

**Minutes of the  
City Council Regular Meeting  
Eagleville City Hall, Eagleville, TN  
Tuesday, August 26, 2025**

**1) MAYORS WELCOME and CALL TO ORDER**

Mayor Chad Leeman called the meeting to order at 7:00 p.m.

**2) ROLL CALL**

The roll was called by City Recorder Christina Rivas.

**PRESENT:**

Mayor Chad Leeman  
Vice Mayor William Tollett  
Councilman Craig Campbell  
Councilman Ryan Edwards  
Councilman Brandon Emamalie  
Councilman Chris Hendrix

**ABSENT:**

Councilman Jason Blair

**STAFF:**

City Recorder Christina Rivas  
Police Chief David Breniser  
Fire Chief Jonathan Armstrong

Management Consultant Mike Walker  
City Attorney Stephen Aymett  
Parks Manager Will Vaughn

**GUESTS:**

Derek Howard

**3) INVOCATION/PLEDGE OF ALLEGIANCE**

Mayor Leeman gave the Invocation.  
Council Member Chris Hendrix led the Pledge of Allegiance.

**4) ADOPTION OF THE AGENDA**

Vice Mayor William Tollett moved to adopt the Agenda.  
Council Member Hendrix seconded the motion.  
The **MOTION** passed 6-0.

**5) CITIZENS' INPUT**

There were no speakers.

**6) ADOPTION OF THE CONSENT AGENDA**

**a. Approval of Minutes:**

- Work Session – July 10, 2025
- Regular Session – July 24, 2025

b. Financial Report – June and July

Vice Mayor Tollett moved to adopt the Consent Agenda.

Council Member Hendrix seconded the motion.

The **MOTION** passed 6-0.

7) **MAYOR AND COUNCIL PRESENTATIONS**

There were no presentations.

8) **DEPARTMENT REPORTS**

**City Recorder**

City Recorder Christina Rivas provided an update on the progress of the preparations for the Fall Festival on behalf of the City Clerk. She reported that:

- There are 33 new vendors this year.
- 118 booths rented to date out of 130 total spaces.
- The deadline to submit an application is Friday, August 29.

**Management/Financial Consultant's Report**

Management Consultant Mike Walker reviewed that the timeline for the bidding process for the paving project for the New Town area:

- Will commence in September 2025.
- The proposal selected will be brought to Council for approval in October.
- Paving is anticipated to begin in the winter.

He noted that this project will include some temporary work to level the lot next to City Hall.

Mr. Walker addressed the plan to improve the City' sidewalks:

- The City is the recipient of two grants that will make significant contributions to funding the project.
- Most of the work must be completed by June 30, 2026.
- City Engineer Will Owen will prepare the request for proposal for this project.
- Construction must begin in early Spring 2026.
- One side of the street will be completed at a time.
- Every business will have access to their establishment so as not to impede their patronage.
- The grant funds allotted for the project total just under \$1.7M; with the City's portion set at \$218,000.

Mr. Walker noted that the financial report which was discussed at the Work Session is in the packet. He stated that the General Fund ended with a surplus of \$87,000. He explained that this was due to sales tax revenues were more than anticipated, while expenditures were down – giving the City a strong start to the new fiscal year.

**Fire Department**

Fire Chief Jonathan Armstrong stated that seven additional 9-11 calls transpired since he submitted his report for the meeting, last week.

**Parks Department**

Parks Director Will Vaughn stated that the fields have been rented, while accommodating the recreational ball and ball club schedules on a trial basis. He noted that, since August, 15 rentals have been booked through October. He stated that he felt that the program is working well and is providing additional revenue to the City.

Mayor Leeman stated that Mr. Vaughn has done well with managing the park and has received positive feedback from the community since he started earlier this year.

**Police Department**

**9) CITY MANAGER REPORT**

There was no report for this month.

**10) OLD BUSINESS**

- a. **Approve or Deny the Appointment of \_\_\_\_\_ to fill the vacancy of City Judge with a term to expire January 2027.**

Vice Mayor Tollett moved to approve the appointment of Jami Averwater as City Judge.

Council Member Ryan Edwards seconded the motion.

Mayor Leeman called for a Roll Call Vote. City Recorder Christina Rivas called the roll:

<u>COUNCIL MEMBER</u>	<u>YES</u>	<u>NO</u>	<u>ABSTAIN</u>	<u>ABSENT</u>
Brandon Emamalie		X		
Craig Campbell	X			
Ryan Edwards	X			
Chris Hendrix		X		
Jason Blair				X
William Tollett	X			

Chad Leeman

X

The roll call vote resulted in a tie 3-3.

Council Member Brandon Emamalie stated that he believed that Mr. Howard had the experience to fulfill the duties of the position. He noted that Mr. Howard's courtroom experience would prove helpful should the need arise.

Council Member Emamalie moved to table the item until the September 23, 2025 Regular Council Meeting.

Vice Mayor Tollett seconded the motion.

The **MOTION** passed 6-0.

- b. Approve or Deny ORDINANCE NO. 2025-008 DELETING ORDINANCES 2023-007, 2017-001, 2015-005, 2014-08 AND 2025-002, RATES AND FEES FOR SANITARY SEWER SERVICE AND REPLACING WITH ORDINANCE 2025-008, AMENDING MINIMUM BILLING (Second Reading)**

Council Member Emamalie moved to approve Ordinance 2025-008.

Vice Mayor Tollett seconded the motion.

The **MOTION** passed 6-0.

#### **11) NEW BUSINESS**

- a. Approve or deny Resolution 2025-004 – A resolution authorizing the City Manager to move the General and Street Aid Fund accounts to Volunteer Bank.**

Council Member Emamalie moved to approve Resolution 2025-004.

Council Member Hendrix seconded the motion.

The **MOTION** passed 6-0.

- b. Approve or Deny the amended minutes from the Regular Council Meeting dated February 27, 2025.**

Council Member Emamalie moved to approve the amendment to the February 27, 2025 Regular Council Meeting Minutes.

Council Member Hendrix seconded the motion.

The **MOTION** passed 6-0.

#### **12) MAYOR'S AND COUNCIL'S CLOSING REMARKS**

City Recorder Christina Rivas noted that Volunteer Bank had agreed to a 4 percent interest rate for the new accounts.

#### **13) ADJOURNMENT**

Mayor Leeman confirmed there was no further business and adjourned the meeting at 7:12 p.m.

Approved by:



Mayor Chad Leeman

Submitted by:



City Recorder Christina Rivas

Date minutes approved: 9/23/25