Minutes
Board of Mayor and Aldermen
Regular Meeting
August 4, 2026

Mayor Staton called the meeting to order at 6:00 p.m.

Members Present: Ben Adams, Carol Keith, Jerry Malone, Carolyn Payne, Eric Johnson

Prayer, Alderwoman Keith. Pledge of Allegiance, Chief Depew

Mayor Staton opened the meeting for the following:

Motion to enter Executive Session, Alderman Malone. Second, Vice-Mayor Adams. Vote: Alderwoman Payne, Yes; Alderman Malone, Yes; Alderwoman Keith, Yes; Vice-Mayor Adams, Yes; Alderman Johnson, Yes. Motion passed.

Executive Session

Motion to enter Regular Session, Vice-Mayor Adams. Second, Alderman Johnson. Vote: Alderwoman Payne, Yes; Alderman Malone, Yes; Alderwoman Keith, Yes; Vice-Mayor Adams, Yes; Alderman Johnson, Yes. Motion passed.

Mr. Sam McPeak, McPeak, Herrin, Shepard, and Ketchie, briefed the public on the status of Dr. Gardner vs. The Town of Bluff City.

First Session of Public Comments:

Michelle Roberts, 231 Lakeview Drive, thanked the board for the briefing by Mr. McPeak.

Discussion and Action: Approval of Board of Mayor and Aldermen Minutes for July 21, 2026

Motion to approve, Vice-Mayor Adams. Second, Alderman Johnson. Vote: Alderwoman Payne, Yes; Alderman Malone, Yes; Alderwoman Keith, Yes; Vice-Mayor Adams, Yes; Alderman Johnson, Yes. Motion passed.

Discussion and Action: Contract with Jr. Patriots for the Use of the Bluff City Ball Field

The board discussed the revised contract with the Jr. Patriots Baseball League. Motion to approve, Vice-Mayor Adams. Second, Alderman Johnson. Vote: Alderwoman Payne, No; Alderman Malone, Yes; Alderwoman Keith, Yes; Vice-Mayor Adams, Yes; Alderman Johnson, Yes. Motion passed.

Discussion: Sanitary Sewer Review:

Town Manager Krista Morris explained the results of the Sanitary Sewer Review including the rating Bluff City received of 97%, allowing the Town to remain in the State's "Approved" category.

Report from Town Attorney:

Mr. Frye stated the delinquent tax letters went out yesterday for the 2025 delinquent taxes and that there were a few more than normal.

Financial Report; Town Report; Department Reports:

Austin Smith, Mattern and Craig, briefed the board on the recent smoke testing on Main Street. Mr. Smith provided updates on the Water Treatment Plant project.

Ms. Morris presented Town Manager Report and the reports for Admin, Public Works, and the Police Department. Ms. Morris explained the need to purchase a new pump to replace the older pump at the Igloo Pump Station.

Ms. Morris presented the Financial Report.

Motion to approve the financial report, Vice-Mayor Adams. Second, Alderman Johnson. Vote: Alderwoman Payne, Yes; Alderman Malone, Yes; Alderwoman Keith, Yes; Vice-Mayor Adams, Yes; Alderman Johnson, Yes. Motion passed.

Board of Mayor and Aldermen Comments:

Vice-Mayor Ben Adams thanked everyone for coming to the meeting and stated Bluff City is going in the right direction, and a lot of good things are happening. Vice-Mayor Adams gave kudos to the board for all the hard work done on the budget.

Alderwoman Carol Keith thanked everybody for coming to the meeting. She stated that we didn't have to raise water rates in the budget and she will continue to stand up, speak up, and speak out for what is right, with honesty and transparency because everybody is important. Every complaint is important.

Alderwoman Carolyn Payne thanked everyone for coming out and it was good to see we had a halfway decent crowd.

Alderman Jerry Malone thanked everyone and asked that snakebite kits be given to anyone going to the water treatment plant.

Alderman Eric Johnson thanked everybody for coming. He spoke about how hard the board worked to keep tax rates down, as they are the lowest in Tennessee. He also thanked Ms. Morris for providing more information than the board has ever received.

Mayor Staton thanked everyone for attending the meeting. She also spoke about the Sullivan County Commissioners Meeting she attended with Aldermen Malone and Johnson. She explained that Commissioners Glover and King sponsored a resolution to provide funds to repair the Nellie Pratt Swinging Bridge. Mayor Staton added that Commissioner Jessica Means co-sponsored the resolution and that it passed unanimously with support from all the commissioners.

Old Business:

Alderwoman Payne asked that the board begin working on updating the Charter. The board agreed to have a Town Hall to get input from the citizens. Alderwoman Keith thanked the mayor for keeping the board updated.

New Business: None.

Second Session of Public Comments:

Cecil Staton, 4348 Bluff City Highway, spoke about the interim Town Manager.

Michelle Roberts, 231 Lakeview Drive, spoke about her time as interim Town Manager.

James Roberts, 231 Lakeview Drive, asked to cede his time to a previous speaker.

David Harmon, 200 Holston Drive, spoke about the parking area and signage at Wells Park.

Heather Shaffer, 231 Lakeview Drive, spoke about the interim Town Manager.

Sarah Malone, 123 Hillcrest Road, spoke about the Bluff City Family Committee's successful Back to School Bash and thanked the board for their support.

With no other business, the meeting was adjourned at 7:57 p.m.

Lori Staton

Lori Staton, Mayor
This 4th day of August 2026

Krista Morris, Town Manager