeded Acreage: 0

Calculated Acreage: 6.6



State of Tennessee, Comptroller of the Treasury, Division of Property Assessments (DPA), Esri Community Maps Contributors, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METV, NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS

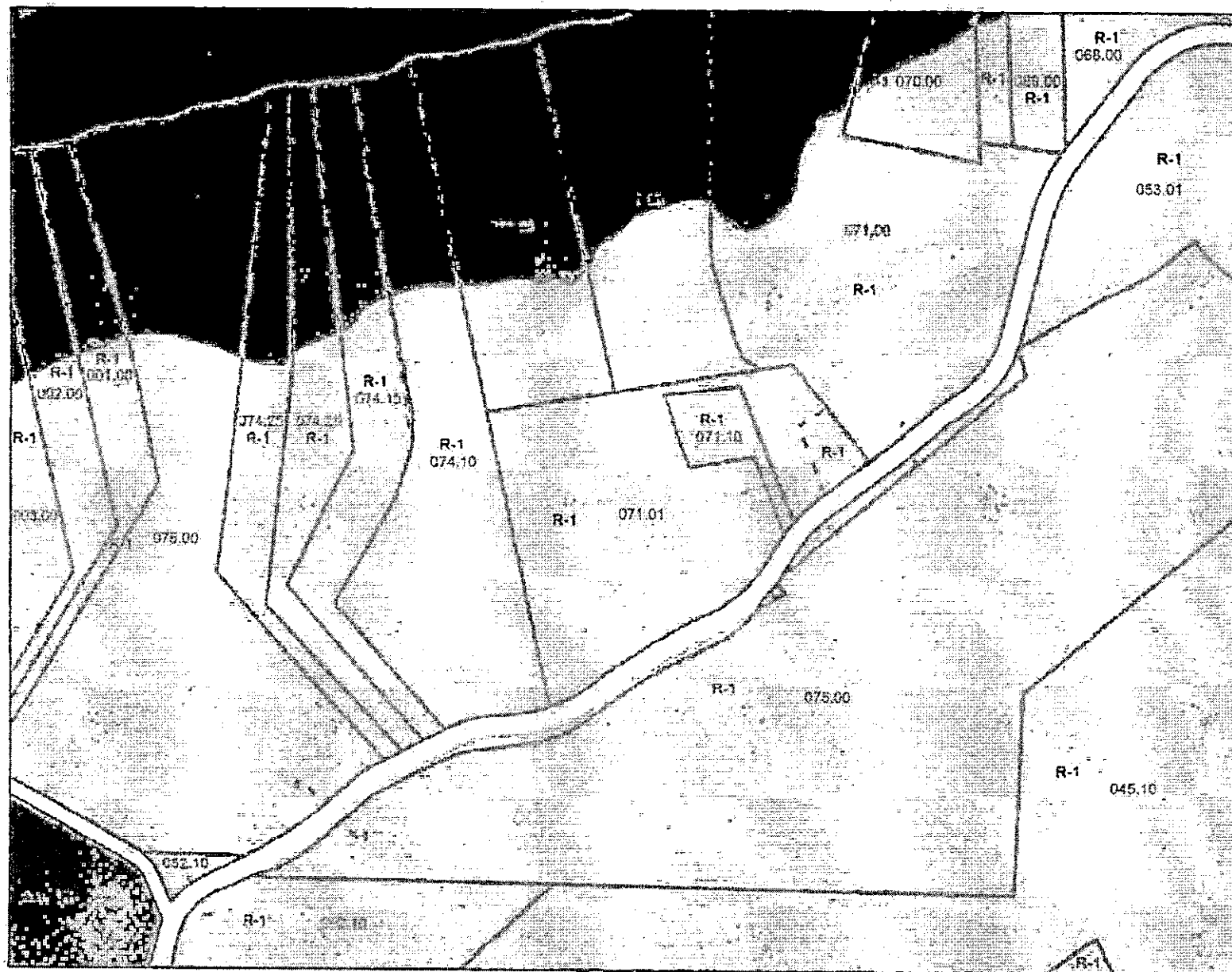
The property lines are extracted from information provided by your local

Address Data Source

Sullivan County: Sull Co 911
 Kingsport: Kpt GIS
 Johnson City: JC GIS
 Bristol: Bristol 911

Notice:

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- ☐ County Line
- ☐ Lot Lines / Parcel Hooks
- ☐ Parcel Numbers
- ☐ Parcel Lines
- ☐ Current Zoning
- ☐ A-1
- ☐ R-1
- ☐ Water

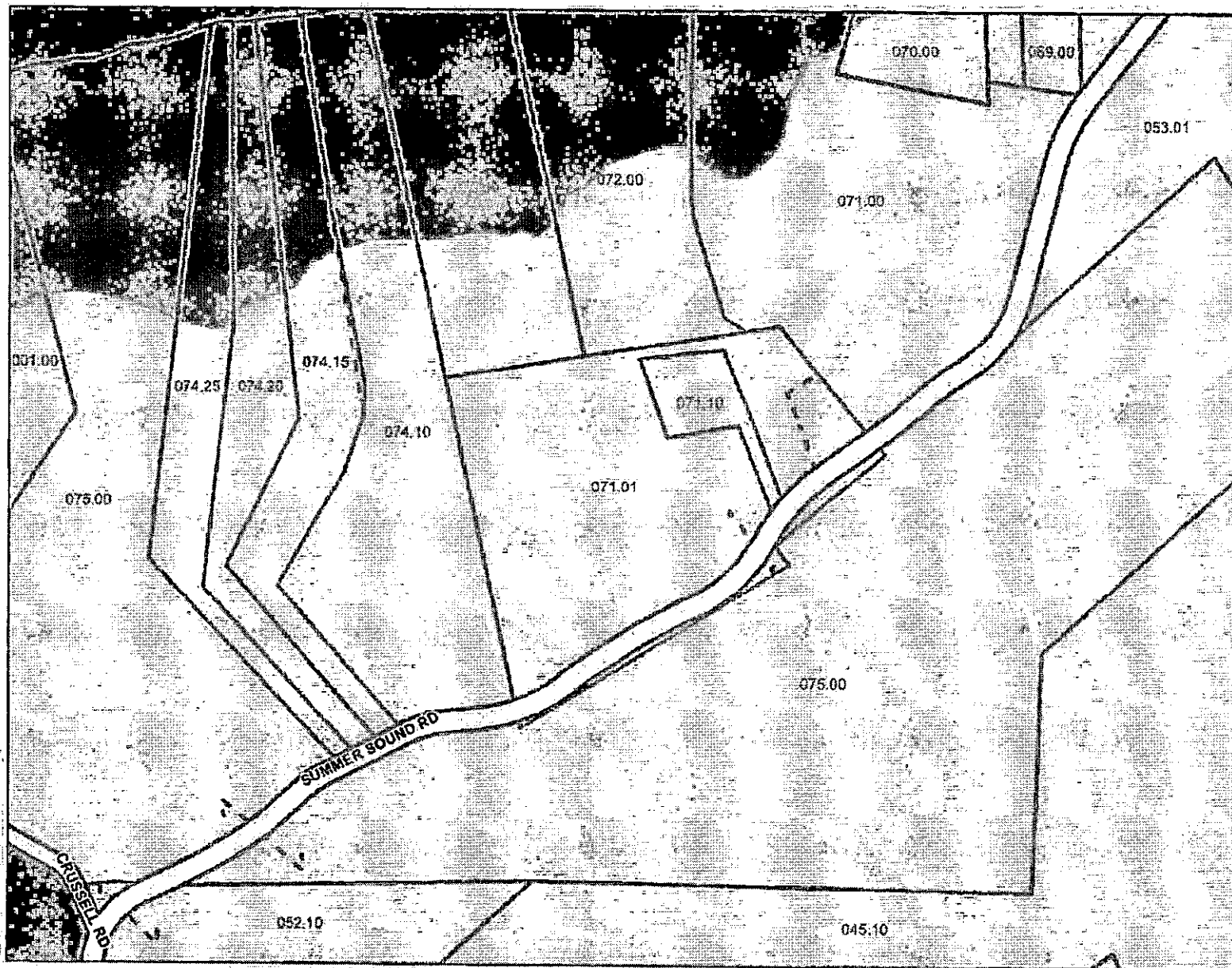
0592



Sullivan County, TN
 Planning and Codes Dept.

Flood Insurance Rate Map (FIRM) 2024
 Flood Insurance Rate Map (FIRM) 2024
 Zone A-1: Area of Minimal Flood Hazard
 Zone A-2: Area of Moderate Flood Hazard
 Zone A-3: Area of High Flood Hazard
 Zone A-4: Area of Very High Flood Hazard
 Zone A-5: Area of Extreme Flood Hazard
 Zone A-6: Area of Special Flood Hazard





Address Data Source:
 Sullivan County: Sull Co 911
 Kingsport: Kpt GIS
 Johnson City: JC GIS
 Bristol: Bristol 911

Notice:
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- ☐ County Line
- ☐ Lot Lines / Parcel Hooks
- ☐ Parcel Numbers
- ☐ Parcel Lines
- Land Use Plan: 2008-2026**
 - ☐ Ag / Single Fam
 - ☐ Res
 - ☐ Low Density Res
 - ☐ Water



Sullivan County, TN
 Planning and Codes Dept.

Flood Insurance Rate Map (FIRM) 2024 (Changes)
 Flood Insurance Rate Map (FIRM) 2024 (Changes) 2834
 Zone A - No Base Flood Elevation Determined
 Zone AE - Base Flood Elevation Determined
 Zone X - 1% Annual Chance Flood Hazard
 Zone X - 0.2% Annual Chance Flood Hazard
 Zone X - 0.01% Annual Chance Flood Hazard



0593

TITTLE JOE E
485 SUMMER SOUND RD
PINEY FLATS TN 37686

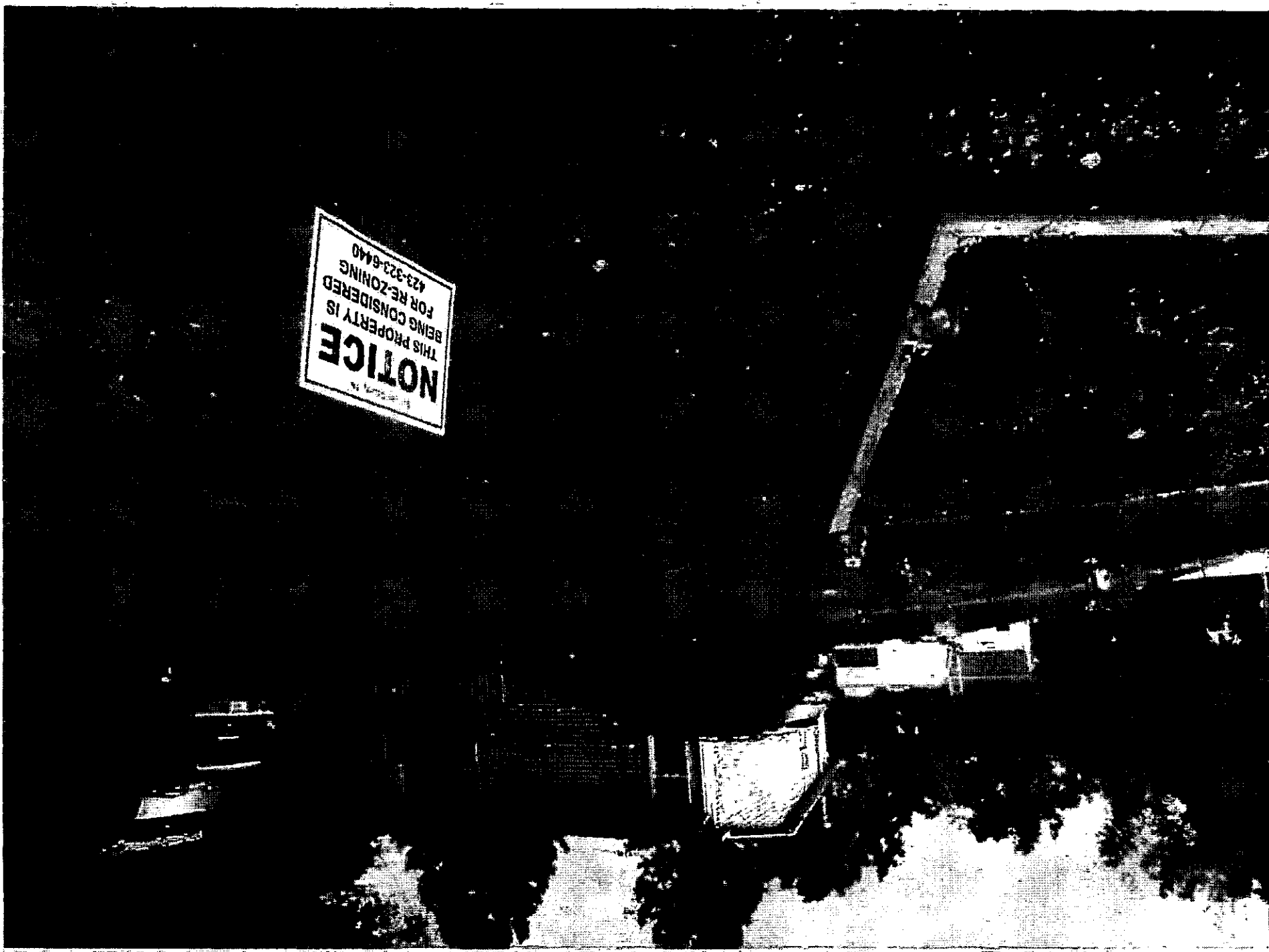
BURRESS JONATHAN WAYNE &
ELIZABETH MAE PAGE
391 SUMMER SOUND RD
PINEY FLATS TN 37686

OSBOLT JOSEPH ANDREW &
PAMELA MARIE
120 BRENTWOOD DR
JOHNSON CITY TN 37601

PIERCY JOEL C &
SHIRLEY J TRUSTEES
228 SHENANDOAH DR
JOHNSON CITY TN 37601

PHILLIPS MARK DAVID
513 SUMMER SOUND RD
PINEY FLATS TN 37686

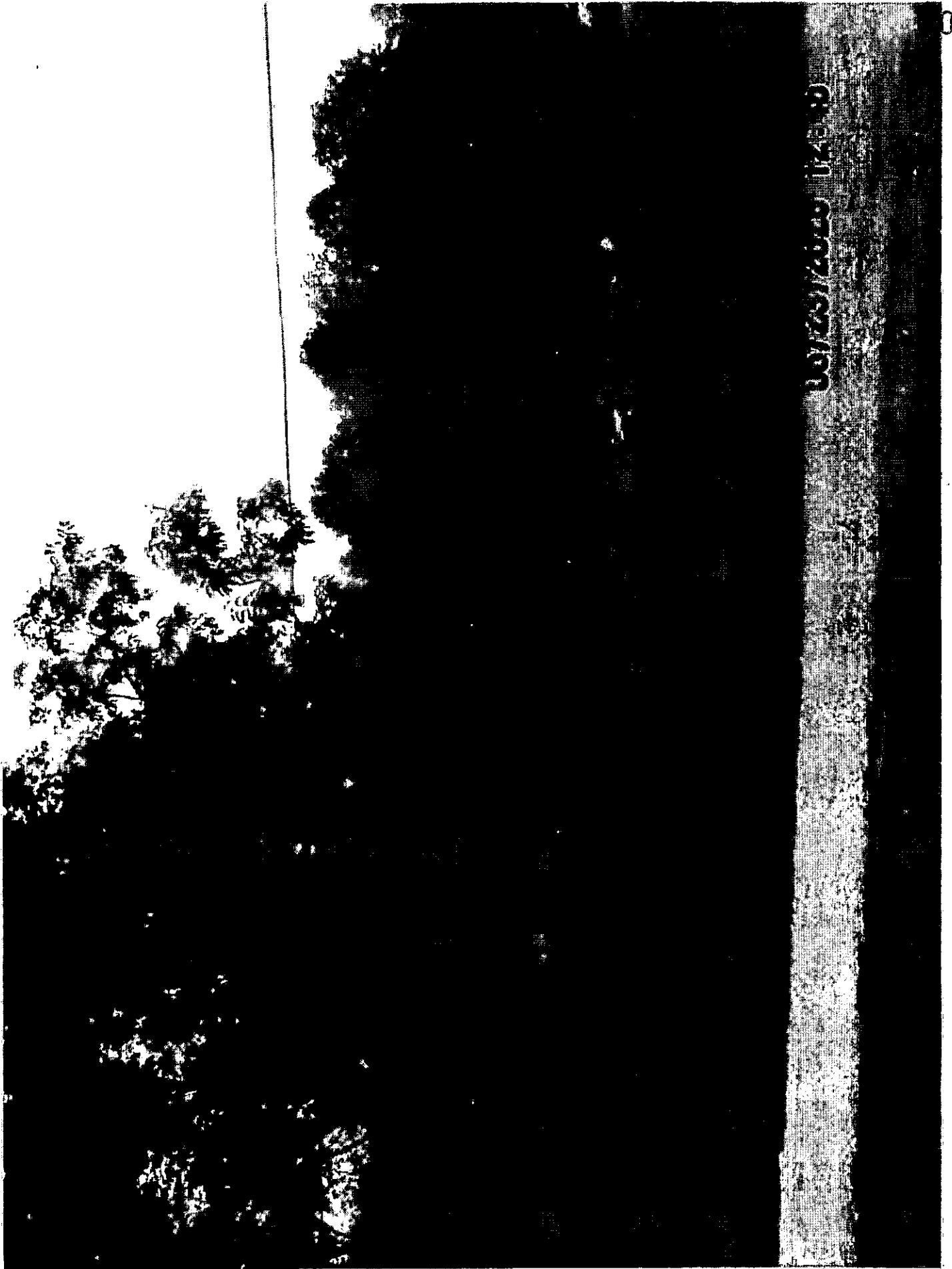
JESSEE BARRY
359 RIVERVIEW RD
BRISTOL TN 37620



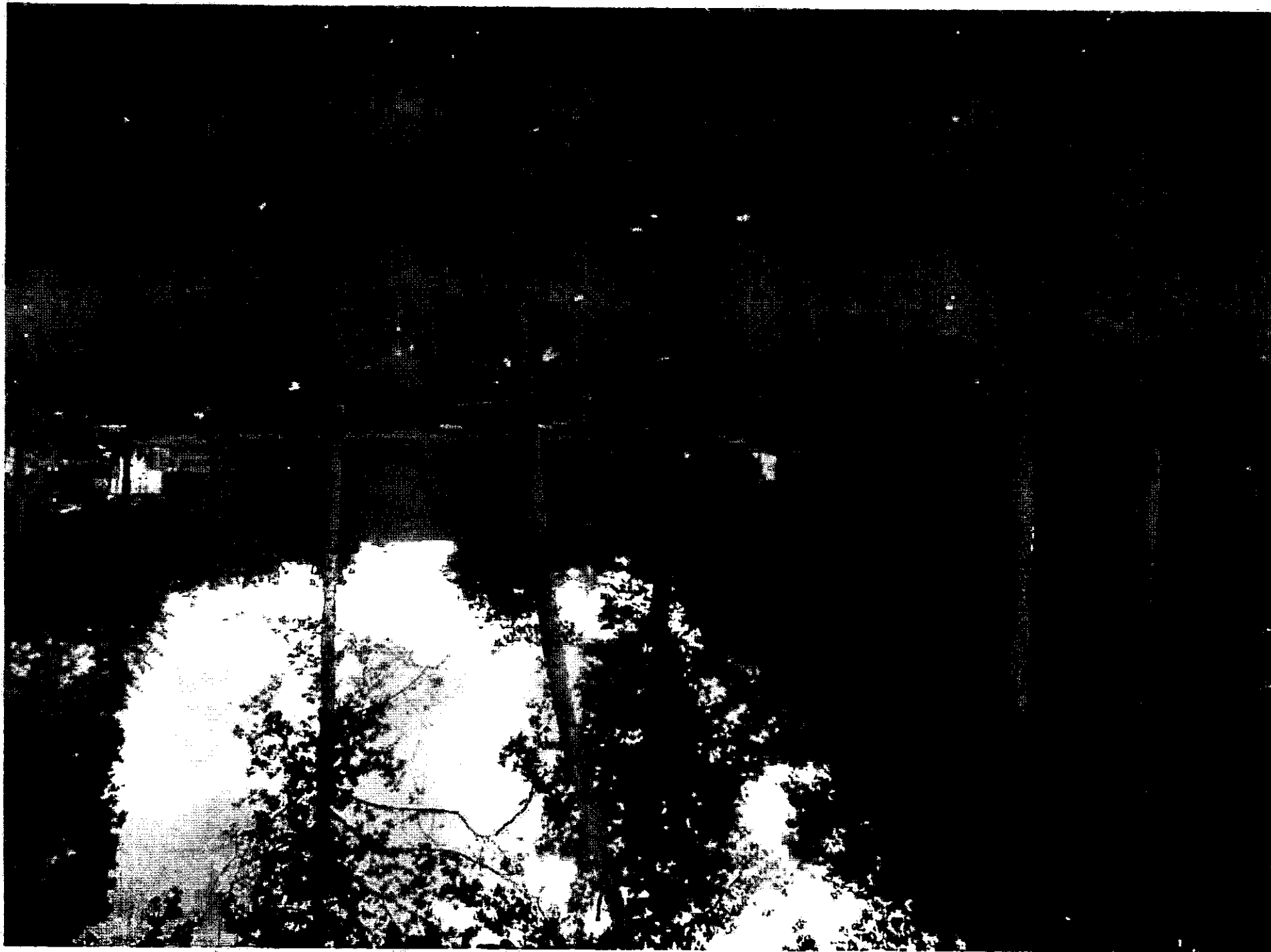


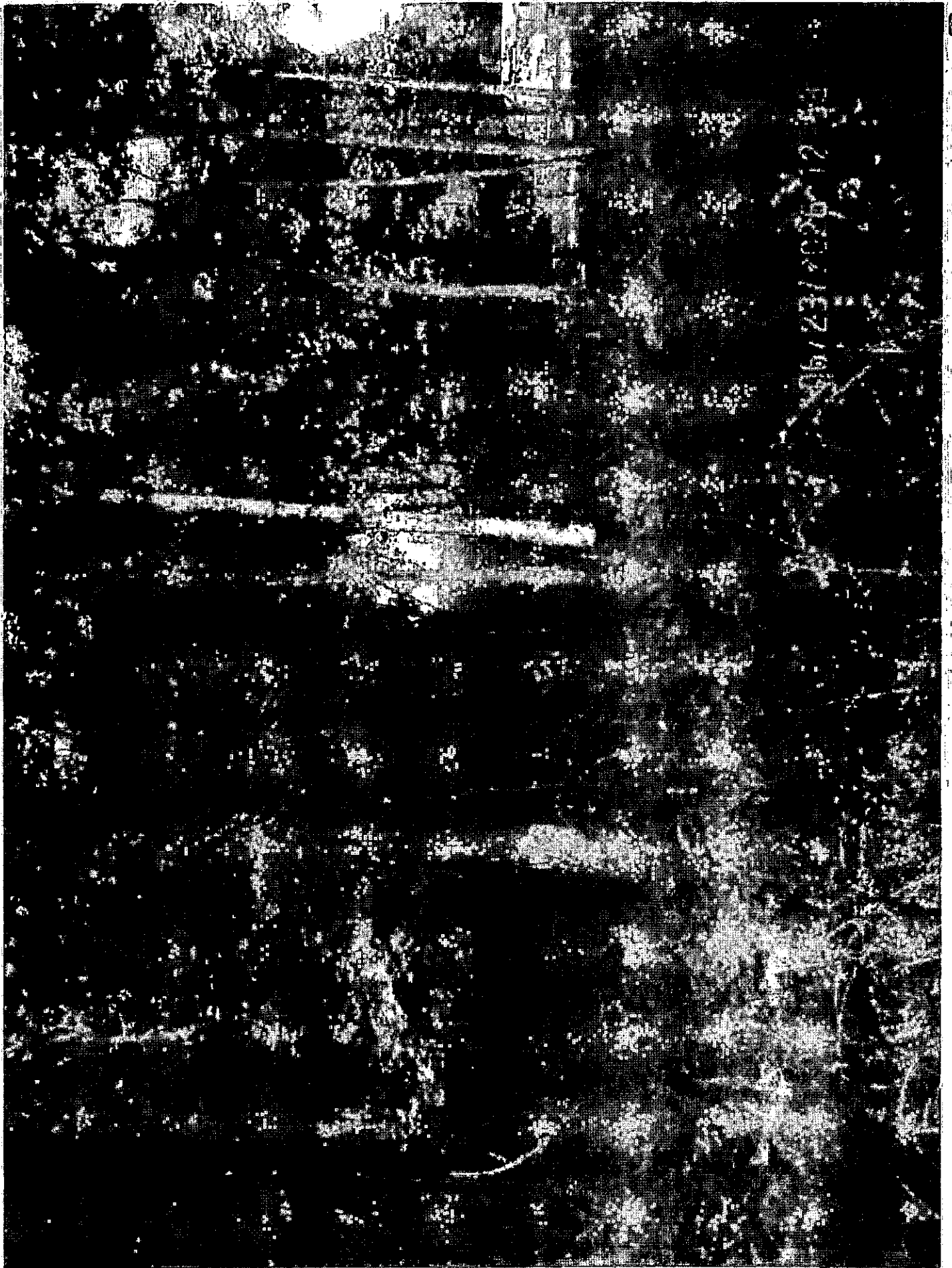
06/23/2026 12:46

06/23/2019 11:48:10

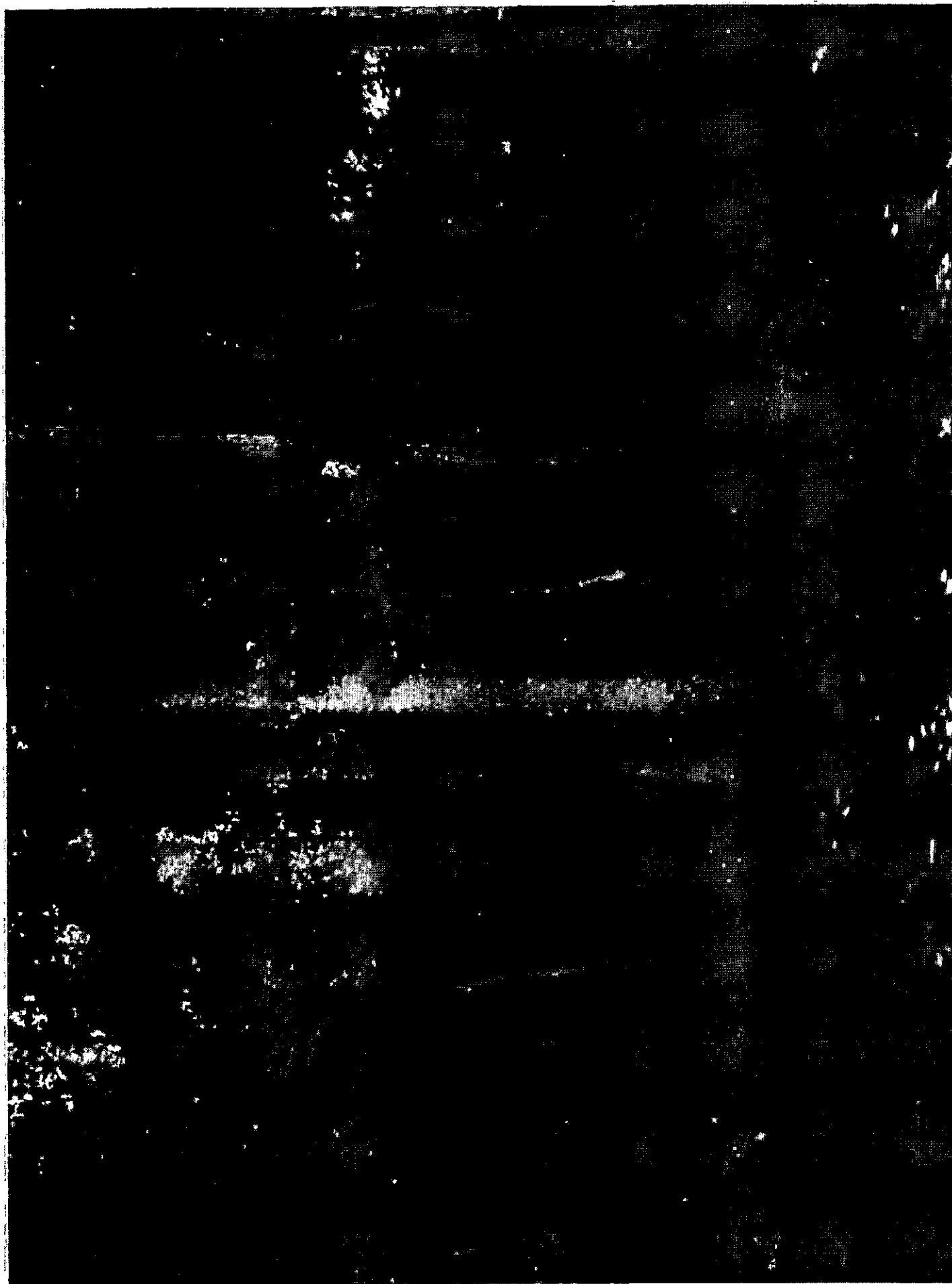








21-983041E7190



Case #4

R-1 to A-1

R-1 (Low Density/Single-Family Residential District) to A-1
(General Agricultural/Estate Residential District) for the
purpose of agricultural use.
Tax Map 050, Parcel 008.50

for Melissa King

Sullivan County Regional Planning Commission
voted to send a favorable recommendation
to the County Commission

4287 HWY 126, Blountville

Civil District 5th
Commission District 4th
(Cole, Crosswhite, Leonard)



F4. Rezoning request from Melissa King to rezone their property located at 4287 HWY 126, Blountville, TN 37617 0603 from R-1 (Low Density/Single-Family Residential District) to A-1 (General Agricultural/Estate Residential District).

FINDINGS OF FACT –

Landowner:	Melissa King
Applicants:	Same
Representative:	Same
Location:	4287 HWY 126, Blountville, TN 37617
Mailing Address of Owners:	333 Snapps Ferry Road, Kingsport, TN 37663
Civil district:	05
Parcel ID:	Tax Map 050, Parcel 008.50
Subdivision of Record:	JR DURRETT ETUX HEIRS PROP
PC1101 Growth Boundary:	Sullivan County Planned Growth
Airport Overlay Zone:	No
Existing Land Use of Lot:	Residential/Open Space
Utility District:	Blountville
Public Sewer:	No
Flood Plain:	None
Existing Zoning:	R-1
Surrounding Zoning:	R-1/R-2
Surrounding Land Uses:	Residential
2006 Land Use Plan:	Agricultural
Lot/Tract Acreage:	6.76 Acres
Neighborhood Opposition:	No

Staff Field Notes and Findings of Facts:

- The applicant has requested to rezone the property from R-1 to A-1 to allow agricultural uses consistent with the applicant's intended use of the property.
- Staff visited the site to inspect and take pictures.
- The Future Land Use Map identifies this property as Agricultural (A-1), making the requested rezoning consistent with the County's adopted long-range land use plan.
- The proposed rezoning is not anticipated to adversely affect adjacent properties, as agricultural uses are generally compatible with other rural and low-density residential land uses.
- Staff recommends for the proposed rezoning as the property's zoning with the adopted Future Land Use Map and supports the County's long-term planning objectives.

Meeting Notes at Planning Commission:

PETITION TO SULLIVAN COUNTY FOR REZONING

A request for rezoning is made by the person named below; said request to go before the Sullivan Regional Planning Commission for recommendation to the Sullivan County Board of Commissioners. County

Date: 6/11/24

Property Owner: Melissa King

Address: 333 Snapp's Ferry Rd Kingsport TN 37663

Phone number: 423-383-3116

Email: melissaking91004@icloud.com

Property Identification

Tax Map: 050

Group:

Parcel: 008.50

Zoning Map: 8

Zoning District: R1

Proposed District: A1

Civil District: 05

Property Location: 4287 Hwy 126 Blountville TN 37663

Commission District: 04

Purpose of Rezoning: cost of living, hardship - there are already single wide all the way up + down my road
my property

Meetings

Planning Commission: Sullivan County Planning Commission

Place: Historic Courthouse 2nd Floor Commission Chambers 3411 Hwy 126

Date: July 21 2026

Time: 6:00 pm

Approved: _____

Denied: _____

County Commission:

Place: Historic Courthouse 2nd Floor Commission Chambers 3411 Highway 126, Blountville TN

Date: Aug 13 2026

Time: 6:00 PM

Approved: ☒

APPROVED 20 YES, 4 ABSENT

Denied: _____

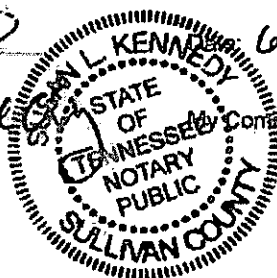
pd cc #41781
\$203.00

DEED RESTRICTIONS

I understand that rezoning does not release my property from the requirements of private deed/Subdivision restrictions. The undersign, being duly sworn, hereby acknowledges that the information provided in this petition to Sullivan County for Rezoning is true and correct to the best of my information, knowledge and belief.

Owner's Signature: Melissa King

Notary Public: Susan A Kennedy



My Commission Expires: 02-21-29

Agenda subject voting report

Meeting name

Sullivan County Work Session August 13 2026

8/13/2026

10 Case4
Vote

0605

Description

Case 4) Melissa King, 4287 Hwy. 126, Blountville, R-1 to A-1, for purpose of agricultural use. 4th Commission District.

Public Hearing on Case #4/King

Vote on Case #4/King

Gardner, John

Chairman

Total vote result

Voting start time 6:36:17 PM
Voting stop time 6:36:44 PM
Voting configuration Vote
Voting mode Open
Vote result

Yes	20
Abstain	0
No	0
Total Present	20
Absent	4

Group voting result

Group	Yes	Absent
No group	20	0
Total result	20	0

Individual voting result

Name	Yes	Abstain	No	Absent
Akard, David ()	X			
Calton, Darlene ()	X			
Carr, Joe ()	X			
Cole, Michael ()	X			
Crawford, Larry ()	X			
Cross, Andrew ()	X			
Crosswhite, Joyce ()	X			
Gardner, John ()	X			
Glover, Hershel ()	X			
Harvey, Cheryl ()	X			
Hayes, David ()	X			
Hopper, Barry ()	X			
Horne, Daniel ()				X
Ireson, Mark ()	X			
Jones, Sam ()	X			
King, Dwight ()	X			
Leonard, Tony ()	X			
Locke, Hunter ()	X			
McMurray, Joe ()				X
Means, Jessica ()				X
Pierce, Archie ()	X			
Stidham, Gary ()	X			
Vanover, Zane ()	X			

Agenda subject voting report

Meeting name

Sullivan County Work Session August 13 2026

8/13/2026

Name	Yes	Abstain	No	Absent
Ward, Travis ()				X

0606

Tennessee Property Assessment Data - Parcel Details Report - <https://assessment.col.tn.gov/>

Sullivan (082)

Tax Year 2026 | Reappraisal 2025

Jan 1 Owner

KING MELISSA

4287 HWY 126

BLOUNTVILLE TN 37617

Current Owner

HWY 126 4287

Ctrl Map:

050

Group:

Parcel:

008.50

Pl:

000

St:

000

Value Information

Land Market Value: \$76,000
Improvement Value: \$0
Total Market Appraisal: \$76,000
Assessment Percentage: 25%
Assessment: \$19,000

Subdivision Data

Subdivision:

JR DURRETT ETUX HEIRS PROP

Plat Book:

52

Plat Page:

858

Block:

Lot:

2

Additional Information

General Information

Class: 00 - Residential

City #:

Special Service District 1: 000

District: 05

Number of Buildings: 0

Utilities - Water/Sewer: 03 - PUBLIC / INDIVIDUAL

Utilities - Gas/Gas Type: 00 - NONE

City:

Special Service District 2: 000

Neighborhood: V01

Number of Mobile Homes: 0

Utilities - Electricity: 01 - PUBLIC

Zoning:

Outbuildings & Yard Items

Building #	Type	Description	Area/Units
------------	------	-------------	------------

Sale Information

Long Sale Information list on subsequent pages

Land Information

Deed Acres: 6.76

Calculated Acres: 0

Total Land Units: 6.76

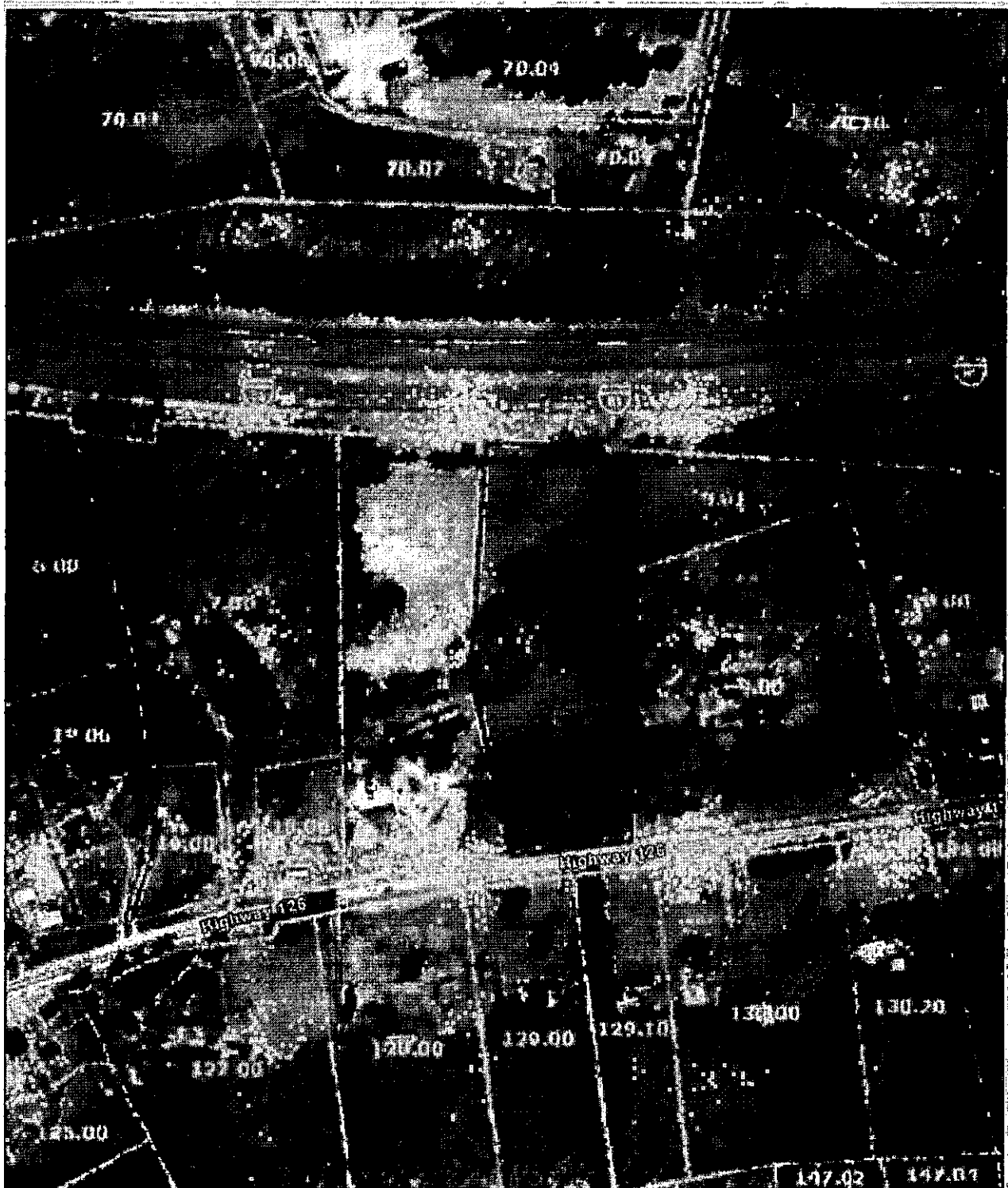
Land Code

Soil Class

Units

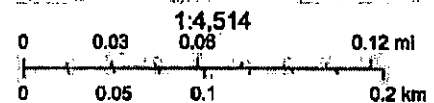
03 - SMALL TRACT

6.76



Date: June 23, 2026

County: SULLIVAN
 Owner: KING MELISSA
 Address: HWY 126 4287
 Parcel ID: 050 008.50
 Deeded Acreage: 6.76
 Calculated Acreage: 0
 Vexcel Imagery Date: 2023



State of Tennessee, Comptroller of the Treasury, Division of Property Assessments (DPA). Esri Community Maps Contributors, Commonwealth of Kentucky, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS

The property lines are compiled from information maintained by your local county Assessor's office but are not conclusive evidence of property ownership in any court of law.

Sullivan County - Parcel: 050 008.50

0609



Date: June 23, 2026

County: SULLIVAN
Owner: KING MELISSA

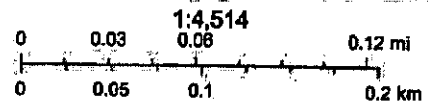
Address: HWY 126 4287

Parcel ID: 050 008.50

Deeded Acreage: 6.76

Calculated Acreage: 0

Vexcel Imagery Date: 2023



State of Tennessee, Comptroller of the Treasury, Division of Property Assessments (DPA), East Community Maps Contributors, Commonwealth of Kentucky, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeSteph, GeoTechnologies, Inc, MET/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS

The property lines are compiled from information maintained by your local county Assessor's office but are not conclusive evidence of property ownership in any court of law.

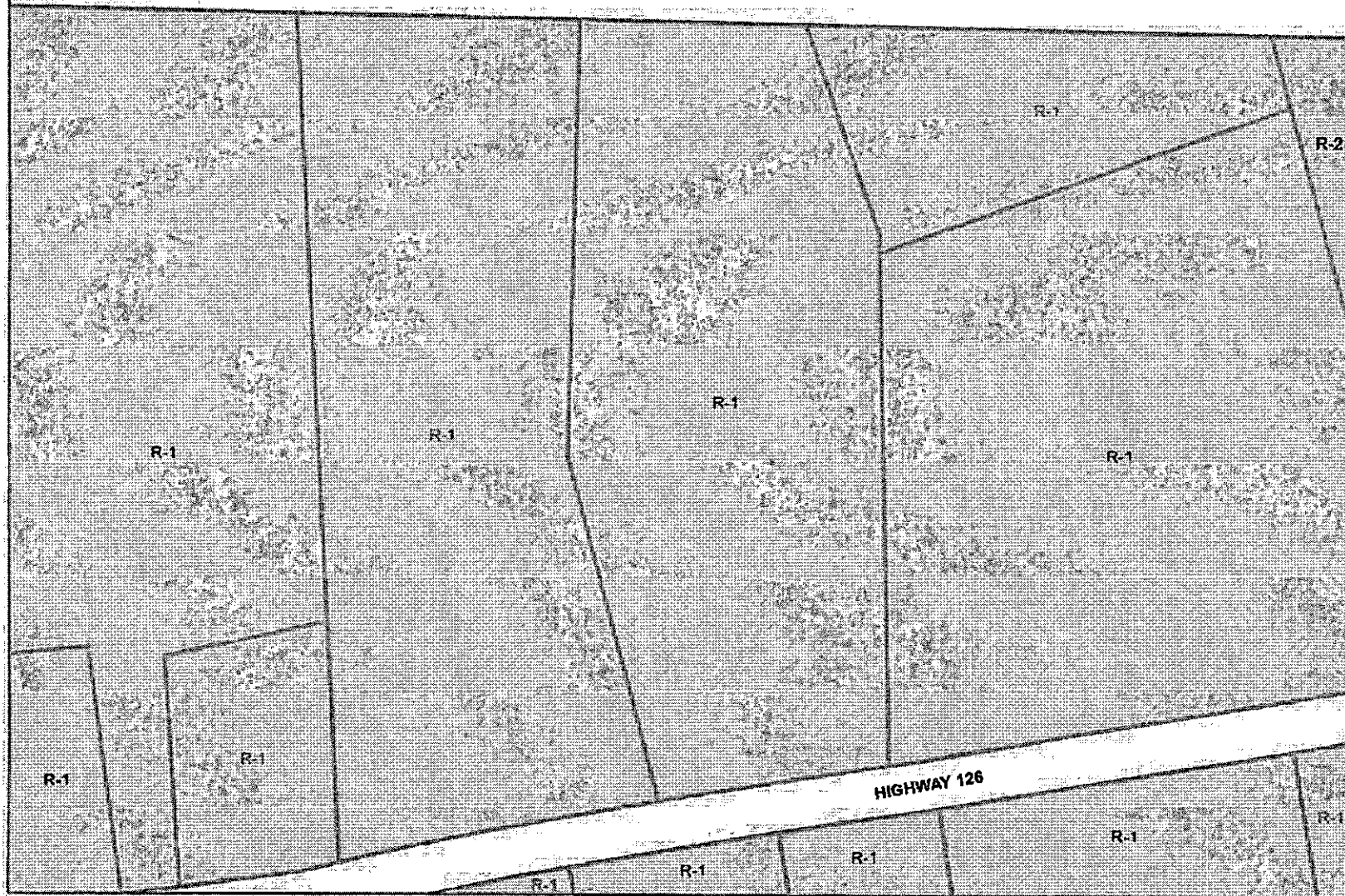
81 INT

Address Data Source

Sullivan County: Sult Co 911
Kingsport: Kpt GIS
Johnson City: JC GIS
Bristol: Bristol 911

Notice:

A tax map has no legal standing other than the assessment of taxes. It cannot be used to establish boundary lines or transfer and convey property. A land surveyor licensed to practice land surveying in the State of Tennessee should be retained for all questions of boundary and / or location of lot lines.

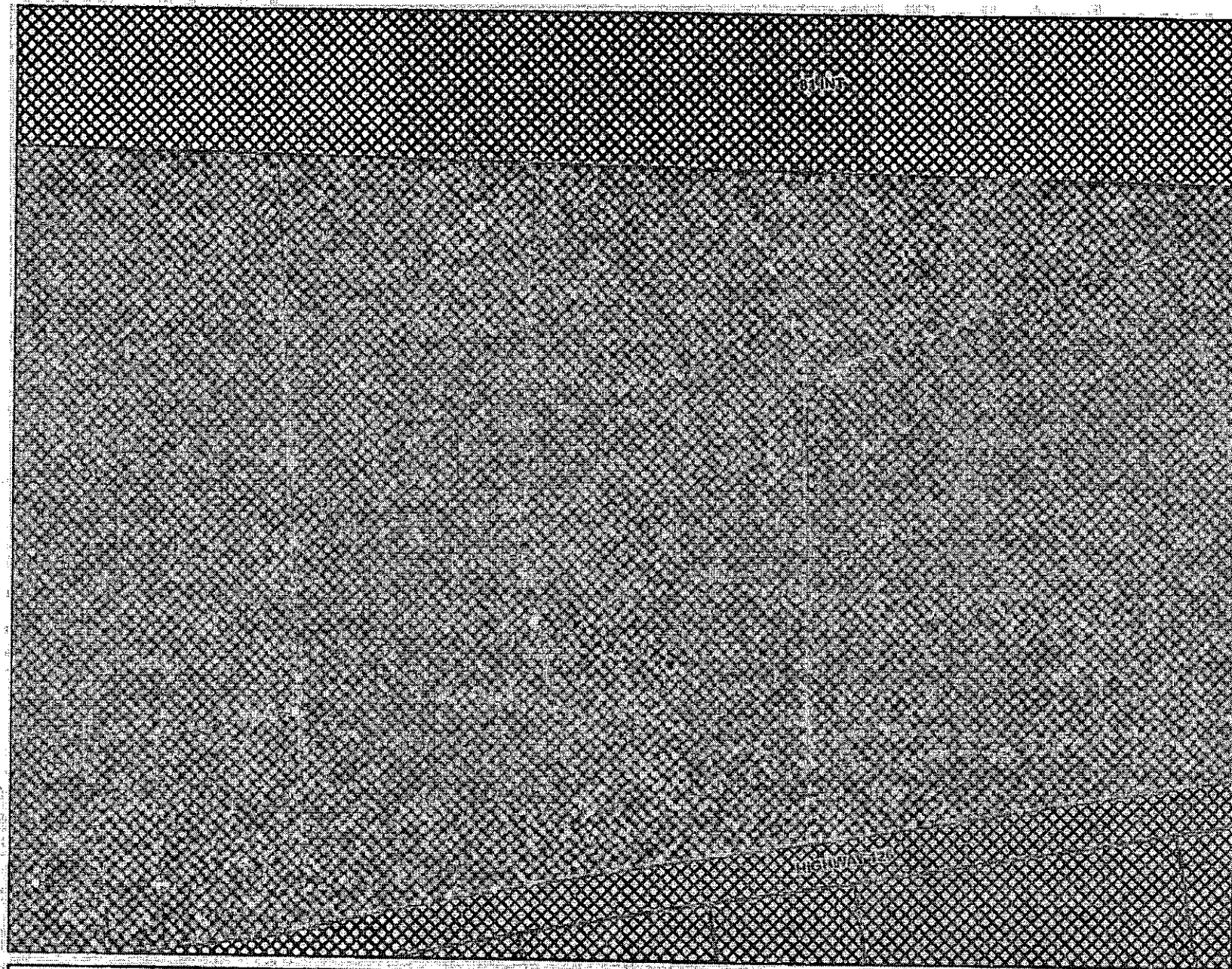


Sullivan County, TN
Planning and Codes Dept.



- ☒ County Line
- ☒ Parcel Lines
- Current Zoning**
- ☒ R-1
- ☒ R-2

07610



Address Data Source:
 Sullivan County: Sull Co 911
 Kingsport: Kpt GIS
 Johnson City: JC GIS
 Bristol: Bristol 911

Notice:

A tax map has no legal standing other than the assessment of taxes. It cannot be used to establish boundary lines or transfer and convey property. A land surveyor licensed to practice land surveying in the State of Tennessee should be retained for all questions of boundary and / or location of lot lines.



Sullivan County, TN
Planning and Codes Dept.



- ☐ County Line
- ☐ Parcel Lines
- ☒ Planned Growth
- Land Use Plan:**
2006-2026
- ☐ Ag / Open Space
- ☐ Low Density Res

0611

Done 06/22/2026

CABLE PATTI TATE
4261 HWY 126
BLOUNTVILLE TN 37617

AMBRIZ JOSEPH VICTOR JR &
JANETTE LOVEN-AMBRIZ
4272 HWY 126
BLOUNTVILLE TN 37617

VIARS CARL MICHAEL &
BRENDA
4260 HWY 126
BLOUNTVILLE TN 37617

CUSANNO BRIANNA RAE &
MAX AUGUST HOFMEISTER
4246 HWY 126
BLOUNTVILLE TN 37617

ELLIS CHRISTOPHER P
4233 HWY 126
BLOUNTVILLE TN 37617

ZHANG YUAN
405 CYPRESS ST #11
BRISTOL TN 37620

WILLIAMS DAVID P &
LYNNE M WILLIAMS
353 BARR RD
BLOUNTVILLE TN 37617

BROCK DAVID ETUX L/E &
TAMARA M GRAHAM R/M
325 BARR RD
BLOUNTVILLE TN 37617

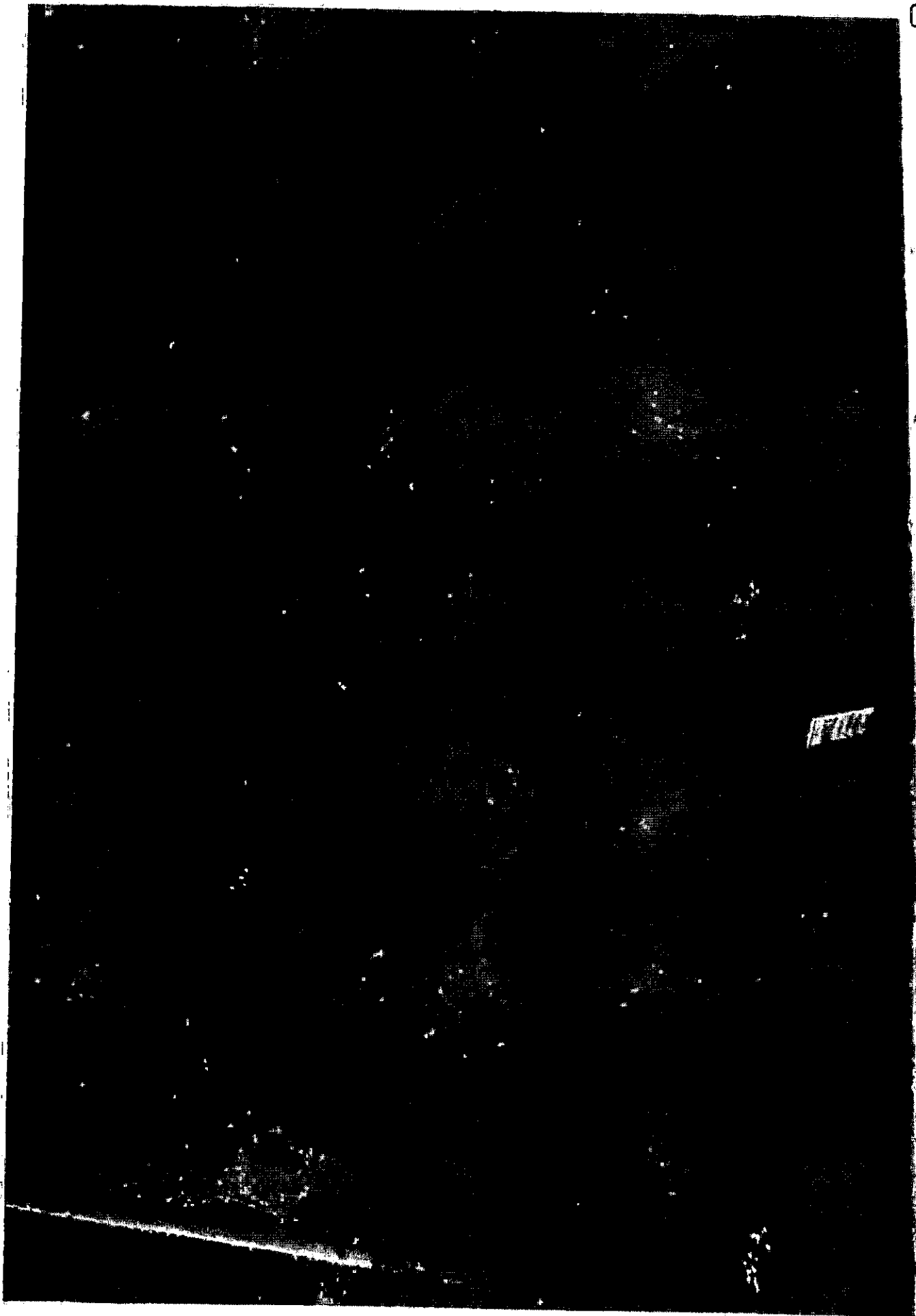
ROBERTS N HOWELL &
OLIVIA C
4298 HWY 126
BLOUNTVILLE TN 37617

Sullivan County, TN

NOTICE

THIS PROPERTY IS
BEING CONSIDERED
FOR RE-ZONING
423-323-6440

2005 13:25



SULLIVAN COUNTY BOARD OF COMMISSIONERS
Rezoning Hearing
PUBLIC COMMENT ON REZONING
August 13, 2026

PLEASE PRINT INFORMATION

	Name	Street Address	City
1	Don Zimmerman		
2	George Tellman		
3	Garth King		
4	Donald E. T. Hle	489 Summer Sound Rd	Piney Flats
5	Michael H Muse	841 Summer Sound	Piney Flats
6	Lakie Derrick	642 Trevor Dr	KPT
7			
8			
9			
10			
11			
12			
13			
14			

SULLIVAN COUNTY BOARD OF COMMISSIONERS
Work Session
PUBLIC COMMENT ON AGENDA ITEMS
August 13, 2026

PLEASE PRINT INFORMATION

	Name	Street Address	City
1	Louie Fleas	291 Cardon Hollow Rd.	Bristol, TN
2	Avery Padgett	1125 Gottland Shouls Rd	Blountville, TN
3	Jane Thomas	334 Roscommon Dr.	Bristol TN
4	Heck Bolton	745 Lake Point Dr.	Piney Flats
5	Jakie Derrick		
6			
7			
8			
9			
10			
11			
12			
13			
14			

SULLIVAN COUNTY BOARD OF COMMISSIONERS
Work Session
PUBLIC COMMENT ON NON-AGENDA TOPICS
August 13, 2026

PLEASE PRINT INFORMATION

	<i>Name</i>	<i>Street Address</i>	<i>City</i>
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
13			
14			

Sullivan County
Board of Commissioners
August 13, 2026

WORK SESSION

❖ Presentations:

- 1) Blountville Athletic Park Director TJ Bayless – Report on BAP
- 2) Redevelopment plan and tax increment financing amendment for Zaidi property project located within the Willey Boom Redevelopment District.
- 3) Flock Cameras

❖ Public Hearing on non-agenda items.

❖ Public Hearing on agenda items.

❖ Review of Old Business/Drafts of Potential New Business

❖ Announcements

❖ Adjourn



Athletic Park and Facilities Director

Role Overview:

The Athletic Park and Facilities Director is responsible for the strategic management, development, and maintenance of athletic parks, fields, and related facilities to support community sports programs, events, and recreational activities. This role blends administrative leadership, program oversight, and facility operations to ensure safe, accessible, and high-quality professional, athletic, and entertainment environments. This role is executive and management-level, requiring both strategic vision and hands-on operational expertise to balance community needs, budget constraints, and facility performance.

Key Responsibilities-

Program & Facility Management:

Plan, organize, direct, and evaluate athletic programs, including youth, adult, and community sports.

Oversee the acquisition, development, and maintenance of athletic parks, fields, playgrounds, and structures to meet administration intent and community needs.

Coordinate with the County Facility Administrator for facility upkeep and maintenance outside of direct limitations and/or purview.

Develop long-range strategic plans for the park and recreational facilities, including revenue generating events/projects and capital improvement projects.

Facilitate use of athletic resources for community sports organizations and interested parties.

Budget & Operations:

Institute and head Athletic Park and Facility Committee to ensure operational and situational understanding.



Athletic Park and Facilities Director

Prepare and manage the Athletic Park and facilities policies, budget, and revenue generating and cost-recovery policies.

Monitor expenditures, track funding sources, and report on financial performance.

Work with grant coordinators as well as county commissioners to research and review annual grant programs and secure funding for facility improvements.

Create, monitor, and update social media presence to include reservation link, website, and Face Book page.

Staff & Supervision:

Hire, train, motivate, and evaluate athletic park and facility staff.

Provide athletic insight, leadership, and support to department heads, boards, and committees.

Supervise maintenance and operational teams. Ensure inventory and operability of all assigned material and equipment.

Community Engagement & Events:

Organize and manage special events such as public and county reservations, community events, long-term practice schedules, tournaments, and seasonal sports programs.

Serve as liaison with coaches, administrators, vendors, and the public.

Respond to public inquiries, complaints, and community feedback. Provide direct reporting of issues as well as positive feedback to the County mayor or dedicated liaison.

Compliance & Safety:

Ensure compliance with local, state, and national rules/laws and athletic regulations, as required, during sanctioned or special events.



Athletic Park and Facilities Director

Implement risk management protocols and safety standards for facilities and events.

Ensure users' insurance documents are current and compliant.

Ensure compliance with social media presence through County IT representatives.

Skills & Qualifications:

Extensive knowledge in recreation, sports management, or related field. Degree in those fields preferred, however, experience and work history will be taken into consideration.

Proven experience in athletic program management and facility operations.

Strong leadership, budgeting, and project management skills.

Ability to manage multiple priorities, coordinate with cross-departmental teams, and work under public scrutiny.

Reporting Structure:

Currently reporting to the County Administrator of facilities, however, typical reporting for this job would be to the County mayor or dedicated liaison.

General Status Update Cont.

- Small gym will take more work to get fully functional, however, practice slots are available, if requested. Of note, HVAC, scoreboard, and general seating are issues that limit what we can do, currently. Flooring will likely have to be repaired and/or replaced in the future but will continue general cleanup/improvement of gym.
- Cafeteria (multi-purpose room): minimal issues however, some electrical upgrades to include light switches (currently controlled only from panel), and fire extinguishers. Although there are approved plans for bathrooms, until that comes to fruition, someone will have to be physically present during events to grant access to bathrooms.
- Football Field and Track: Minimal issues. The concessions and bathrooms as well as the stand-alone storage building will also be updated to more closely match the new facilities (roof, paint, etc). There are some general cleanup items and equipment that needs hauled off but that effort is ongoing.
- Scheduling Software (Event Manager): System is checked multiple times daily along with the facility use email to ensure all inquires and correspondence are getting a response and action.
- Meetings/Public Interest: Meet with someone several times a week about reservations, inquiries, or general facility questions.

General Status Update

- Two new fields are holding up well. Some drainage and over-wetness concerns that are being addressed but no real issues.
- Old field has been cut in and hope to continue improvements throughout the month to the field, dugouts and storage.
- Pickleball Courts and Pavillion: No real functional issues. Currently working with pickleball USA reps for a potential clinic and tournaments.
- Big Gym: Currently, the HVAC is nonoperational but is being assessed. I was able to get both scoreboards as well as the PA system functional. Until some issues are resolved, the only thing being scheduled are practice slots, however, it won't take much to get the big Gym fully functional for games, tournaments, and camps. I do recommend getting bathrooms updated and gym floor repaired (in spots) and refinished. I have personally provided four 72" tempered glass backboards to replace the old wooden side goals. Estimated to save the county \$6000+ for those goal replacements.

OLD BUSINESS

Item 1 Resolution No. 2026-04-02

Sponsors: Stidham/Gardner

RESOLUTION TO PROVIDE FUNDING TO THE PETWORKS ANIMAL SERVICES FOR \$50,000 FOR THE DAY-TO-DAY OPERATION OF THE SHELTER.

Item 2 Resolution No. 2026-07-06

Sponsors: Crosswhite/King

RESOLUTION TO APPROPRIATE UP TO \$100,000 OF SULLIVAN COUNTY OCCUPANCY TAX REVENUES TO FUND NECESSARY REPAIRS TO VITAL, COUNTY-OWNED HISTORIC STRUCTURES AND SITES IN HISTORIC BLOUNTVILLE.

Item 3 Resolution No. 2026-07-07

Sponsors: Harvey/Stidham

RESOLUTION TO MAKE A ONE-TIME CONTRIBUTION OF \$50,000 TO SECOND HARVEST FOOD BANK OF NORTHEAST TENNESSEE TO HELP FUND THE AGENCY'S FOOD BACKPACK PROGRAM FOR THE 2026-2027 SCHOOL YEAR TO PROVIDE NUTRITIOUS MEALS TO SULLIVAN COUNTY STUDENTS IN NEED OF FOOD AT HOME.

NEW BUSINESS

Item 4 Resolution No. 2026-08-02

Sponsors: Locke/Calton

RESOLUTION TO GIVE AND TRANSFER REAL PROPERTY FORMERLY KNOWN AS TEMPLE STAR SCHOOL BASEBALL FIELD TO SULLIVAN WEST VOLUNTEER FIRE DEPARTMENT.

Item 5 Resolution No. 2026-08-03

Sponsors: Carr/Stidham

A RESOLUTION SUPPORTING THE SUBMISSION OF CERTAIN SULLIVAN COUNTY CENSUS TRACTS FOR CONSIDERATION AS OPPORTUNITY ZONE 2.0 DESIGNATIONS.

Item 6 Resolution No. 2026-08-04

Sponsors: King/Calton

A RESOLUTION REGARDING CERTAIN PROPERTIES TO BE EXCLUDED FROM COUNTY BIDDING AT DELINQUENT TAX SALE.

Item 7 Resolution No. 2026-08-05

Sponsors: Crosswhite/Cole

RESOLUTION AUTHORIZING SULLIVAN COUNTY TO APPLY FOR, ACCEPT IF AWARDED, AND APPROPRIATE FUNDS FROM THE TENNESSEE STATE MUSEUM CAPITAL MAINTENANCE AND IMPROVEMENTS GRANT PROGRAM FOR MAINTENANCE PROJECTS AT THE HISTORIC DEERY INN.

Item 8 Resolution No. 2026-08-06

Sponsors: Crosswhite/Cole

RESOLUTION TO AUTHORIZE THE SULLIVAN COUNTY PURCHASING AGENT TO ENTER INTO A SIXTY (60) MONTH LEASE AGREEMENT WITH RJ YOUNG OF BRISTOL, TENNESSEE, FOR COPIER NEEDS FOR THE SULLIVAN COUNTY SHERIFF'S OFFICE AND JAIL

Item 9 Resolution No. 2026-08-07

Sponsors: Cole/Crosswhite

A RESOLUTION TO APPROPRIATE \$100,000 FOR THE OPERATION, MAINTENANCE, STAFFING, AND IMPROVEMENT OF THE BLOUNTVILLE ATHLETIC FACILITIES.

Item 10 Resolution No. 2026-08-08

Sponsors: Carr/Locke

A RESOLUTION AUTHORIZING SULLIVAN COUNTY TO APPLY FOR UP TO \$1,100,000 THROUGH A U.S. DEPARTMENT OF JUSTICE GRANT TO FUND ACQUISITION OF ADVANCED LAW ENFORCEMENT, EQUIPMENT AND TECHNOLOGY TO ENHANCE INVESTIGATIVE CAPABILITIES, CRIMINAL ENFORCEMENT OPERATIONS, AND THE SAFETY OF LAW ENFORCEMENT OFFICERS AND THE GENERAL PUBLIC THROUGHOUT SULLIVAN COUNTY.

Item 11 Resolution No. 2026-08-09

Sponsors: Ward/Vanover

RESOLUTION APPROVING ACCEPTANCE OF \$4,500 GRANT TO CREATE A "RESET ROOM" TO AID IN POSITIVE MENTAL HEALTH AND STRESS REDUCTION FOR PARTICIPANTS OF COURT PROCEEDINGS.

Item 12 Resolution No. 2026-08-10

Sponsors: Stidham/Ireson

RESOLUTION TO GO ON RECORD SULLIVAN COUNTY INTENDS NOT TO RENEW ITS CONTRACT FOR TECHNOLOGY SUPPORTING THE USE OF VISUAL SURVEILLANCE DEVICES IN SULLIVAN COUNTY, PENDING DEVELOPMENT OF EITHER STATEWIDE OR LOCAL "GUARDRAILS" REGARDING PRIVACY CONCERNS.

Item 13 Resolution No. 2026-08-11

Sponsors: Means/Crosswhite

A RESOLUTION OF THE SULLIVAN COUNTY BOARD OF COMMISSIONERS REGARDING ACCEPTANCE OF HEALTHY START HOME VISITING PROGRAM GRANT FUNDS.

Item 14 Resolution No. 2026-08-12

Sponsors: Akard/Harvey

RESOLUTION OF THE SULLIVAN COUNTY COMMISSION FOR ADOPTION OF A REDEVELOPMENT PLAN AND TAX INCREMENT FINANCING AMENDMENT FOR ZAIDI PROPERTY PROJECT LOCATED WITHIN THE WILLEY BOOM REDEVELOPMENT DISTRICT.

Item 15 Resolution No. 2026-08-13

Sponsors: Pierce/Vanover

RESOLUTION TO APPROVE ALLOCATION OF \$175,000 OF AVAILABLE OPIOID ABATEMENT FUNDS TO THE SULLIVAN COUNTY ANTI-DRUG COALITION TO HELP COVER THE NON-PROFIT AGENCY'S 2026-2027 OPERATING BUDGET.

Item 16 Resolution No. 2026-08-14

Sponsors: Vanover/Crawford

RESOLUTION TO APPROVE ALLOCATION OF \$151,925 OF AVAILABLE OPIOID ABATEMENT FUNDS TO SULLIVAN COUNTY RECOVERY RESTORATION TO HELP FUND THE NON-PROFIT'S CONTINUED SERVICE TO COUNTY RESIDENTS

**PARTICIPATING IN ITS COURT-SANCTIONED PROGRAMS FOR OFFENDORS SEEKING
HELP IN RECOVERY.**

Item 17 Resolution No. 2026-08-15

Sponsors: Calton/Pierce

**RESOLUTION TO APPROVE ALLOCATION OF \$86,662 OF AVAILABLE OPIOID
ABATEMENT FUNDS TO FAMILIES FREE, INC., TO HELP FUND THE SULLIVAN
COUNTY WOMEN'S RECOVERY HOME IN BLOUNTVILLE.**

AS AMENDED BY SPONSOR FOR DISTRIBUTION 6/18/2026

**SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session**

Item 01
Resolution No. 2026-04-02

To the Honorable Richard S. Venable, Mayor of Sullivan County, and the Board of Sullivan County Commissioners meeting in Regular Session this 18th day of June 2026.

RESOLUTION TO PROVIDE FUNDING TO THE PETWORKS ANIMAL SERVICES+ FOR \$50,000 FOR THE DAY TO DAY OPERATION OF THE SHELTER.

WHEREAS, PETWORKS is dedicated to providing the best possible care to lost and homeless animals and strives to end animal suffering and animal overpopulation through progressive and proactive policies and programs, including adoption, rescue, spay/neuter, and responsible ownership education.

WHEREAS, PETWORKS currently provides animal control services to the City of Kingsport and accepts animals that are dropped off at the shelter from anywhere in the Sullivan County area.

WHEREAS, PETWORKS is providing care for animals that are seriously injured or seriously malnourished from Sullivan County cruelty cases. These animals require extensive veterinary care and long rehabilitation periods before they can put up for adoption or adopted.

NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in regular Session, hereby approves funding for the PETWORKS Animal Services in the amount of \$50,000. This amount is to be funded from the Fund Balance of the General Fund or other available funding.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly adopted this _____ day of _____ 2026.

Reviewed by Chairman: _____

John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____

Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this ____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

ACTION BY MAYOR

Item 01
Resolution No. 2026-04-02

Reviewed and ACCEPTED by Mayor, Sullivan County: _____

Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____

Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day
of _____, 20____ at or about the following time _____ by the
following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Gary Stidham

Cosponsor: Commissioner John Gardner

ACTIONS: 07/09/26 (Work Session) To be considered at Regular Session on 07/16/26; 07/16/26
(Regular Session) Deferred until August meeting by Sponsor; 08/13/26 (Work Session) Deferred until
September meeting by Sponsor

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 2
Resolution No. 2026-07-06

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 16th day of July 2026.

**RESOLUTION TO APPROPRIATE UP TO \$100,000 OF SULLIVAN COUNTY
OCCUPANCY TAX REVENUES TO FUND NECESSARY REPAIRS TO VITAL, COUNTY-
OWNED HISTORIC STRUCTURES AND SITES IN HISTORIC BLOUNTVILLE**

WHEREAS professional assessment of key structures significant to the history of Sullivan County and located within historic Blountville have revealed immediate needed repairs to secure said historic structures for continued points of interest for visitors; and

WHEREAS the county has obtained estimates for the cost of the needed work; and

WHEREAS the needed work is an eligible use of revenue derived from the county's occupancy tax.

NOW, THEREFORE BE IT RESOLVED, the Board of Commissioners of Sullivan County, meeting in Regular Session, approves appropriation of up to \$100,000 for the repair work listed below, said funds to come from revenue generated by the county's occupancy tax. Account codes to be assigned by the Finance Department.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this the _____ day of _____, 20____ at or about the following time _____ by the following method: _____

Teresa Jacobs, County Clerk

CONTINUED

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day
of _____, 20____ at or about the following time _____ by the
following method:

Mayor, Sullivan County

Sponsor: Commissioner Joyce Crosswhite

Cosponsors: Commissioner Dwight King; Commissioner David Akard; Commissioner Mark Ireson;
Commissioner Darlene Calton; Commissioner John Gardner; Commissioner Sam Jones; Commissioner
Zane Vanover, everyone voting in the affirmative.

ACTIONS: 07/09/26 (Work Session) To be placed on 1st Reading at Regular Session on 07/16/26;
07/16/26 (Regular Session) 1st Reading; 08/13/26 (Work Session) To be considered at Regular Session on
08/20/26

Smoke house			
1	1. Patch chinking	\$	2,500
1	2. Inspect/correct issues w/ roof	\$	250
Anderson townhouse			
1	1. Move one live streaming camera from front room to dining room	\$	300
1	2. Connect all camera's to the county internet one to go active - paid by SCHPA	\$	250
1	3. Inspect A/C system ducting - inspect additional A/C	\$	400
1	4. Bathroom repoint		Grant
1	5. Bathroom repoint in dining room and kitchen	\$	200
1	6. Replace roof	\$	40,000
2	7. Correct issues with gutters/downspouts/drain to road	\$	1,000
3	8. Rekey front door (w/ 5 keys)	\$	450
Springhouse			
2	1. Shave up springhouse - prep for blacksmith shop (set doors)	\$	1,000
2	2. Replace metal roof on spring house	\$	2,000
2	3. Build/replace doors, add locks, etc.	\$	2,000
2	4. Level out 'ground' under shed on spring house (add dirt)	\$	400
Granny Cabin			
1	1. Remove groundhogs	\$	500
1	2. Repair foundation - (groundhog damage)	\$	2,000
1	3. Repair hearth, fire chimney, open chimney cap (allow open hearth cooking)	\$	4,000
1	4. Repair/reatt pulvin logs (flooring)	\$	1,000
1	5. Tie in logs to fireplace on right side of chimney (wall beginning to separate)	\$	2,000
2	6. Repair chinking/doubling	\$	1,000
3	7. Check/repair roof	\$	250
3	8. Secure wood trim around structure	\$	400
Iron Works Cabin			
1	1. Replace lower level logs - appears to be termite damage -	\$	6,000
1	2. Install new window, frame (window frame w/ glass on site)	\$	400
1	3. Inspect/repair all logs on 'back side'	\$	1,000
1	4. Repair chinking/doubling as needed	\$	400
1	5. Cap chimney	\$	500
3	6. Add shed roof between IWC and Tavern Kitchen	\$	2,500
Low Office/school house			
1	1. replace or repair floor, floor joist/stringers (not on tour due to joint issues) (safety)	\$	2,500
3	2. scrape/paint building	\$	1,000
Outside water			
1	1. Repair/replace outside faucet under porch by Tavern	\$	100
1	2. Repair/replace outside faucet on back side of low office/school house	\$	100
Rutledge House			
2	1. Replace/repair siding on side of building adjacent to 3100 Hwy 124	\$	1,000
3	2. Plumb/replace/inspect light on Rutledge House (kitchen)	\$	500
3	3. Repair patio - water damage to inn and Rutledge House (brick)	\$	2,000
2	4. Insulate pipes to allow use of water in kitchen during winter	\$	500
1	5. Build out second floor - (additional A/C)	\$	40,000
3	6. Sand and finish floor - first floor	\$	1,000
1	7. Check/repair/replace gutters	\$	5,000
1	8. Inspect/replace handrail and bollsters on steps between inn and inn (safety)	\$	1,000
Geary Inn			
2	1. Replace/repair/paint porch decking on left side (court house) of dining room	\$	400
2	2. Repair patio - water damage to inn and Rutledge House	\$	500
3	3. Cover openings of all chimneys - water issues (clean out chimney)	\$	3,000
2	4. Insulate pipes to allow use of water in bathroom	\$	500
3	5. Repair/replace/patch all windows (following NFPA guidelines)	\$	15,000
3	6. Paint doors - outside	\$	250
3	7. Repair/paint siding outside	\$	2,000
1	8. Check/repair flashing on chimney - Tavern	\$	500
1	9. Paint walls/Polly Smith room on second floor of inn - water damage	\$	1,000
2	10. Paint tavern	\$	500
1	11. Repair floor - front of back stairway (safety)	\$	2,200
1	12. Repair/replace gutters as needed	\$	5,000

1	13. inspect/repair underpinning/wall of porch off of dining room (safety)	\$	3,000
1	14. inspect/repair floor in Tavern Room - major safety issue possible floor joist issue	\$	4,000
1	15. inspect underpinning behind bulkhead under door to Gathering Room/main steps	\$	1,000
3	15. Clean out fireplace(s), remove 'stuff', seal with insulation etc.	\$	1,000
Tavern Kitchen			
1	1. purchase and install chimney hood	\$	1,500
2	2. repair 'cracks' in brick/inside walls	\$	2,000
General work - all buildings/grounds			
3	1. Paint where needed	\$	3,000
1	2. inspect All wooden shake roofs - repair as needed	\$	2,000
1	3. Level up all brick on various walkways and patio's (patios)	\$	1,000
3	4. Repair and Replace all windows (excluding inn)	\$	1,500
3	5. Level out grounds - adding dirt, seeding, etc (patios)	\$	4,000
Every Brick Structure (not a slave house)			
	1. chimney cap		
	2. replace interpretive sign with accurate historical use		
Snow House			
	1. add screens/plates to all of the crannies/openings to keep critters out		
	2. refurbish historic front door - sand, glue, stain, poly, add brass kick plates to both sides, fix door handle - installed upside down		
	3. replace roof with metal roof to match Old Sheriff's Home		
	4. cap chimneys to keep critters and rain out		
	5. wrap brick on front porch - do not paint - leave to match Tourist brick facade - keep original looking		
	6. replace shingle roof with metal roof		
Old Sheriff's Home - Heritage Information Center			
	1. fix gutters for leaking		
	2. add outdoor front porch splat for taking care of landscaping - can be used for Veterans Memorial as well		
Courthouse			
	1. clean out gutters/roof - looks like small tree is growing out of metal roof above front columns		
	4. fix some brick sidewalk as needed		

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 3
Resolution No. 2026-07-07

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 16th day of July 2026.

RESOLUTION TO MAKE A ONE-TIME CONTRIBUTION OF \$50,000 TO SECOND HARVEST FOOD BANK OF NORTHEAST TENNESSEE TO HELP FUND THE AGENCY'S FOOD BACKPACK PROGRAM FOR THE 2026-2027 SCHOOL YEAR TO PROVIDE NUTRITIOUS MEALS TO SULLIVAN COUNTY STUDENTS IN NEED OF FOOD AT HOME

WHEREAS in Sullivan County, more than 26,000 County residents, including 6,400 children, experience food insecurity each year; and

WHEREAS that means that 1 in 5 children in Sullivan County are food insecure; and

WHEREAS through the Food For Kids Backpack Program, Second Harvest Food Bank works with Bristol City Schools, Kingsport City Schools, and Sullivan County Schools to ensure that children in their respective systems, who are identified as chronically hungry, have access to nutritious food outside of school hours; and

WHEREAS during the 2025-2026 school year, 1,395 Sullivan County children were served by Second Harvest Food Bank; and

WHEREAS it takes more than \$150,000 total to pay to serve the children covered by the Food For Kids program in Sullivan County; and

WHEREAS a \$50,000 investment, as proposed, will provide a bag of food every two weeks to 454 Sullivan County children during the 2026-2027 school year.

NOW, THEREFORE BE IT RESOLVED the Board of Commissioners of Sullivan County, meeting in Regular Session, approves a one-time contribution of \$50,000 to Second Harvest Food Bank for the agency's Food For Kids Backpack Program during the 2026-2027 school year by appropriation of that amount to the agency from the county's general fund balance.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this the _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day of _____, 20____ at or about the following time _____ by the following method:

Mayor, Sullivan County

Sponsor: Commissioner Cheryl Harvey

Cosponsors: Commissioner Gary Stidham; Commissioner Joyce Crosswhite; Commissioner Zane Vanover; Commissioner Barry Hopper; Commissioner Darlene Calton.

ACTIONS: 07/09/26 (Work Session) To be placed on 1st Reading at Regular Session on 07/16/26; 07/16/26 (Regular Session) 1st Reading; 08/13/26 (Work Session) To be considered at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 4
Resolution No. 2026-08-02

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

**RESOLUTION TO GIVE AND TRANSFER REAL PROPERTY FORMERLY KNOWN AS
TEMPLE STAR SCHOOL BASEBALL FIELD TO SULLIVAN WEST VOLUNTEER FIRE
DEPARTMENT.**

WHEREAS, the Sullivan West Volunteer Fire Department seeks to build a new Training Center/Sub-Station in the Sullivan West/Sullivan Gardens area; and

WHEREAS, Sullivan West Volunteer Fire Department has determined that the property generally known as the old Temple Star School Baseball Field located in the 15th Civil District of Sullivan County, Tennessee, would be a good site for such development; and

WHEREAS, said old Temple Star School Baseball Field is identified as Tax Map 103, Parcel # 154.00, being a portion of the property described in Deed Book 502C at Page 241, of record in the Register's Office for Sullivan County at Blountville; and

WHEREAS, this Temple Star School Baseball Field is currently leased to East Tennessee Select Baseball pursuant to a lease dated September 30, 2008 which renews automatically annually; and

WHEREAS, East Tennessee Select Baseball has agreed to terminate such lease agreement immediately in order to enable the transfer of such property to Sullivan West Volunteer Fire Department.

NOW, THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session hereby approves the termination of the current lease agreement with East Tennessee Select Baseball for the use of the old Temple Star Baseball Field;

AND BE IT FURTHER RESOLVED that Board of County Commissioners approves the immediate gift and transfer of real property generally known as the old Temple Star Baseball Field, and more specifically known as Tax Map 103, Parcel # 154.00, to the Sullivan West Volunteer Fire Department at an agreed upon price of \$0.00. The County Attorney shall prepare the Deed, and the Mayor shall execute it.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith shall be and the same are hereby rescinded insofar as such conflict exists.

Duly adopted this _____ day of _____ 2026.

CONTINUED

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this ____ day of _____, 20____ at or about
the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County:

Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day
of _____, 20____ at or about the following time _____ by the
following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Hunter Locke

Cosponsor: Commissioner Darlene Calton, everyone voting in the affirmative

ACTIONS: 08/13/26 (Work Session) To be placed on Consent Agenda at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 5
Resolution No. 2026-08-03

To the Honorable Richard S. Venable, Sullivan County Mayor and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

A RESOLUTION SUPPORTING THE SUBMISSION OF CERTAIN SULLIVAN COUNTY CENSUS TRACTS FOR CONSIDERATION AS OPPORTUNITY ZONE 2.0 DESIGNATIONS.

WHEREAS, the Opportunity Zone program was established to encourage long-term investment in economically distressed communities by providing incentives for investment in designated Opportunity Zones; and

WHEREAS, the State of Tennessee is preparing to submit recommended census tracts for consideration by the Governor's Office for designation under the Opportunity Zone 2.0 program; and

WHEREAS, the identification and designation of Opportunity Zones may provide an additional tool to encourage private investment, economic development, business growth, job creation, and community revitalization within eligible areas of Sullivan County; and

WHEREAS, the recommended census tracts for Sullivan County were developed through coordination among staff of NETWORKS Sullivan Partnership, the City of Kingsport, and the City of Bristol, with consideration given to the economic development priorities and needs of the communities within Sullivan County; and

WHEREAS, the Sullivan County Board of Commissioners recognizes the potential economic development benefits associated with Opportunity Zone 2.0 designation and desires to formally express its support for the submission of the recommended census tracts for consideration by the Governor's Office; and

NOW, THEREFORE, BE IT RESOLVED, that the Sullivan County Board of Commissioners hereby supports and endorses the submission of the following census tracts located within Sullivan County, Tennessee, for consideration by the Governor's Office for designation as Opportunity Zones under the Opportunity Zone 2.0 program:

Census Tract 402 (GEOID 47163040200)
Census Tract 405 (GEOID 47163040500)
Census Tract 421 (GEOID 47163042100)
Census Tract 427 (GEOID 47163042703)
Census Tract 428 (GEOID 47163042802)
Census Tract 430 (GEOID 47163043000)
Census Tract 431 (GEOID 47163043100)

BE IT FURTHER RESOLVED, that the Sullivan County Board of Commissioners supports the coordinated efforts of NETWORKS Sullivan Partnership, the City of Kingsport, and the City of Bristol in identifying and recommending census tracts for Opportunity Zone 2.0 consideration.

CONTINUED

BE IT FURTHER RESOLVED, that this resolution shall serve as the formal expression of support of the Sullivan County Board of Commissioners for the submission of the above-referenced census tracts for consideration by the Governor's Office and does not constitute a guarantee or assurance that any census tract will ultimately receive an Opportunity Zone 2.0 designation.

BE IT FURTHER RESOLVED, that the Sullivan County Mayor, or his designee, is hereby authorized to communicate the County's support for the recommended census tracts and to provide a copy of this resolution to the appropriate state and local officials as may be necessary.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County:

Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Joe Carr

Cosponsor: Commissioners Gary Stidham

ACTIONS: 08/13/26 (Work Session) To be placed on Consent Agenda at Regular Session on 08/20/26

***SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session***

Item 6
Resolution No. 2026-08-04

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

**A RESOLUTION REGARDING CERTAIN PROPERTIES TO BE EXCLUDED FROM
COUNTY BIDDING AT DELINQUENT TAX SALE.**

Concerning the recommendation that Sullivan County refrain from bidding on the following properties offered for sale at a delinquent tax sale:

1. 1013 Tip Top Avenue (Fleenor, Brook) Tax Map 029L, Group E, Parcel 019.00
2. D Street (Harris, E B) Tax Map 061D, Group G, Parcel 030.10
3. 124 Hillcrest Street (Holt, Kenneth) Tax Map 111H, Group A, Parcel 001.5
4. McKee Road (Oliver Dorothy & Tammy) Tax Map 124P A 001.10

WHEREAS, the County Mayor, in consultation with the County Commission's Delinquent Tax Committee, has reviewed the above-referenced properties and determined that it is not in the best financial interest of Sullivan County to bid on said properties at the delinquent tax sale; and

WHEREAS, the anticipated costs, obligations, potential liabilities, environmental concerns, condition of the properties, marketability, or other factors may outweigh any anticipated economic benefit to the County from acquiring ownership of said properties; and

WHEREAS, the Board of County Commissioners finds that authorizing the County to refrain from bidding on the above-referenced properties is in the best interest of the citizens and taxpayers of Sullivan County.

NOW, THEREFORE, BE IT RESOLVED that the Sullivan County Board of County Commissioners, assembled in Regular Session, hereby authorizes and approves the County's decision not to bid on the following properties at the delinquent tax sale:

- 1013 Tip Top Avenue, Tax Map 029L, Group E, Parcel 019.00;
- D Street, Tax Map 061D, Group G, Parcel 030.10; and
- 124 Hillcrest Street, Tax Map 111H, Group A, Parcel 001.50
- McKee Road, Tax Map 124P A 001.10

CONTINUED

BE IT FURTHER RESOLVED that this Resolution shall take effect from and after its passage, the public welfare requiring it. All resolutions in conflict herewith are hereby rescinded insofar as such conflict exists.

Approved this ____ day of _____, 20__.

Duly adopted this ____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this ____ day of _____, 20__ at or about the following time ____ by the following method: _____.

Teresa Jacobs, County Clerk.

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the ____ day of _____, 20__ at or about the following time ____ by the following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Dwight King
Cosponsor: Commissioner Darlene Calton

ACTIONS: 08/13/26 (Work Session) To be placed on Consent Agenda at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 7
Resolution No. 2026-08-05

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

RESOLUTION AUTHORIZING SULLIVAN COUNTY TO APPLY FOR, ACCEPT IF AWARDED, AND APPROPRIATE FUNDS FROM THE TENNESSEE STATE MUSEUM CAPITAL MAINTENANCE AND IMPROVEMENTS GRANT PROGRAM FOR MAINTENANCE PROJECTS AT THE HISTORIC DEERY INN.

WHEREAS, the Tennessee State Museum Capital Maintenance and Improvements Grant Program provides funding to support the preservation, maintenance, and improvement of museums and historically significant facilities throughout the State of Tennessee; and

WHEREAS, Sullivan County owns the Historic Deery Inn, an important historic landmark that serves as a valuable cultural, educational, and heritage resource for the citizens of Sullivan County and visitors to the region; and

WHEREAS, Sullivan County desires to apply for grant funding in an amount of up to **One Hundred Thousand Dollars (\$100,000.00)** to complete eligible capital maintenance and preservation projects at the Historic Deery Inn; and

WHEREAS, the Tennessee State Museum Capital Maintenance and Improvements Grant Program requires **no local matching funds** and operates as a **non-reimbursable grant**, with grant funds being distributed directly to the recipient prior to the commencement of approved projects; and

WHEREAS, if awarded, all grant-funded projects must be completed no later than **June 30, 2027**, in accordance with the terms and conditions of the grant program; and

WHEREAS, the Sullivan County Finance Department will establish all necessary accounting codes and financial procedures to ensure proper receipt, tracking, expenditure, and reporting of grant funds in accordance with applicable state and county financial requirements.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Sullivan County, Tennessee, meeting in regular session, that:

1. The Sullivan County Mayor, or his designee, is hereby authorized to submit an application to the Tennessee State Museum Capital Maintenance and Improvements Grant Program requesting funding in an amount of up to **\$100,000.00** for eligible maintenance and preservation projects at the Historic Deery Inn.
2. Upon notification of an award, the Sullivan County Mayor is authorized to accept the grant and execute all documents necessary to carry out the grant in accordance with all applicable state requirements.

3. The sum of up to **\$100,000.00**, if awarded, is hereby appropriated for the purpose of completing approved maintenance and preservation projects at the Historic Deery Inn.
4. The Sullivan County Finance Department is authorized to establish all appropriate revenue and expenditure account codes necessary for the administration and accounting of the grant funds.
5. County officials and employees are authorized to take all actions necessary to implement this resolution and administer the grant in accordance with the requirements of the Tennessee State Museum Capital Maintenance and Improvements Grant Program.

BE IT FURTHER RESOLVED that this resolution shall take effect immediately upon its passage, the public welfare requiring it. All resolutions in conflict herewith are hereby rescinded insofar as such conflict exists.

Approved this ____ day of _____, 20__.

Duly adopted this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this ____ day of _____, 20__ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day of _____, 20__ at or about the following time _____ by the following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Joyce Crosswhite

Cosponsors: Commissioner Michael Cole; Commissioner Tony Leonard; Commissioner Dwight King.

ACTIONS: 08/13/26 (Work Session) To be placed on Consent Agenda at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 8
Resolution No. 2026-08-06

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

RESOLUTION TO AUTHORIZE THE SULLIVAN COUNTY PURCHASING AGENT TO ENTER INTO A SIXTY (60) MONTH LEASE AGREEMENT WITH RJ YOUNG OF BRISTOL, TENNESSEE, FOR COPIER NEEDS FOR THE SULLIVAN COUNTY SHERIFF'S OFFICE AND JAIL.

WHEREAS, the Sullivan County Sheriff's Office's current copier lease agreement with RJ Young will expire on September 1, 2026; and

WHEREAS, the Sullivan County Sheriff's Office has met with representatives from multiple companies to review the current needs and issues facing the Sheriff's Office and Jail regarding copier equipment, leasing and maintenance support options; and

WHEREAS, the Sullivan County Sheriff's Office currently has a lease agreement with RJ Young in the amount of **\$2,174 per month**, and the proposed new lease agreement with RJ Young will be **\$2,423.02 per month**; and

WHEREAS, the proposed new copier lease agreement with R.J. Young will provide the Sullivan County Sheriff's Office and Jail with all new copier machines, as well as two additional machines at no additional cost, to assist with the areas experiencing the greatest demand, **Booking and Jail Medical**; and

NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby authorize the Sullivan County Purchasing Agent to execute a Sixty (60) month lease @ \$2,423.02 per month with RJ Young as recommended by the Sullivan County Sheriff's Office Administrative personnel.

WAIVER OF RULES REQUESTED

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

CONTINUED

0644

Item 8

Resolution No. 2026-08-06

Delivered to the Sullivan County Mayor or his secretary this ____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Joyce Crosswhite

Cosponsors: Commissioner Michael Cole; Commissioner Andrew Cross.

ACTIONS: 08/13/26 (Work Session) To be placed on Consent Agenda at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 9
Resolution No. 2026-08-07

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

A RESOLUTION TO APPROPRIATE \$100,000 FOR THE OPERATION, MAINTENANCE, STAFFING, AND IMPROVEMENT OF THE BLOUNTVILLE ATHLETIC FACILITIES.

WHEREAS, Sullivan County has opened the Blountville Athletic Facilities to provide recreational opportunities and support organized athletics, community events, and public use; and

WHEREAS, the Fiscal Year 2026-2027 budget was developed before sufficient operational experience was available to accurately determine the staffing, maintenance, equipment, and financial needs of the facilities; and

WHEREAS, since opening, the County has identified additional operational needs, including appropriate staffing and a need to continually evaluate expenses and revenues as facility usage develops; and

WHEREAS, the County desires to separately account for all revenues and expenditures associated with the facilities and establish a collaborative process for evaluating future operational and financial needs.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Sullivan County, Tennessee, meeting in regular session, that:

SECTION 1. APPROPRIATION AND STAFFING.

The sum of **One Hundred Thousand Dollars (\$100,000)** is hereby appropriated from the County General Fund for the operation, maintenance, staffing, equipment, repair, and improvement of the Blountville Athletic Facilities.

The appropriation shall include funding for **one (1) full-time employee and one (1) seasonal employee** to assist with facility oversight, scheduling, events, maintenance, and other operational needs.

Compensation, classification, duties, supervision, and hiring shall be administered in accordance with applicable Sullivan County policies and procedures.

SECTION 2. ACCOUNTING AND REVENUES.

The Finance Department shall establish separate revenue and expenditure account codes for the Blountville Athletic Facilities to independently track facility-related financial activity.¶

Revenues generated from rentals, reservations, concessions, events, fees, and other facility activities shall be **earmarked for the operation, staffing, maintenance, repair, equipment, and improvement of the athletic facilities**. Revenues exceeding current and reasonably anticipated facility needs may be transferred to the County General Fund in accordance with applicable County budgetary procedures and Commission authorization.

CONTINUED

SECTION 3. OPERATIONAL AND BUDGET REVIEW.

A subcommittee consisting of representatives from the **Maintenance Department, Purchasing Department, and Finance Department** shall periodically review facility operations, staffing, revenues, expenditures, maintenance, equipment, and other needs and make recommendations regarding future funding and operations.

The Commission recognizes that the needs of the newly operational facilities will continue to evolve. Actual operational experience shall therefore be considered in determining appropriate staffing and funding levels in future County budgets.

SECTION 4. EFFECTIVE DATE.

This Resolution shall take effect upon its passage, the public welfare requiring it. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____, 2026.

Reviewed by Chairman: _____

John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____

Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Michael Cole

Cosponsors: Commissioner Joyce Crosswhite

ACTIONS: 08/13/26 (Work Session) To be considered at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 10
Resolution No. 2026-08-08

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

A RESOLUTION AUTHORIZING SULLIVAN COUNTY TO APPLY FOR UP TO \$1,100,000 THROUGH A U.S. DEPARTMENT OF JUSTICE GRANT TO FUND ACQUISITION OF ADVANCED LAW ENFORCEMENT, EQUIPMENT AND TECHNOLOGY TO ENHANCE INVESTIGATIVE CAPABILITIES, CRIMINAL ENFORCEMENT OPERATIONS, AND THE SAFETY OF LAW ENFORCEMENT OFFICERS AND THE GENERAL PUBLIC THROUGHOUT SULLIVAN COUNTY.

WHEREAS, the U.S. Department of Justice, Office of Justice Programs, Bureau of Justice Assistance, has announced the availability of funding via a program to strengthen the capacity of state and local law enforcement agencies by providing funding for equipment, technology, and other resources that enhance public safety and criminal justice operations; and

WHEREAS, Sullivan County Sheriff's Office seeks to apply for up to \$1,100,000 of this funding opportunity to acquire advanced technology and digital forensic resources that will improve investigative capabilities and enhance officer effectiveness in identifying, collecting, preserving, extracting, unlocking, analyzing, and managing digital evidence; and

WHEREAS, grant funds will be used to purchase technology, software, hardware, and digital forensic resources that assist law enforcement with extracting, unlocking, and analyzing data from mobile phones, computers, and other digital devices, as well as software that supports public safety technologies including body-worn camera systems, digital evidence management software, and other investigative technologies that provide stronger digital evidence and improve public safety outcomes; and

WHEREAS, the project includes the acquisition of software licenses that will be procured under five (5) year subscription agreements in accordance with applicable grant requirements and Sullivan County procurement policies; and

WHEREAS, this funding opportunity operates under a non-matching, reimbursement grant model, requiring Sullivan County to pay eligible project costs upfront and seek reimbursement from the U.S. Department of Justice following approved expenditures.

NOW, THEREFORE, BE IT RESOLVED by the Sullivan County Commission that:

1. The Sullivan County Mayor is hereby authorized to submit an application for funding through the U.S. Department of Justice FY 2026 Bridging Immigration-Related Deficits Experienced Nationwide ("BIDEN") Program – Round 2.

CONTINUED

Item 10
Resolution No. 2026-08-08

BE IT FURTHER RESOLVED that this Resolution shall take effect immediately upon its passage, the public welfare requiring it. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Joe Carr

Cosponsors: Commissioner Hunter Locke

ACTIONS: 08/13/26 (Work Session) To be placed on Consent Agenda at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 11
Resolution No. 2026-08-09

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

RESOLUTION APPROVING ACCEPTANCE OF \$4,500 GRANT TO CREATE A "RESET ROOM" TO AID IN POSITIVE MENTAL HEALTH AND STRESS REDUCTION FOR PARTICIPANTS OF COURT PROCEEDINGS.

WHEREAS Ballard Health is a non-profit healthcare organization committed to improving the health and wellness of citizens in its service areas of Northeast TN and Southwest VA; and

WHEREAS Sullivan County operates the Sullivan County General Session Courts and wishes to create "reset rooms" to aid in positive mental health and stress reduction for participants of court proceedings; and

WHEREAS Ballard Health believes this will improve the mental health and wellness of members of the community in keeping with its charitable purposes and is willing to assist County in creating such reset rooms by providing a monetary donation to be used for this purpose.

NOW, THEREFORE, BE IT RESOLVED the Board of Commissioners of Sullivan County supports the attached agreement between Sullivan County and Ballard Health in which Ballard Health agrees to provide a one-time grant of \$4,500 for this purpose.

FURTHER BE IT RESOLVED:

SECTION 1: The \$4,500 is to be paid by Ballard Health to Sullivan County no later than September 1, 2026.

SECTION 2: Ballard Health has no obligation beyond providing the monetary support.

SECTION 3: Sullivan County agrees to use the funds only for the purchase of items and equipment related to the reset room project.

SECTION 4: The County will display a sign to be provided by Ballard that is reasonably acceptable to the County indicating the equipment in the room has been provided by Ballard Health. Ballard hereby grants a license to the County to display this signage at the County for the duration of this Agreement.

SECTION 5: Sullivan County agrees to provide the following anonymous data points to Ballard regarding room utilization monthly. County acknowledges that Ballard may request the data points or frequency of reporting may be changed in the future. County will use reasonable efforts to meet any modified data points or reporting frequency. Initial Data reporting:

1. Number of room uses per month; Number of uses in the month where the user expresses feeling improvement/benefit from using the room; Number of first time visits to the reset room in a month.

CONTINUED

This Resolution shall take effect immediately upon its passage, the public welfare requiring it. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this ____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Travis Ward
Cosponsors: Commissioner Zane Vanover

ACTIONS: 08/13/26 (Work Session) To be considered at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 12
Resolution No. 2026-08-10

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

RESOLUTION TO GO ON RECORD SULLIVAN COUNTY INTENDS NOT TO RENEW ITS CONTRACT FOR TECHNOLOGY SUPPORTING THE USE OF VISUAL SURVEILLANCE DEVICES IN SULLIVAN COUNTY, PENDING DEVELOPMENT OF EITHER STATEWIDE OR LOCAL "GUARDRAILS" REGARDING PRIVACY CONCERNS.

WHEREAS in August 2024, the Board of Commissioners of Sullivan County, Tennessee, approved a request from the Sullivan County Sheriff's Office to enter a contract and develop a system of visual surveillance cameras; and

WHEREAS the SCSO currently operates visual surveillance cameras under a contract that will be up for renewal in January 2027; and

WHEREAS the Tennessee General Assembly is expected to address public concerns regarding use of such cameras during its upcoming session, including: retention of data collected by such cameras shall not for longer than 30 days; data collected by such cameras shall not be sold; all data collected by such cameras shall be stored on a server guaranteed by any vendor to be secure.

NOW, THEREFORE, BE IT RESOLVED the Board of Commissioners of Sullivan County goes on record now that Sullivan County shall not renew a contract for continued service of or provision of technology and/or equipment for the operation of visual surveillance cameras in Sullivan County until such time the concerns above have been addressed either by state law or local policy development and any vendor receiving a county contract for said services and/or equipment meets the criteria to be determined based on the criteria: limited retention of data; no sale of data; guaranteed server safety.

This Resolution shall take effect immediately upon its passage, the public welfare requiring it. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

CONTINUED

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day
of _____, 20____ at or about the following time _____ by the
following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Gary Stidham

Cosponsors: Commissioner Mark Ireson; Comm. Joe Carr.

ACTIONS: 08/13/26 (Work Session) To be considered on Waiver of Rules at Regular Session on 08/20/26

SULLIVAN COUNTY

**Board of County Commissioners
246th Annual Session**

Item 13
Resolution No. 2026-08-11

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

**A RESOLUTION OF THE SULLIVAN COUNTY BOARD OF COMMISSIONERS
REGARDING ACCEPTANCE OF HEALTHY START HOME VISITING PROGRAM GRANT FUNDS.**

WHEREAS the Sullivan County Regional Health Department currently operates an Evidence-Based Home Visiting program dedicated to improving maternal and child health outcomes, supporting early childhood development, and strengthening local families; and

WHEREAS additional grant funding in the amount of \$523,500.00 has been made available through Tennessee Department of Health under the Healthy Start Home Visiting Program Services; and

WHEREAS this grant opportunity provides a separate and distinct funding source while carrying a scope of work that directly aligns with the Evidence-Based Home Visiting services currently delivered by the department; and

WHEREAS acceptance of these grant funds requires no local matching funds.

NOW, THEREFORE BE IT RESOLVED the Board of Commissioners of Sullivan County authorizes acceptance of the Healthy Start Home Visiting Program Services grant funding in the amount of \$523,500.00 from Tennessee Department of Health. Accounts and codes to be assigned by the Sullivan County Finance Department.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this ____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

CONTINUED

0654

Item 13
Resolution No. 2026-08-11

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day
of _____, 20____ at or about the following time _____ by the
following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner Jessica Means

Cosponsors: Commissioner Joyce Crosswhite

ACTIONS: 08/13/26 (Work Session) To be placed on Consent Agenda at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 14
Resolution No. 2026-08-12

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

RESOLUTION OF THE SULLIVAN COUNTY COMMISSION FOR ADOPTION OF A REDEVELOPMENT PLAN AND TAX INCREMENT FINANCING AMENDMENT FOR ZAIDI PROPERTY PROJECT LOCATED WITHIN THE WILLEY BOOM REDEVELOPMENT DISTRICT.

WHEREAS, Bristol Housing ("BH") pursuant to the provisions of Title 13, Chapter 20, Tennessee Code Annotated, as supplemented and amended, has the power and authority to administer redevelopment programs located within its statutory boundaries; and

WHEREAS, BH has prepared a Redevelopment Plan for the Willey Boom Redevelopment District in conformance with Title 13, Chapter 20, Part 2, Tennessee Code Annotated, as supplemented and amended which has been adopted by the City of Bristol, Tennessee; and

WHEREAS, as previously authorized by the Sullivan County Commission, BH conducted a public hearing on July 15, 2026, to determine the necessity for the adoption of a Redevelopment Plan for the Willey Boom Redevelopment District on behalf of Sullivan County which includes the use of tax increment financing and

WHEREAS, the comments and findings of said public hearing, along with the Zaidi Property Project proposal for the Willey Boom Redevelopment District have been presented to the Sullivan County Commission; and

WHEREAS, BH and the City Council of the City of Bristol, Tennessee have recommended the adoption of the Redevelopment Plan and the proposed tax increment financing amendment and have also recommended approval of the use of tax increment financing for a redevelopment project which includes a residential development known as the Zaidi Property Project to be located within the Willey Boom Redevelopment District.

NOW THEREFORE BE IT RESOLVED that the Board of County Commissioners of Sullivan County, Tennessee, assembled in Regular Session, hereby authorizes:

1. That the Redevelopment Plan for the Willey Boom Redevelopment District (being the same plan previously approved by this Commission for other Bristol redevelopment districts and being incorporated herein by reference), along with the proposed TIF Amendment, as presented and recommended by BH, a copy of the TIF Amendment being attached hereto as Exhibit A, are hereby approved, and the factual findings contained therein are affirmed and adopted by the Sullivan County Commission.

2. That use of tax increment financing as described in the Willey Boom Redevelopment Plan TIF Amendment for use in support of the project known as Zaidi Property Project is hereby approved.

3. That the Sullivan County Mayor and Sullivan County Assessor are hereby authorized and empowered to negotiate and execute all such documents as may be reasonably required to implement this Plan.

4. That BH is hereby authorized and empowered to implement the Redevelopment Plan as amended, including the use of tax increment financing, on behalf of Sullivan County through the execution of a Redevelopment Agreement and other agreements deemed appropriate by BH.

5. This resolution is restricted solely to the Willey Boom Redevelopment District and Zaidi Property Project is not an approval or denial of any other Redevelopment Plan, Project or District.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Mayor, Sullivan County

Sponsor: Commissioner David Akard

Cosponsors: Commissioner Cheryl Harvey; Commissioner Barry Hopper; Commissioner Andrew Cross; Commissioner Michael Cole.

ACTIONS: 08/13/26 (Work Session) To be considered on Waiver of Rules at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 15
Resolution No. 2026-08-13

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

RESOLUTION TO APPROVE ALLOCATION OF \$175,000 OF AVAILABLE OPIOID ABATEMENT FUNDS TO THE SULLIVAN COUNTY ANTI-DRUG COALITION TO HELP COVER THE NON-PROFIT AGENCY'S 2026-2027 OPERATING BUDGET.

WHEREAS, as of August 6, 2026, Sullivan County had available \$420,453 total in Opioid Abatement Funds; and

WHEREAS, Sullivan County's Opioid Advisory Committee recommends allocating \$175,000 of that total amount to the Sullivan County Anti-Drug (SCAD) Coalition; per the non-profit agency's request to help it operate for the fiscal year ending June 30, 2027; and

WHEREAS, Judge Teresa Nelson and Judge Doug Vance took time from their busy dockets to attend the Advisory Committee's meeting to state their support for SCAD, which they described as essential to ongoing programs in their courts to send drug-related defendants to treatment rather than the county's overcrowded jail – and imperative to efforts to establish a veterans' court in Sullivan County.

NOW, THEREFORE, BE IT RESOLVED the Sullivan County Commission meeting in Regular Session this 20th day of August 2026 approves allocation of \$175,000 to the Sullivan County Anti-Drug Coalition. Accounts and codes to be assigned by the Finance Department.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this ____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

CONTINUED

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day
of _____, 20____ at or about the following time _____ by the
following method: _____.

Mayor, Sullivan County

Sponsored by: Commissioner Archie Pierce

**Cosponsors: Commissioner Zane Vanover; Commissioner Larry Crawford; Commissioner Darlene
Calton; Commissioner Joyce Crosswhite; Commissioner Joe Carr.**

ACTIONS: 08/13/26 (Work Session) To be placed on Consent Agenda at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 16
 Resolution No. 2026-08-14

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

RESOLUTION TO APPROVE ALLOCATION OF \$151,925 OF AVAILABLE OPIOID ABATEMENT FUNDS TO SULLIVAN COUNTY RECOVERY RESTORATION TO HELP FUND THE NON-PROFIT'S CONTINUED SERVICE TO COUNTY RESIDENTS PARTICIPATING IN ITS COURT-SANCTIONED PROGRAMS FOR OFFENDORS SEEKING HELP IN RECOVERY.

WHEREAS, as of August 6, 2026, Sullivan County had available \$420,453 total in Opioid Abatement Funds; and

WHEREAS, Sullivan County's Opioid Advisory Committee recommends allocating \$151,925 of that total amount to Sullivan County Recovery Restoration; per the non-profit agency's request to help it operate for the fiscal year ending June 30, 2027; and

WHEREAS the Advisory Committee's vote on the recommendation was 6 yes, 0 no, and 1 abstention (Judge Jim Goodwin recused himself).

NOW, THEREFORE, BE IT RESOLVED the Sullivan County Commission meeting in Regular Session this 20th day of August 2026 approves allocation of \$151,925 to Sullivan County Recovery Restoration. Accounts and codes to be assigned by the Finance Department.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
 John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
 Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this ____ day of _____, 20____ at or about the following time _____ by the following method: _____.

 Teresa Jacobs, County Clerk.

CONTINUED

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day
of _____, 20____ at or about the following time _____ by the
following method: _____.

Mayor, Sullivan County

Sponsored by: Commissioner Zane Vanover

**Cosponsors: Commissioner Larry Crawford; Commissioner Darlene Calton; Commissioner Joyce
Crosswhite; Commissioner Joe Carr; Commissioner Archie Pierce.**

ACTIONS: 08/13/26 (Work Session) To be placed on Consent Agenda at Regular Session on 08/20/26

SULLIVAN COUNTY
Board of County Commissioners
246th Annual Session

Item 17
Resolution No. 2026-08-15

To the Honorable Richard S. Venable, Sullivan County Mayor, and the Board of Sullivan County Commissioners meeting in Regular Session this 20th day of August 2026.

RESOLUTION TO APPROVE ALLOCATION OF \$86,662 OF AVAILABLE OPIOID ABATEMENT FUNDS TO FAMILIES FREE, INC., TO HELP FUND THE SULLIVAN COUNTY WOMEN'S RECOVERY HOME IN BLOUNTVILLE.

WHEREAS, as of July 31, 2026, Sullivan County had available \$420,453 total in Opioid Abatement Funds; and

WHEREAS, Sullivan County's Opioid Advisory Committee recommends allocating \$86,662 of that total amount to Families Free, Inc., per the non-profit agency's request to help start a new women's recovery home in property it has the opportunity to lease in Blountville.

WHEREAS the Advisory Committee's vote on the recommendation was unanimous and consensus by the group was that while the \$86,662 was not the full \$170,000 requested by Families Free to help fund the women's recovery home for 30 months, the committee would consider funding Families Free additional money toward the effort as soon as more opioid abatement funds become available to Sullivan County.

NOW, THEREFORE, BE IT RESOLVED the Sullivan County Commission meeting in Regular Session this 20th day of August 2026 approves allocation of \$86,662 to Families Free, Inc.

This resolution shall take effect from and after its passage. All resolutions in conflict herewith be and the same rescinded insofar as such conflict exists.

Duly passed and approved this _____ day of _____ 2026.

Reviewed by Chairman: _____
John T. Gardner, Chairman, Sullivan County Commission.

ATTEST: _____
Teresa Jacobs, County Clerk

Delivered to the Sullivan County Mayor or his secretary this _____ day of _____, 20____ at or about the following time _____ by the following method: _____.

Teresa Jacobs, County Clerk.

CONTINUED

Item 17
Resolution No. 2026-08-15

ACTION BY MAYOR

Reviewed and ACCEPTED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Reviewed and VETOED by Mayor, Sullivan County: _____
Mayor, Sullivan County

Delivered to the Chairman of the Sullivan County Commission or his designee this the _____ day
of _____, 20____ at or about the following time _____ by the
following method: _____.

Mayor, Sullivan County

Sponsored by: Commissioner Darlene Calton.

**Cosponsors: Commissioner Archie Pierce; Larry Crawford; Commissioner Darlene Calton;
Commissioner Joyce Crosswhite; Commissioner Joe Carr; Commissioner Zane Vanover.**

ACTIONS: 08/13/26 (Work Session) To be placed on Consent Agenda at Regular Session on 08/20/26

Michael Kennedy

From: Garrett Langley <garrett@flocksafety.com>
Sent: Wednesday, August 12, 2026 1:46 PM
To: Michael Kennedy
Cc: Alex Guth
Subject: Flock Partnership with Sullivan County

0663

Dear Sullivan County Commission,

At Flock, protecting your data is a responsibility we take seriously. I want to personally reaffirm our commitment to the agencies and communities we serve.

First and foremost, **Flock will never sell your data.** The data collected through our platform belongs to your agency, and we have built our business on trust—not on monetizing customer information.

Additionally, our platform is designed with strict data retention safeguards. By default, **all data is permanently deleted after 30 days.** It is automatically destroyed and **cannot be recovered for any reason.**

The only exception is if your agency has obtained the necessary approval from its governing body (where required) to adopt a longer retention period, and that retention period is permitted under applicable state law. Even then, retention is governed by your agency's policy and the laws of your state.

These safeguards are intentional. They ensure agencies have the tools they need to solve crime while protecting the privacy and civil liberties of the communities they serve.

Thank you for your continued trust in Flock.

Sincerely,

Garrett Langley
CEO, Flock Safety

--

Garrett Langley
Chief Executive Officer



flocksafety.com



Sullivan County



**AND THEREUPON COUNTY COMMISSION ADJOURNED AT 9:35 P.M. UPON
MOTION MADE BY CALTON TO MEET AGAIN IN REGULAR SESSION ON
AUGUST 20, 2026.**



JOHN T. GARDNER

COMMISSION CHAIRMAN