



**Town of Nolensville**

# **Board of Commissioners**

## **Public Hearing Packet**

**September 3, 2026, 06:30 pm**



Town of Nolensville  
**Board of Commissioners**  
**Public Hearing Agenda**  
September 3, 2026, 06:30 pm

**1. Call to Order and Determination of a Quorum**

**2. Public Hearings**

**A. Public Hearing of Ordinance 26-15, An Ordinance of the Town of Nolensville, Tennessee Amending Plan Review, Permitting, and Inspection Fees Contained in Appendix B of Town of Nolensville Municipal Code**

Attachment: [Ord 26-15 Amend Appendix B - Plan Review-Permitting-Inspection Fees - Markup.docx.pdf](#)

Attachment: [Ord 26-15 Amendments to Appendix B Plan Review-Permitting-Inspection Fees Staff Report\\_.pdf](#)

Attachment: [Ord-26-07--Amend-Appendix-B---Plan-Review-Permitting-Inspection-Fees---signed.pdf](#)

**B. Public Hearing of Ordinance 26-17, An Ordinance Amending the Fiscal Year 2027 Budget by the Board of Commissioners in the Town of Nolensville, Tennessee**

Attachment: [Ord 26-17 Budget Amendment 08262026.pdf](#)

Attachment: [Ord 26-17 Budget Amendment 07302026.pdf](#)

Attachment: [Staff Report - Budget Amendment 07302026.pdf](#)

Attachment: [Ord 26-17 Budget Amendment 08202026.pdf](#)

Attachment: [Res 24-44 Oldsmith Henry Suit.pdf](#)

Attachment: [Res 26-03 A Resolution to Hire an Attorney for Impact Fees.pdf](#)

**3. Adjournment**

## **ORDINANCE 26-15**

### **AN ORDINANCE OF THE TOWN OF NOLENSVILLE, TENNESSEE AMENDING PLAN REVIEW, PERMITTING, AND INSPECTION FEES CONTAINED IN APPENDIX B OF TOWN OF NOLENSVILLE MUNICIPAL CODE**

**WHEREAS**, the Town of Nolensville Board of Commissioners adopted Ordinance 99-18, Ordinance 06-08, Ordinance 07-03, Ordinance 18-04, Ordinance 19-05, Resolution 04-06, Resolution 15-28, Resolution 20-68, as referenced Town of Nolensville Zoning Ordinance (Adopted June 2020 and Current) and Subdivision Regulations (Amended August 2019 and Current), Title 7, Chapter 3, Title 12, Chapters 1, 2, 3, and 5, Title 16, Chapter 2, and Title 18, Chapter 1, of the Town of Nolensville Municipal Code that set forth plan review, permitting, and inspection fees enforced by the Town; and

**WHEREAS**, the Board of Commissioners approved Ordinance 24-05 that amended Title 7, Chapter 3, Title 12, Chapters 1, 2, 3, and 5, Title 16, Chapter 2, and Title 18, Chapter 1, of the Municipal Code and prior adopted ordinances and resolution regarding plan review, permitting and inspection fees; and

**WHEREAS**, the Board of Commissioners approved Ordinance 25-17 that repealed Exhibit “A” of Ordinance 24-05 and replaced same with Exhibit “A” that was incorporated into the Nolensville Municipal Code as Appendix “B”; and

**WHEREAS**, the Board of Commissioners approved Ordinance 25-31 that repealed and replaced “Appendix “B” Nolensville Municipal Code – Plan Review, Permitting and Inspection Fee Schedule”; and

**WHEREAS**, the Board of Commissioners approved Ordinance 26-07 that repealed and replaced “Appendix B” of the Nolensville Municipal Code – Plan Review, Permitting and Inspection Fees; and

**WHEREAS**, the Board of Commissioners of the Town of Nolensville, Tennessee, has determined following adoption of Ordinance 26-07 that further adjustments are necessary to plan review, permitting, and inspection fees contained in Appendix “B” of the Nolensville Municipal Code.

**NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF THE TOWN OF NOLENSVILLE, TENNESSEE, AS FOLLOWS:**

**SECTION 1.** Appendix “B” of the Nolensville Municipal Code as most recently amended by Ordinance 26-07 is hereby repealed in its entirety and replaced with Appendix “B” as contained in Exhibit “A” attached hereto a copy of which shall be on file in the recorder’s office and available for use and inspection by the public.

**SECTION 2.** Adopted Ordinances and Resolutions that contain specific plan review, permitting, and inspection fees in conflict with fees referenced in Exhibit “A” attached hereto, are

hereby repealed entirely. Any fees not in conflict with the fees referenced in Exhibit "A" attached hereto shall continue to be enforced.

This ordinance shall become effective on October 1, 2026, after its passage and adoption, the public welfare demanding it.

Approved by the Board of Commissioners

\_\_\_\_\_  
Halie Gallik, Mayor

\_\_\_\_\_  
First Reading

\_\_\_\_\_  
Public Hearing

\_\_\_\_\_  
Second Reading

Attest:

\_\_\_\_\_  
Montique Luster, Town Recorder

Approved by:

\_\_\_\_\_  
Gino Marchetti, Jr., Town Attorney

**EXHIBIT “A”****APPENDIX B  
NOLENSVILLE MUNICIPAL CODE****PLAN REVIEW, PERMITTING, AND INSPECTION FEE SCHEDULE**

| <b>Municipal Code Reference</b>       | <b>Plan Review, Permitting and Inspection Fee Description</b> | <b>Proposed Fee Schedule</b>                                                                                                                           |                               |
|---------------------------------------|---------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------|
|                                       |                                                               | <b>Base Fee</b>                                                                                                                                        | <b>Other Fee(s)</b>           |
| Section 12-102<br>Municipal Code      | <b>Building Permit</b>                                        |                                                                                                                                                        |                               |
|                                       | <b>Residential/Commercial</b>                                 | <b>Base Fee</b>                                                                                                                                        | <b>Plus Per Thousand (\$)</b> |
|                                       | \$0.00 to \$1,000.00                                          | \$60.00                                                                                                                                                | -                             |
|                                       | \$1,000.01 to \$15,000.00                                     | \$60.00                                                                                                                                                | \$6.00                        |
|                                       | 15,000.01 to \$50,000.00                                      | \$144.00                                                                                                                                               | \$4.50                        |
|                                       | \$50,000.01 to \$100,000.00                                   | \$301.50                                                                                                                                               | \$3.50                        |
|                                       | \$100,000.01 to \$500,000.00                                  | \$476.50                                                                                                                                               | \$3.50                        |
|                                       | \$500,000.01 to \$1,000,000.00                                | \$1,876.50                                                                                                                                             | \$3.00                        |
|                                       | \$1,000,000.01 to \$999,999,999.99                            | \$3,376.50                                                                                                                                             | \$1.50                        |
| Title 12, Chapter 1<br>Municipal Code | Plan Review Fee (except Single Family)                        | 50% of Building Permit                                                                                                                                 |                               |
| Title 12, Chapter 1<br>Municipal Code | Plan Review Fee (Single Family)                               | 20% of Building Permit                                                                                                                                 |                               |
|                                       | Failure to Obtain Required Building Permit                    | Double (2X) Building Permit Fee                                                                                                                        |                               |
|                                       | Reinspection Fee                                              | \$50.00 for first reinspection (to be paid in advance of inspection)<br>\$100.00 for second or more reinspection (to be paid in advance of inspection) |                               |
| Section 12-203<br>Municipal Code      | <b>Plumbing Permit</b>                                        |                                                                                                                                                        |                               |
|                                       | Plumbing Permit Fee (per fixture)                             | \$5.00                                                                                                                                                 |                               |
|                                       | Water Heater (per fixture)                                    | \$7.00                                                                                                                                                 |                               |
|                                       | New Sewer/Septic                                              | \$10.00                                                                                                                                                |                               |
|                                       | Water Service                                                 | \$10.00                                                                                                                                                |                               |
|                                       | Permit Fee                                                    | \$30.00                                                                                                                                                |                               |
|                                       | Failure to Obtain Required Plumbing Permit                    | Double (2X) Plumbing Permit Fee                                                                                                                        |                               |
|                                       | Reinspection Fee                                              | \$25.00 for first reinspection (to be paid in advance of inspection)<br>\$50.00 for second or more reinspection (to be paid in advance of inspection)  |                               |

|                                                        |                                                                            |                                                                                                                                                                  |                     |
|--------------------------------------------------------|----------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------|
|                                                        |                                                                            |                                                                                                                                                                  |                     |
| Section 12-602<br>Municipal Code                       | <b>Mechanical Permit</b>                                                   |                                                                                                                                                                  |                     |
|                                                        | New Mechanical System                                                      | \$30.00 for first \$1,000 value, plus<br>\$3.25 for each additional \$1,000<br>value                                                                             |                     |
|                                                        | Existing Mechanical System                                                 | \$20.00 for first \$1,000 value, plus<br>\$3.25 for each additional \$1,000<br>value                                                                             |                     |
|                                                        | Permit Fee                                                                 | \$30.00                                                                                                                                                          |                     |
|                                                        | Failure to Obtain Required<br>Mechanical Permit                            | Double (2X) Mechanical Permit Fee                                                                                                                                |                     |
|                                                        | Reinspection Fee                                                           | \$25.00 for first reinspection (to be<br>paid in advance of inspection)<br>\$50.00 for second or more<br>reinspection (to be paid in advance<br>of inspection)   |                     |
|                                                        |                                                                            |                                                                                                                                                                  |                     |
| Title 7, Chapter 3,<br>Section 7-307<br>Municipal Code | <b>Fire Suppression Construction<br/>Permit Fee</b>                        |                                                                                                                                                                  |                     |
|                                                        | Sprinkler Permit Fee (Single-Family<br>Residential per dwelling unit only) | \$250.00                                                                                                                                                         |                     |
|                                                        | Sprinkler Permit Fee (All other<br>Residential per dwelling unit)          | \$300.00                                                                                                                                                         | Plus \$50.00/du     |
|                                                        | Sprinkler Permit Fee (Non-<br>Residential all types of occupancies)        | \$400.00                                                                                                                                                         | Plus \$0.05/sf      |
|                                                        | Failure to Obtain Required Sprinkler<br>Permit                             | Double (2X) Sprinkler Permit Fee                                                                                                                                 |                     |
|                                                        | Reinspection Fee                                                           | \$50.00 for first reinspection (to be<br>paid inC advance of inspection)<br>\$100.00 for second or more<br>reinspection (to be paid in advance<br>of inspection) |                     |
|                                                        |                                                                            |                                                                                                                                                                  |                     |
| Title 7, Chapter 4,<br>Section 7-405<br>Municipal Code | <b>Commercial Fire Alarm<br/>Construction Permit Fee</b>                   |                                                                                                                                                                  |                     |
|                                                        | Fire Alarm Permit Fee (All non-<br>residential type occupancies)           | \$250.00                                                                                                                                                         |                     |
|                                                        | Reinspection Fee                                                           | \$50.00 for first reinspection (to be<br>paid in advance of inspection)<br>\$100.00 for second or more<br>reinspection (to be paid in advance<br>of inspection)  |                     |
|                                                        | Failure to Obtain Required<br>Commercial Fire Alarm Construction<br>Permit | Double (2X) Commercial Fire<br>Alarm Construction Permit Fee                                                                                                     |                     |
|                                                        |                                                                            |                                                                                                                                                                  |                     |
| Title 7, Chapter 1,<br>Section 7-104<br>Municipal Code | <b>Operational Permit Fee</b>                                              |                                                                                                                                                                  |                     |
|                                                        | Pyrotechnics Display                                                       | Duration of<br>Event                                                                                                                                             | \$100.00 Permit Fee |

|                                                                                                                   |                                                                                                 |                                                                                                                                                       |                                                                                            |
|-------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------|
|                                                                                                                   | Firewatch                                                                                       | Duration of Time Firewatch Required                                                                                                                   | \$100.00 Permit Fee (plus Fire Department Personnel Hours x Total Hourly Rate if required) |
|                                                                                                                   | Failure to Obtain Required Operational Permit                                                   | Double (2X) Operational Permit Fee                                                                                                                    |                                                                                            |
| Title 18, Chapter 1, Section 18-106 and 18-107 Municipal Code; see also Section 8.5.6 S. and T., Zoning Ordinance | <b>Erosion Control Permit</b>                                                                   |                                                                                                                                                       |                                                                                            |
|                                                                                                                   | Erosion Control Permit Application Fee – Residential (Single-family)                            | \$150.00 Base Fee/Lot                                                                                                                                 | Paid w/ Building Permit                                                                    |
|                                                                                                                   | Mass Grading Erosion Control Permit Application Fee – All other residential and non-residential | \$1,000 Base Fee plus \$100.00 /Acre                                                                                                                  | Paid w/ Mass Grading Permit Application                                                    |
| Section 8.5.5 B.6. Zoning Ordinance                                                                               | Critical Lot Permit Application Fee                                                             | \$250.00/Lot or Building Site                                                                                                                         |                                                                                            |
|                                                                                                                   | Failure to Obtain Required Erosion Control Permit or Mass Grading Erosion Control Permit        | Double (2X) Erosion Control Permit/Mass Grading Erosion Control Permit Fee                                                                            |                                                                                            |
| Title 12, Chapter 4, Municipal Code                                                                               | <b>Deck Permit</b>                                                                              |                                                                                                                                                       |                                                                                            |
|                                                                                                                   |                                                                                                 | <b>Base Amount</b>                                                                                                                                    | <b>Plus Per Thousand (\$)</b>                                                              |
|                                                                                                                   | \$0.00 to \$1,000.00                                                                            | \$60.00                                                                                                                                               | -                                                                                          |
|                                                                                                                   | \$1,000.01 to \$15,000.00                                                                       | \$60.00                                                                                                                                               | \$6.00                                                                                     |
|                                                                                                                   | 15,000.01 to \$50,000.00                                                                        | \$144.00                                                                                                                                              | \$4.50                                                                                     |
|                                                                                                                   | \$50,000.01 to \$100,000.00                                                                     | \$301.50                                                                                                                                              | \$3.50                                                                                     |
|                                                                                                                   | \$100,000.01 to \$500,000.00                                                                    | \$476.50                                                                                                                                              | \$3.50                                                                                     |
|                                                                                                                   | Failure to Obtain Required Deck Permit                                                          | Double (2X) Deck Permit Fee                                                                                                                           |                                                                                            |
|                                                                                                                   | Reinspection Fee                                                                                | \$25.00 for first reinspection (to be paid in advance of inspection)<br>\$50.00 for second or more reinspection (to be paid in advance of inspection) |                                                                                            |
| Section 12-502 Municipal Code                                                                                     | <b>Pool Permit</b>                                                                              |                                                                                                                                                       |                                                                                            |
|                                                                                                                   |                                                                                                 | <b>Base Amount</b>                                                                                                                                    | <b>Plus Per Thousand (\$)</b>                                                              |
|                                                                                                                   | \$0.00 to \$1,000.00                                                                            | \$60.00                                                                                                                                               | -                                                                                          |
|                                                                                                                   | \$1,000.01 to \$15,000.00                                                                       | \$60.00                                                                                                                                               | \$6.00                                                                                     |
|                                                                                                                   | 15,000.01 to \$50,000.00                                                                        | \$144.00                                                                                                                                              | \$4.50                                                                                     |
|                                                                                                                   | \$50,000.01 to \$100,000.00                                                                     | \$301.50                                                                                                                                              | \$3.50                                                                                     |
|                                                                                                                   | \$100,000.01 to \$500,000.00                                                                    | \$476.50                                                                                                                                              | \$3.50                                                                                     |
|                                                                                                                   | Failure to Obtain Required Pool Permit                                                          | Double (2X) Pool Permit Fee                                                                                                                           |                                                                                            |

|                                                                                                             |                                                                                                                                                                                                                               |                                                                                                                                                       |                                                          |
|-------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------|
|                                                                                                             | Reinspection Fee                                                                                                                                                                                                              | \$25.00 for first reinspection (to be paid in advance of inspection)<br>\$50.00 for second or more reinspection (to be paid in advance of inspection) |                                                          |
|                                                                                                             |                                                                                                                                                                                                                               |                                                                                                                                                       |                                                          |
| Section 12-102<br>Municipal Code                                                                            | Board of Construction Appeals<br>(International Building, Plumbing, Mechanical, Gas, Energy Conservation, Residential, Existing Building, Property Maintenance, and Swimming Pool and Spa Codes) – Application Fee for Appeal | \$400.00                                                                                                                                              |                                                          |
|                                                                                                             |                                                                                                                                                                                                                               |                                                                                                                                                       |                                                          |
| Title 12, Chapter 1<br>Municipal Code                                                                       | Moving of Building or Structure                                                                                                                                                                                               | \$400.00                                                                                                                                              |                                                          |
|                                                                                                             |                                                                                                                                                                                                                               |                                                                                                                                                       |                                                          |
| Title 12, Chapter 1<br>Municipal Code                                                                       | Demolition of Building or Structure - Residential                                                                                                                                                                             | \$250.00                                                                                                                                              |                                                          |
| Title 12, Chapter 1<br>Municipal Code                                                                       | Demolition of Building or Structure – Non-Residential                                                                                                                                                                         | \$350.00                                                                                                                                              |                                                          |
|                                                                                                             |                                                                                                                                                                                                                               |                                                                                                                                                       |                                                          |
| Title 18, Chapter 1,<br>Section 18-106 (2) (a) through (c), Municipal Code; Section 6.10.2 Zoning Ordinance | <b>Grading Permit</b>                                                                                                                                                                                                         |                                                                                                                                                       |                                                          |
|                                                                                                             | Mass Grading Permit Application Fee                                                                                                                                                                                           | \$1,000.00<br>Base Fee                                                                                                                                |                                                          |
|                                                                                                             | Land Disturbance Per Acre Fee                                                                                                                                                                                                 | \$100.00/Acre                                                                                                                                         |                                                          |
|                                                                                                             | Mass Grading Single-Family Residential Land Disturbance Fee                                                                                                                                                                   | \$75.00/Lot                                                                                                                                           |                                                          |
|                                                                                                             | Failure to Obtain Required Mass Grading Permit                                                                                                                                                                                | Double (2X) Mass Grading Permit Fee and Land Disturbance Fee                                                                                          |                                                          |
|                                                                                                             |                                                                                                                                                                                                                               |                                                                                                                                                       |                                                          |
| Section 16-203<br>Municipal Code                                                                            | Road Cut/ROW Work Permit Application Fee                                                                                                                                                                                      | \$1,000.00 Base Fee Plus \$1.00 Per LF Latitudinal (Along Road) & \$5.00 Per LF Longitudinal (Across Road) (Paid w/ Road Cut/ROW Permit)              |                                                          |
|                                                                                                             |                                                                                                                                                                                                                               |                                                                                                                                                       |                                                          |
| Section 3.2 12.a.<br>Subdivision Regulations                                                                | On-Site Roadway Inspection Fee – New Construction (includes streets, curbs, sidewalks)                                                                                                                                        | \$1,000.00<br>Base Fee                                                                                                                                | Plus \$5.00/LF (Paid w/ Mass Grading Permit Application) |
|                                                                                                             | Off-Site Roadway Inspection Fee – New Construction (includes streets, curbs, sidewalks)                                                                                                                                       | \$1,000.00<br>Base Fee                                                                                                                                | Plus \$5.00/LF (Paid w/ Mass Grading Permit Application) |
|                                                                                                             | Failure to Obtain Required Road Cut/ROW Permit/Roadway Inspection Fee for New Construction                                                                                                                                    | Double (2X) Road Cut/ROW Permit Fee/Roadway Inspection Fee for New Construction                                                                       |                                                          |
|                                                                                                             |                                                                                                                                                                                                                               |                                                                                                                                                       |                                                          |
| Resolution #20-68<br>(Amended by Ord. 24-05)                                                                | <b>Annexation (Contiguous)</b>                                                                                                                                                                                                |                                                                                                                                                       |                                                          |
|                                                                                                             | Annexation - Contiguous                                                                                                                                                                                                       | \$2,500.00                                                                                                                                            |                                                          |

|                                                                                          |                                          |                      |                                                                                |
|------------------------------------------------------------------------------------------|------------------------------------------|----------------------|--------------------------------------------------------------------------------|
| Resolution #20-68<br>(Amended by Ord. 24-05)                                             | <b>Annexation (Non-Contiguous)</b>       |                      |                                                                                |
|                                                                                          | Annexation – Non-Contiguous              | \$4,000.00           |                                                                                |
| Section 6.8.9 B.<br>Zoning Ordinance                                                     | Tree Removal Permit                      | \$100.00 Base<br>Fee | Plus \$5.00/Tree                                                               |
| Section 8.5.20 Zoning<br>Ordinance                                                       | Land Use Plan Amendment                  | \$1,500.00           |                                                                                |
| Section 8.5.18 and<br>8.5.19 Zoning<br>Ordinance                                         | Rezoning (Map Amendment)                 | \$1,500.00           |                                                                                |
|                                                                                          | Zoning Text Amendment                    | \$1,500.00           |                                                                                |
|                                                                                          | <b>Standard Subdivision</b>              |                      |                                                                                |
| Section 3.2 5.b.<br>Subdivision<br>Regulations                                           | Preliminary Plat                         | \$500.00 Base<br>Fee | Plus \$50.00/Lot or<br>dwelling unit                                           |
| Section 3.2.5.g.<br>Subdivision<br>Regulations                                           | Revision to Approved Preliminary<br>Plat | \$500.00 Base<br>Fee | Plus \$100.00 /Lot or<br>dwelling unit for<br>parcels involved in<br>revision  |
| Section 3.2 7.a.<br>Subdivision<br>Regulations                                           | Final Plat                               | \$500.00 Base<br>Fee | Plus \$50.00/Lot or<br>dwelling unit                                           |
| Section 3.2 9.d.ii.<br>Subdivision<br>Regulations                                        | Final Plat Revision                      | \$250.00 Base<br>Fee | Plus \$100.00 /Lot or<br>dwelling unit for<br>parcels involved in<br>revision  |
| <del>Section 3.1 5.<br/>Subdivision<br/>Regulations</del>                                | <del>Reconsideration Fee</del>           | <del>\$250.00</del>  |                                                                                |
| Section 3.2 4.a.<br>Subdivision<br>Regulations                                           | Sketch Plan                              | \$250.00 Base<br>Fee | Plus \$50.00 /Lot or<br>dwelling unit and<br>\$0.07/sf for non-<br>residential |
| Section 3.2 6.a.<br>Subdivision<br>Regulations                                           | Construction Plan Review                 | \$500.00 Base<br>Fee | Plus \$50.00/Lot or<br>dwelling unit                                           |
| Section IV, Subdivision<br>Regulations; <u>Section<br/>1.26 Zoning Ordinance</u>         | Surety Application Fee                   | \$750.00             |                                                                                |
| Section 4.1.2.c.<br>Subdivision<br>Regulations; <u>Section<br/>1.26 Zoning Ordinance</u> | Surety Reduction Fee                     | \$750.00             |                                                                                |

|                                                                                              |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                |
|----------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------|
| Section 4.1.2.d<br>Subdivision<br>Regulations; <a href="#">Section 1.26 Zoning Ordinance</a> | Surety Extension Fee                                                                   | \$750.00                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                                                |
| Section IV, Subdivision<br>Regulations; <a href="#">Section 1.26 Zoning Ordinance</a>        | Surety Transition Fee                                                                  | \$750.00                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                                                |
| Section IV, Subdivision<br>Regulations; <a href="#">Section 1.26 Zoning Ordinance</a>        | Surety Release Fee                                                                     | \$750.00                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                                                |
|                                                                                              |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                |
|                                                                                              | <b>Residential PUD</b>                                                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                |
| <a href="#">Section 1.11.1, Nolensville Zoning Ordinance (June 4, 2020)</a>                  | Final PUD Plan/Preliminary Plat<br>( <del>Overlay</del> Vested Site Plan)              | \$500.00 Base Fee                                                                                                                                                                                                                                                                                                                                                                                                                       | Plus \$30.00/Lot or dwelling unit                                                                              |
|                                                                                              |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                |
|                                                                                              | <b>Planned Development (PD)</b>                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                |
| <a href="#">Section 1.11.1, Nolensville Zoning Ordinance (June 4, 2020)</a>                  | Development Plan (PD) Revision                                                         | \$1,500.00 Base Fee                                                                                                                                                                                                                                                                                                                                                                                                                     | Plus \$0.05/sf of nonresidential and \$30.00/dwelling unit in the area impacted by or included in the revision |
|                                                                                              |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                |
|                                                                                              | <b>Site Development Plan</b>                                                           |                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                |
| Section 8.5.6 (T)<br>Zoning Ordinance                                                        | Site Development Plan Application                                                      | \$1,000.00 Base Fee                                                                                                                                                                                                                                                                                                                                                                                                                     | Plus \$0.07/sf of nonresidential gross building area and \$50.00/dwelling unit                                 |
| Section 8.5.6 (T)<br>Zoning Ordinance                                                        | Sketch Development Plan Application                                                    | \$750.00 Base Fee                                                                                                                                                                                                                                                                                                                                                                                                                       | Plus \$0.07 /sf of nonresidential gross building area and \$50.00/dwelling unit                                |
| Section 8.5.6 (T)<br>Zoning Ordinance                                                        | Site Development (Non-Residential and Multifamily) Plan - Construction Plan Review Fee | \$500.00 Base Fee                                                                                                                                                                                                                                                                                                                                                                                                                       | Plus \$250.00/acre                                                                                             |
|                                                                                              |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                |
|                                                                                              | <b>Design Review Fee</b>                                                               |                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                |
| Section 1.25.24<br>Zoning Ordinance                                                          | Commercial, Mixed Use, and Attached Housing Design Review Fee                          | A fee of \$5,000 <a href="#">for attached and nonresidential uses and structures, regardless of project size</a> must be paid by the applicant <a href="#">directly</a> to the Town's <a href="#">third-party design review consultant at the time of a submittal that triggers the design review process</a> . The amount assessed to the applicant for plan review shall be based upon a fee schedule agreed upon between the Town of |                                                                                                                |

|                                                    |                                                              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
|----------------------------------------------------|--------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|
|                                                    |                                                              | <u>Nolensville and third-party consultant.</u> - The consultant firm will keep time records for each project. <u>The unused balance remaining after the project receives approval by the Planning Commission will be refunded back to the applicant by third-party consultant.</u> Where the consultant's time, based upon the consultants standard hourly rate, exceeds the fee(s) imposed the applicant must pay an addition \$5,000 prior to further review of the project by the Town. This process continues until all design review of a project is complete. The applicant is entitled to a partial refund if the fees paid by the applicant exceed the consultant's total charges. |                         |
|                                                    |                                                              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
|                                                    | <b>Historic Zoning Commission</b>                            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
| Section 8.5.13.D.23. Zoning Ordinance              | Certificate of Appropriateness Application Fee               | \$500.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                         |
| <u>Sections 8.5.16 and 8.5.17 Zoning Ordinance</u> | <b>Board of Zoning Appeals</b>                               |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
| <u>Section 8.5.16 Zoning Ordinance</u>             | Variance                                                     | \$500.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                         |
| <u>Section 8.5.17, Zoning Ordinance</u>            | Appeal of Administrative Decision                            | \$500.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                         |
| <u>Section 8.5.16 Zoning Ordinance</u>             | Conditional Use Permit                                       | \$500.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                         |
|                                                    |                                                              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
| Section 8.5.8 Zoning Ordinance                     | Administrative Adjustment Application Fee                    | \$200.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                         |
|                                                    |                                                              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
| <u>Section 8.6.1.G. Zoning Ordinance</u>           | <u>Request for Reconsideration Review Fee</u>                | <u>\$200.00</u>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
|                                                    |                                                              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
| Section 8.5.10 Zoning Ordinance                    | Home Occupation Application Fee                              | \$100.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                         |
|                                                    | Failure to File Home Occupation Application and Required Fee | Double (2X) Home Occupation Application Fee                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                         |
|                                                    |                                                              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
| Section 8.5.9 Zoning Ordinance                     | Temporary Use Permit                                         | \$100.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | (Waived for Non-Profit) |
|                                                    |                                                              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
|                                                    | Zoning Certification Letter                                  | \$200.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                         |
|                                                    |                                                              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                         |
|                                                    | Meeting with Planning Commission Not Covered by Plan Review, | \$500.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                         |

|                                 |                                         |                                         |                                                   |
|---------------------------------|-----------------------------------------|-----------------------------------------|---------------------------------------------------|
|                                 | Permitting, and Inspection Fee Schedule |                                         |                                                   |
|                                 |                                         |                                         |                                                   |
| Section 8.5.21 Zoning Ordinance | Permanent Sign Permit Application       | \$250.00 Base Fee                       | Plus \$75.00 for each sign (building or monument) |
|                                 | Failure to Obtain Required Sign Permit  | Double (2X) Sign Permit Application Fee |                                                   |



**REQUEST:** Ordinance 26-15, Ordinance to Amend Plan Review, Permitting and Inspection Fees contained in Appendix B, Nolensville Municipal Code

**SUBMITTED BY:** Chuck Downham, Assistant Town Manager  
Brad Baumgartner, Planning Director

**DATE:** July 27, 2026

**ATTACHMENTS:** Ordinance 26-15, Ordinance to Amend Plan Review, Permitting and Inspection Fees contained in Appendix B, Nolensville Municipal Code

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**PURPOSE:**

To consider approval of Ordinance 26-15 to further amend various plan review, permitting, and inspection fees for development related services.

**BACKGROUND:**

In 2024, the Board of Commissioners approved Ordinance 24-05 that amended the Municipal Code for various plan review, permitting, and inspection fees as an initial step toward reducing the disparity between fees and expenditures for plan review, permitting and inspection services. In 2025, the Board of Commissioners approved Ordinance 25-17 and later Ordinance 25-31 that repealed and replaced the initial comprehensive fee schedule contained in Exhibit B of the Municipal Code with a more up-to-date fee schedule that continued to reduce the gap between fees and related services. Most recently, the Board of Commissioners approved Ordinance 26-07 to amend plan review, permitting and inspection fees as part of the Town's annual budget process as well as to ensure compliance with Public Chapter 140 that was effective July 1, 2026.

Following adoption of Ordinance 26-07, the Planning Department identified the need for further amendments to Appendix B regarding plan review, permitting and inspection fees including those specifically regarding reconsideration fees, surety application fees, planned development fees, and attached residential and non-residential third-party design review fees along with additional "housekeeping" refinements to correct cross-reference fees with regulations.

**FISCAL IMPACT:**

The current fees along with the recommended amendments to certain fees will provide the opportunity for the Town to realize revenues to offset expenses for plan review, permitting, and inspection services including the processing of surety requests associated with subdivisions and site development projects provided by Town departments.

**STAFF RECOMMENDATION:**

Town staff recommends approval of Ordinance 26-15 to repeal in its entirety the current comprehensive fee schedule contained in Appendix B of the Municipal Code and replace same with the fee schedule contained in Exhibit A to the Ordinance.

**ORDINANCE 26-07****AN ORDINANCE OF THE TOWN OF NOLENSVILLE, TENNESSEE AMENDING  
PLAN REVIEW, PERMITTING, AND INSPECTION FEES CONTAINED  
IN APPENDIX B OF TOWN OF NOLENSVILLE MUNICIPAL CODE**

**WHEREAS**, the Town of Nolensville Board of Commissioners adopted Ordinance 99-18, Ordinance 06-08, Ordinance 07-03, Ordinance 18-04, Ordinance 19-05, Resolution 04-06, Resolution 15-28, Resolution 20-68, as referenced Town of Nolensville Zoning Ordinance (Adopted June 2020 and Current) and Subdivision Regulations (Amended August 2019 and Current), Title 7, Chapter 3, Title 12, Chapters 1, 2, 3, and 5, Title 16, Chapter 2, and Title 18, Chapter 1, of the Town of Nolensville Municipal Code that set forth plan review, permitting, and inspection fees enforced by the Town; and

**WHEREAS**, the Board of Commissioners approved Ordinance 24-05 that amended Title 7, Chapter 3, Title 12, Chapters 1, 2, 3, and 5, Title 16, Chapter 2, and Title 18, Chapter 1, of the Municipal Code and prior adopted ordinances and resolution regarding plan review, permitting and inspection fees; and

**WHEREAS**, the Board of Commissioners approved Ordinance 25-17 that repealed Exhibit "A" of Ordinance 24-05 and replaced same with Exhibit "A" that was incorporated into the Nolensville Municipal Code as Appendix "B"; and

**WHEREAS**, the Board of Commissioners approved Ordinance 25-31 that repealed and replaced "Appendix "B" Nolensville Municipal Code – Plan Review, Permitting and Inspection Fee Schedule"; and

**WHEREAS**, the Board of Commissioners of the Town of Nolensville, Tennessee, has determined as part of the annual review of fees that adjustments are necessary to plan review, permitting, and inspection fees contained in Appendix "B" of the Nolensville Municipal Code.

**NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF  
THE TOWN OF NOLENSVILLE, TENNESSEE, AS FOLLOWS:**

**SECTION 1.** Appendix "B" of the Nolensville Municipal Code as most recently amended by Ordinance 25-31 is hereby repealed in its entirety and replaced with Appendix "B" as contained in Exhibit "A" attached hereto a copy of which shall be on file in the recorder's office and available for use and inspection by the public.

**SECTION 2.** Adopted Ordinances and Resolutions that contain specific plan review, permitting, and inspection fees in conflict with fees referenced in Exhibit "A" attached hereto, are hereby repealed entirely. Any fees not in conflict with the fees referenced in Exhibit "A" attached hereto shall continue to be enforced.

This ordinance shall become effective on July 1, 2026, after its passage and adoption, the public welfare demanding it.

Approved by the Board of Commissioners



Halie Gallik, Mayor

4-2-2026

First Reading

5-7-2026

Public Hearing

6-4-2026

Second Reading

Attest:



Montique Luster, Town Recorder

Approved by:



Gino Marchetti, Jr., Town Attorney

**EXHIBIT "A"****APPENDIX B  
NOLENSVILLE MUNICIPAL CODE****PLAN REVIEW, PERMITTING, AND INSPECTION FEE SCHEDULE**

| <b>Municipal Code Reference</b>       | <b>Plan Review, Permitting and Inspection Fee Description</b> | <b>Proposed Fee Schedule</b>                                                                                                                           |                               |
|---------------------------------------|---------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------|
|                                       |                                                               | <b>Base Fee</b>                                                                                                                                        | <b>Other Fee(s)</b>           |
| Section 12-102<br>Municipal Code      | <b>Building Permit</b>                                        |                                                                                                                                                        |                               |
|                                       | <b>Residential/Commercial</b>                                 | <b>Base Fee</b>                                                                                                                                        | <b>Plus Per Thousand (\$)</b> |
|                                       | \$0.00 to \$1,000.00                                          | \$60.00                                                                                                                                                | -                             |
|                                       | \$1,000.01 to \$15,000.00                                     | \$60.00                                                                                                                                                | \$6.00                        |
|                                       | 15,000.01 to \$50,000.00                                      | \$144.00                                                                                                                                               | \$4.50                        |
|                                       | \$50,000.01 to \$100,000.00                                   | \$301.50                                                                                                                                               | \$3.50                        |
|                                       | \$100,000.01 to \$500,000.00                                  | \$476.50                                                                                                                                               | \$3.50                        |
|                                       | \$500,000.01 to \$1,000,000.00                                | \$1,876.50                                                                                                                                             | \$3.00                        |
|                                       | \$1,000,000.01 to \$999,999,999.99                            | \$3,376.50                                                                                                                                             | \$1.50                        |
| Title 12, Chapter 1<br>Municipal Code | Plan Review Fee (except Single Family)                        | 50% of Building Permit                                                                                                                                 |                               |
| Title 12, Chapter 1<br>Municipal Code | Plan Review Fee (Single Family)                               | 20% of Building Permit                                                                                                                                 |                               |
|                                       | Failure to Obtain Required Building Permit                    | Double (2X) Building Permit Fee                                                                                                                        |                               |
|                                       | Reinspection Fee                                              | \$50.00 for first reinspection (to be paid in advance of inspection)<br>\$100.00 for second or more reinspection (to be paid in advance of inspection) |                               |
| Section 12-203<br>Municipal Code      | <b>Plumbing Permit</b>                                        |                                                                                                                                                        |                               |
|                                       | Plumbing Permit Fee (per fixture)                             | \$5.00                                                                                                                                                 |                               |
|                                       | Water Heater (per fixture)                                    | \$7.00                                                                                                                                                 |                               |
|                                       | New Sewer/Septic                                              | \$10.00                                                                                                                                                |                               |
|                                       | Water Service                                                 | \$10.00                                                                                                                                                |                               |
|                                       | Permit Fee                                                    | \$30.00                                                                                                                                                |                               |
|                                       | Failure to Obtain Required Plumbing Permit                    | Double (2X) Plumbing Permit Fee                                                                                                                        |                               |
|                                       | Reinspection Fee                                              | \$25.00 for first reinspection (to be paid in advance of inspection)<br>\$50.00 for second or more reinspection (to be paid in advance of inspection)  |                               |

|                                                        |                                                                            |                                                                                                                                                                  |                     |
|--------------------------------------------------------|----------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------|
| Section 12-602<br>Municipal Code                       | <b>Mechanical Permit</b>                                                   |                                                                                                                                                                  |                     |
|                                                        | New Mechanical System                                                      | \$30.00 for first \$1,000 value, plus<br>\$3.25 for each additional \$1,000<br>value                                                                             |                     |
|                                                        | Existing Mechanical System                                                 | \$20.00 for first \$1,000 value, plus<br>\$3.25 for each additional \$1,000<br>value                                                                             |                     |
|                                                        | Permit Fee                                                                 | \$30.00                                                                                                                                                          |                     |
|                                                        | Failure to Obtain Required<br>Mechanical Permit                            | Double (2X) Mechanical Permit Fee                                                                                                                                |                     |
|                                                        | Reinspection Fee                                                           | \$25.00 for first reinspection (to be<br>paid in advance of inspection)<br>\$50.00 for second or more<br>reinspection (to be paid in advance<br>of inspection)   |                     |
| Title 7, Chapter 3,<br>Section 7-307<br>Municipal Code | <b>Fire Suppression Construction<br/>Permit Fee</b>                        |                                                                                                                                                                  |                     |
|                                                        | Sprinkler Permit Fee (Single-Family<br>Residential per dwelling unit only) | \$250.00                                                                                                                                                         |                     |
|                                                        | Sprinkler Permit Fee (All other<br>Residential per dwelling unit)          | \$300.00                                                                                                                                                         | Plus \$50.00/du     |
|                                                        | Sprinkler Permit Fee (Non-<br>Residential all types of occupancies)        | \$400.00                                                                                                                                                         | Plus \$0.05/sf      |
|                                                        | Failure to Obtain Required Sprinkler<br>Permit                             | Double (2X) Sprinkler Permit Fee                                                                                                                                 |                     |
|                                                        | Reinspection Fee                                                           | \$50.00 for first reinspection (to be<br>paid inC advance of inspection)<br>\$100.00 for second or more<br>reinspection (to be paid in advance<br>of inspection) |                     |
| Title 7, Chapter 4,<br>Section 7-405<br>Municipal Code | <b>Commercial Fire Alarm<br/>Construction Permit Fee</b>                   |                                                                                                                                                                  |                     |
|                                                        | Fire Alarm Permit Fee (All non-<br>residential type occupancies)           | \$250.00                                                                                                                                                         |                     |
|                                                        | Reinspection Fee                                                           | \$50.00 for first reinspection (to be<br>paid in advance of inspection)<br>\$100.00 for second or more<br>reinspection (to be paid in advance<br>of inspection)  |                     |
|                                                        | Failure to Obtain Required<br>Commercial Fire Alarm Construction<br>Permit | Double (2X) Commercial Fire<br>Alarm Construction Permit Fee                                                                                                     |                     |
| Title 7, Chapter 1,<br>Section 7-104<br>Municipal Code | <b>Operational Permit Fee</b>                                              |                                                                                                                                                                  |                     |
|                                                        | Pyrotechnics Display                                                       | Duration of<br>Event                                                                                                                                             | \$100.00 Permit Fee |

|                                                                                                                   |                                                                                                 |                                                                                                                                                       |                                                                                            |
|-------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------|
|                                                                                                                   | Firewatch                                                                                       | Duration of Time Firewatch Required                                                                                                                   | \$100.00 Permit Fee (plus Fire Department Personnel Hours x Total Hourly Rate if required) |
|                                                                                                                   | Failure to Obtain Required Operational Permit                                                   | Double (2X) Operational Permit Fee                                                                                                                    |                                                                                            |
| Title 18, Chapter 1, Section 18-106 and 18-107 Municipal Code; see also Section 8.5.6 S. and T., Zoning Ordinance | <b>Erosion Control Permit</b>                                                                   |                                                                                                                                                       |                                                                                            |
|                                                                                                                   | Erosion Control Permit Application Fee – Residential (Single-family)                            | \$150.00 Base Fee/Lot                                                                                                                                 | Paid w/ Building Permit                                                                    |
|                                                                                                                   | Mass Grading Erosion Control Permit Application Fee – All other residential and non-residential | \$1,000 Base Fee plus \$100.00 /Acre                                                                                                                  | Paid w/ Mass Grading Permit Application                                                    |
| Section 8.5.5 B.6. Zoning Ordinance                                                                               | Critical Lot Permit Application Fee                                                             | \$250.00/Lot or Building Site                                                                                                                         |                                                                                            |
|                                                                                                                   | Failure to Obtain Required Erosion Control Permit or Mass Grading Erosion Control Permit        | Double (2X) Erosion Control Permit/Mass Grading Erosion Control Permit Fee                                                                            |                                                                                            |
| Title 12, Chapter 4, Municipal Code                                                                               | <b>Deck Permit</b>                                                                              |                                                                                                                                                       |                                                                                            |
|                                                                                                                   |                                                                                                 | <b>Base Amount</b>                                                                                                                                    | <b>Plus Per Thousand (\$)</b>                                                              |
|                                                                                                                   | \$0.00 to \$1,000.00                                                                            | \$60.00                                                                                                                                               | -                                                                                          |
|                                                                                                                   | \$1,000.01 to \$15,000.00                                                                       | \$60.00                                                                                                                                               | \$6.00                                                                                     |
|                                                                                                                   | 15,000.01 to \$50,000.00                                                                        | \$144.00                                                                                                                                              | \$4.50                                                                                     |
|                                                                                                                   | \$50,000.01 to \$100,000.00                                                                     | \$301.50                                                                                                                                              | \$3.50                                                                                     |
|                                                                                                                   | \$100,000.01 to \$500,000.00                                                                    | \$476.50                                                                                                                                              | \$3.50                                                                                     |
|                                                                                                                   | Failure to Obtain Required Deck Permit                                                          | Double (2X) Deck Permit Fee                                                                                                                           |                                                                                            |
|                                                                                                                   | Reinspection Fee                                                                                | \$25.00 for first reinspection (to be paid in advance of inspection)<br>\$50.00 for second or more reinspection (to be paid in advance of inspection) |                                                                                            |
| Section 12-502 Municipal Code                                                                                     | <b>Pool Permit</b>                                                                              |                                                                                                                                                       |                                                                                            |
|                                                                                                                   |                                                                                                 | <b>Base Amount</b>                                                                                                                                    | <b>Plus Per Thousand (\$)</b>                                                              |
|                                                                                                                   | \$0.00 to \$1,000.00                                                                            | \$60.00                                                                                                                                               | -                                                                                          |
|                                                                                                                   | \$1,000.01 to \$15,000.00                                                                       | \$60.00                                                                                                                                               | \$6.00                                                                                     |
|                                                                                                                   | 15,000.01 to \$50,000.00                                                                        | \$144.00                                                                                                                                              | \$4.50                                                                                     |
|                                                                                                                   | \$50,000.01 to \$100,000.00                                                                     | \$301.50                                                                                                                                              | \$3.50                                                                                     |
|                                                                                                                   | \$100,000.01 to \$500,000.00                                                                    | \$476.50                                                                                                                                              | \$3.50                                                                                     |
|                                                                                                                   | Failure to Obtain Required Pool Permit                                                          | Double (2X) Pool Permit Fee                                                                                                                           |                                                                                            |

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|                                                                                                                      |                                                                                                                                                                                                                                              |                                                                                                                                                       |                                                                |
|----------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------|
|                                                                                                                      | Reinspection Fee                                                                                                                                                                                                                             | \$25.00 for first reinspection (to be paid in advance of inspection)<br>\$50.00 for second or more reinspection (to be paid in advance of inspection) |                                                                |
| Section 12-102<br>Municipal Code                                                                                     | Board of Construction Appeals<br>(International Building, Plumbing,<br>Mechanical, Gas, Energy<br>Conservation, Residential, Existing<br>Building, Property Maintenance, and<br>Swimming Pool and Spa Codes) –<br>Application Fee for Appeal | \$400.00                                                                                                                                              |                                                                |
| Title 12, Chapter 1<br>Municipal Code                                                                                | Moving of Building or Structure                                                                                                                                                                                                              | \$400.00                                                                                                                                              |                                                                |
| Title 12, Chapter 1<br>Municipal Code                                                                                | Demolition of Building or Structure -<br>Residential                                                                                                                                                                                         | \$250.00                                                                                                                                              |                                                                |
| Title 12, Chapter 1<br>Municipal Code                                                                                | Demolition of Building or Structure –<br>Non-Residential                                                                                                                                                                                     | \$350.00                                                                                                                                              |                                                                |
| Title 18, Chapter 1,<br>Section 18-106 (2) (a)<br>through (c), Municipal<br>Code; Section 6.10.2<br>Zoning Ordinance | <b>Grading Permit</b>                                                                                                                                                                                                                        |                                                                                                                                                       |                                                                |
|                                                                                                                      | Mass Grading Permit Application Fee                                                                                                                                                                                                          | \$1,000.00<br>Base Fee                                                                                                                                |                                                                |
|                                                                                                                      | Land Disturbance Per Acre Fee                                                                                                                                                                                                                | \$100.00/Acre                                                                                                                                         |                                                                |
|                                                                                                                      | Mass Grading Single-Family<br>Residential Land Disturbance Fee                                                                                                                                                                               | \$75.00/Lot                                                                                                                                           |                                                                |
|                                                                                                                      | Failure to Obtain Required Mass<br>Grading Permit                                                                                                                                                                                            | Double (2X) Mass Grading Permit<br>Fee and Land Disturbance Fee                                                                                       |                                                                |
| Section 16-203<br>Municipal Code                                                                                     | Road Cut/ROW Work Permit<br>Application Fee                                                                                                                                                                                                  | \$1,000.00 Base Fee Plus \$1.00 Per<br>LF Latitudinal (Along Road) &<br>\$5.00 Per LF Longitudinal (Across<br>Road) (Paid w/ Road Cut/ROW<br>Permit)  |                                                                |
| Section 3.2 12.a.<br>Subdivision<br>Regulations                                                                      | On-Site Roadway Inspection Fee –<br>New Construction (includes streets,<br>curbs, sidewalks)                                                                                                                                                 | \$1,000.00<br>Base Fee                                                                                                                                | Plus \$5.00/LF (Paid<br>w/ Mass Grading<br>Permit Application) |
|                                                                                                                      | Off-Site Roadway Inspection Fee –<br>New Construction (includes streets,<br>curbs, sidewalks)                                                                                                                                                | \$1,000.00<br>Base Fee                                                                                                                                | Plus \$5.00/LF (Paid<br>w/ Mass Grading<br>Permit Application) |
|                                                                                                                      | Failure to Obtain Required Road<br>Cut/ROW Permit/Roadway<br>Inspection Fee for New Construction                                                                                                                                             | Double (2X) Road Cut/ROW Permit<br>Fee/Roadway Inspection Fee for<br>New Construction                                                                 |                                                                |
| Resolution #20-68<br>(Amended by Ord. 24-<br>05)                                                                     | <b>Annexation (Contiguous)</b>                                                                                                                                                                                                               |                                                                                                                                                       |                                                                |
|                                                                                                                      | Annexation - Contiguous                                                                                                                                                                                                                      | \$2,500.00                                                                                                                                            |                                                                |

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|                                                |                                       |                   |                                                                      |
|------------------------------------------------|---------------------------------------|-------------------|----------------------------------------------------------------------|
| Resolution #20-68<br>(Amended by Ord. 24-05)   | <b>Annexation (Non-Contiguous)</b>    |                   |                                                                      |
|                                                | Annexation – Non-Contiguous           | \$4,000.00        |                                                                      |
| Section 6.8.9 B.<br>Zoning Ordinance           | Tree Removal Permit                   | \$100.00 Base Fee | Plus \$5.00/Tree                                                     |
| Section 8.5.20 Zoning Ordinance                | Land Use Plan Amendment               | \$1,500.00        |                                                                      |
| Section 8.5.18 and 8.5.19 Zoning Ordinance     | Rezoning (Map Amendment)              | \$1,500.00        |                                                                      |
|                                                | Zoning Text Amendment                 | \$1,500.00        |                                                                      |
|                                                | <b>Standard Subdivision</b>           |                   |                                                                      |
| Section 3.2 5.b.<br>Subdivision Regulations    | Preliminary Plat                      | \$500.00 Base Fee | Plus \$50.00/Lot or dwelling unit                                    |
| Section 3.2.5.g.<br>Subdivision Regulations    | Revision to Approved Preliminary Plat | \$500.00 Base Fee | Plus \$100.00 /Lot or dwelling unit for parcels involved in revision |
| Section 3.2 7.a.<br>Subdivision Regulations    | Final Plat                            | \$500.00 Base Fee | Plus \$50.00/Lot or dwelling unit                                    |
| Section 3.2 9.d.ii.<br>Subdivision Regulations | Final Plat Revision                   | \$250.00 Base Fee | Plus \$100.00 /Lot or dwelling unit for parcels involved in revision |
| Section 3.1 5.<br>Subdivision Regulations      | Reconsideration Fee                   | \$250.00          |                                                                      |
| Section 3.2 4.a.<br>Subdivision Regulations    | Sketch Plan                           | \$250.00 Base Fee | Plus \$50.00 /Lot or dwelling unit and \$0.07/sf for non-residential |
| Section 3.2 6.a.<br>Subdivision Regulations    | Construction Plan Review              | \$500.00 Base Fee | Plus \$50.00/Lot or dwelling unit                                    |
| Section IV, Subdivision Regulations            | Surety Application Fee                | \$750.00          |                                                                      |
| Section 4.1.2.c.<br>Subdivision Regulations    | Surety Reduction Fee                  | \$750.00          |                                                                      |
| Section 4.1.2.d<br>Subdivision Regulations     | Surety Extension Fee                  | \$750.00          |                                                                      |

|                                     |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |
|-------------------------------------|----------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------|
| Section IV, Subdivision Regulations | Surety Transition Fee                                                                  | \$750.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                |
| Section IV, Subdivision Regulations | Surety Release Fee                                                                     | \$750.00                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                |
|                                     |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |
|                                     | <b>Residential PUD</b>                                                                 |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |
|                                     | Final PUD Plan/Preliminary Plat (Overlay)                                              | \$500.00 Base Fee                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Plus \$30.00/Lot or dwelling unit                                                                              |
|                                     |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |
|                                     | <b>Planned Development (PD)</b>                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |
|                                     | Development Plan (PD) Revision                                                         | \$1,500.00 Base Fee                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Plus \$0.05/sf of nonresidential and \$30.00/dwelling unit in the area impacted by or included in the revision |
|                                     |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |
|                                     | <b>Site Development Plan</b>                                                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |
| Section 8.5.6 (T) Zoning Ordinance  | Site Development Plan Application                                                      | \$1,000.00 Base Fee                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Plus \$0.07/sf of nonresidential gross building area and \$50.00/dwelling unit                                 |
| Section 8.5.6 (T) Zoning Ordinance  | Sketch Development Plan Application                                                    | \$750.00 Base Fee                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Plus \$0.07 /sf of nonresidential gross building area and \$50.00/dwelling unit                                |
| Section 8.5.6 (T) Zoning Ordinance  | Site Development (Non-Residential and Multifamily) Plan - Construction Plan Review Fee | \$500.00 Base Fee                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Plus \$250.00/acre                                                                                             |
|                                     |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |
|                                     | <b>Design Review Fee</b>                                                               |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |
| Section 1.25.1 Zoning Ordinance     | Commercial, Mixed Use, and Attached Housing Design Review Fee                          | A fee of \$5,000 must be paid by the applicant to the Town at the time of a submittal that triggers the design review process. The consultant firm will keep time records for each project. Where the consultant's time, based upon the consultants standard hourly rate, exceeds the fee(s) imposed the applicant must pay an addition \$5,000 prior to further review of the project by the Town. This process continues until all design review of a project is complete. The applicant is entitled to a partial refund if the fees paid by the applicant exceed the consultant's total charges. |                                                                                                                |
|                                     |                                                                                        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |
|                                     | <b>Historic Zoning Commission</b>                                                      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                                                                                                                |

|                                                   |                                                                                                                |                                                |                                                         |
|---------------------------------------------------|----------------------------------------------------------------------------------------------------------------|------------------------------------------------|---------------------------------------------------------|
| Section 8.5.13.D.23.<br>Zoning Ordinance          | Certificate of Appropriateness<br>Application Fee                                                              | \$500.00                                       |                                                         |
| Sections 8.5.16 and<br>8.5.17 Zoning<br>Ordinance | <b>Board of Zoning Appeals</b>                                                                                 |                                                |                                                         |
|                                                   | Variance                                                                                                       | \$500.00                                       |                                                         |
|                                                   | Appeal of Administrative Decision                                                                              | \$500.00                                       |                                                         |
|                                                   | Conditional Use Permit                                                                                         | \$500.00                                       |                                                         |
|                                                   |                                                                                                                |                                                |                                                         |
| Section 8.5.8 Zoning<br>Ordinance                 | Administrative Adjustment<br>Application Fee                                                                   | \$200.00                                       |                                                         |
|                                                   |                                                                                                                |                                                |                                                         |
| Section 8.6.1.G.<br>Zoning Ordinance              | Request for Reconsideration Review<br>Fee                                                                      | \$200.00                                       |                                                         |
|                                                   |                                                                                                                |                                                |                                                         |
| Section 8.5.10 Zoning<br>Ordinance                | Home Occupation Application Fee                                                                                | \$100.00                                       |                                                         |
|                                                   | Failure to File Home Occupation<br>Application and Required Fee                                                | Double (2X) Home Occupation<br>Application Fee |                                                         |
|                                                   |                                                                                                                |                                                |                                                         |
| Section 8.5.9 Zoning<br>Ordinance                 | Temporary Use Permit                                                                                           | \$100.00                                       | (Waived for Non-<br>Profit)                             |
|                                                   |                                                                                                                |                                                |                                                         |
|                                                   | Zoning Certification Letter                                                                                    | \$200.00                                       |                                                         |
|                                                   |                                                                                                                |                                                |                                                         |
|                                                   | Meeting with Planning Commission<br>Not Covered by Plan Review,,<br>Permitting, and Inspection Fee<br>Schedule | \$500.00                                       |                                                         |
|                                                   |                                                                                                                |                                                |                                                         |
| Section 8.5.21 Zoning<br>Ordinance                | Permanent Sign Permit Application                                                                              | \$250.00 Base<br>Fee                           | Plus \$75.00 for<br>each sign (building<br>or monument) |
|                                                   | Failure to Obtain Required Sign<br>Permit                                                                      | Double (2X) Sign Permit<br>Application Fee     |                                                         |

**ORDINANCE NO. 26-17**  
**AN ORDINANCE AMENDING THE FISCAL YEAR 2027 BUDGET**  
**BY THE BOARD OF COMMISSIONERS IN**  
**THE TOWN OF NOLENSVILLE, TENNESSEE**

Available funds and appropriations for said budget are amended as follows:

|                                                                     | FROM         | TO           | ADDITIONAL FUNDING |                                    |
|---------------------------------------------------------------------|--------------|--------------|--------------------|------------------------------------|
| <b>FACILITIES TAX FUND</b>                                          |              |              |                    |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: Chrismon-Brown Park Project                            | \$ 1,450,000 | \$ 2,012,927 | \$ 562,927         | 123-43000-936                      |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 562,927         |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE: Operating Transfer                                         | \$ 1,183,000 | \$ 1,745,927 | \$ 562,927         | 123-41500-36960                    |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 562,927         |                                    |
| <b>GENERAL FUND</b>                                                 |              |              |                    |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: Legal Fees - Litigation                                | \$ 275,000   | \$ 331,480   | \$ 56,480          | 110-41110-252                      |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 56,480          |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE: Operating Transfer                                         | \$ 23,225    | \$ 79,705    | \$ 56,480          | 110-41500-36960                    |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 56,480          |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: Repairs - The Woods at Burberry Glen, Ph 4 Bond Called | \$ -         | \$ 7,997     | \$ 7,997           | 110-41670-                         |
| Source of Funding:                                                  |              |              |                    |                                    |
| Bond Called                                                         |              |              | \$ 7,997           |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE: Bond                                                       | \$ -         | \$ 7,997     | \$ 7,997           | 110-46540-32694                    |
| Source of Funding:                                                  |              |              |                    |                                    |
| Bond Called                                                         |              |              | \$ 7,997           |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: Fire Repair and Maintenance Motor Vehicles             | \$ -         | \$ 35,000    | \$ 35,000          | 110-42200-261                      |
| Source of Funding:                                                  |              |              |                    |                                    |
| local option sales tax                                              |              |              | \$ 35,000          |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE:                                                            | \$ -         | \$ 35,000    | \$ 35,000          | 110-41500-31600                    |
| Source of Funding:                                                  |              |              |                    |                                    |
| local option sales tax                                              |              |              | \$ 35,000          |                                    |
| <b>CAPITAL IMPROVEMENTS FUND</b>                                    |              |              |                    |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: ARP Stormwater Grant Project                           | \$ -         | \$ 400,000   | \$ 400,000         | 311-41670-934                      |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 400,000         |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE: Operating Transfer                                         | \$ -         | \$ 400,000   | \$ 400,000         | 311-41500-36960<br>110-41500-36960 |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 400,000         |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: Kidd Road Signal                                       | \$ -         | \$ 42,847    | \$ 42,847          | 311-41670-951                      |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 42,847          |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE: Operating Transfer                                         | \$ -         | \$ 42,847    | \$ 42,847          | 311-41500-36960<br>110-41500-36960 |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 42,847          |                                    |

| Total Budget Amendments by Fund |  | Expenditure   | Revenue       |
|---------------------------------|--|---------------|---------------|
| General Fund                    |  | \$ 99,477.15  | \$ 99,477.15  |
| State Street Aid Fund           |  | \$ -          | \$ -          |
| Facilities Tax Fund             |  | \$ 562,927.00 | \$ 562,927.00 |
| Williamson County 30% Tax Fund  |  | \$ -          | \$ -          |
| Impact Fee Fund                 |  | \$ -          | \$ -          |
| Capital Improvements Fund       |  | \$ 442,847.00 | \$ 442,847.00 |

Attest:

Montique Luser, Town Recorder

Approve by Legal Counsel

Gino Marchetti Jr.

First Reading

Public Hearing

Seconding Reading

Halie Gallik, Mayor

**ORDINANCE NO. xx-xx**  
**AN ORDINANCE AMENDING THE FISCAL YEAR 2027 BUDGET**  
**BY THE BOARD OF COMMISSIONERS IN**  
**THE TOWN OF NOLENSVILLE, TENNESSEE**

Available funds and appropriations for said budget are amended as follows:

|                                           | FROM         | TO           | ADDITIONAL FUNDING |                                    |
|-------------------------------------------|--------------|--------------|--------------------|------------------------------------|
| <b>FACILITIES TAX FUND</b>                |              |              |                    |                                    |
| Appropriations:                           |              |              |                    |                                    |
| EXPENDITURE: Chrismon-Brown Park Project  | \$ 1,450,000 | \$ 2,012,927 | \$ 562,927         | 123-43000-936                      |
| Source of Funding:                        |              |              |                    |                                    |
| Reserves                                  |              |              | \$ 562,927         |                                    |
| Appropriations:                           |              |              |                    |                                    |
| REVENUE: Operating Transfer               | \$ 1,183,000 | \$ 1,745,927 | \$ 562,927         | 123-41500-36960                    |
| Source of Funding:                        |              |              |                    |                                    |
| Reserves                                  |              |              | \$ 562,927         |                                    |
| <b>GENERAL FUND</b>                       |              |              |                    |                                    |
| Appropriations:                           |              |              |                    |                                    |
| EXPENDITURE: Legal Fees - Litigation      | \$ 275,000   | \$ 331,480   | \$ 56,480          | 110-41110-252                      |
| Source of Funding:                        |              |              |                    |                                    |
| Reserves                                  |              |              | \$ 56,480          |                                    |
| Appropriations:                           |              |              |                    |                                    |
| REVENUE: Operating Transfer               | \$ 23,225    | \$ 79,705    | \$ 56,480          | 110-41500-36960                    |
| Source of Funding:                        |              |              |                    |                                    |
| Reserves                                  |              |              | \$ 56,480          |                                    |
| <b>CAPITAL IMPROVEMENTS FUND</b>          |              |              |                    |                                    |
| Appropriations:                           |              |              |                    |                                    |
| EXPENDITURE: ARP Stormwater Grant Project | \$ -         | \$ 400,000   | \$ 400,000         | 311-41670-934                      |
| Source of Funding:                        |              |              |                    |                                    |
| Reserves                                  |              |              | \$ 400,000         |                                    |
| Appropriations:                           |              |              |                    |                                    |
| REVENUE: Operating Transfer               | \$ -         | \$ 400,000   | \$ 400,000         | 311-41500-36960<br>110-41500-36960 |
| Source of Funding:                        |              |              |                    |                                    |
| Reserves                                  |              |              | \$ 400,000         |                                    |
| Appropriations:                           |              |              |                    |                                    |
| EXPENDITURE: Kidd Road Signal             | \$ -         | \$ 42,847    | \$ 42,847          | 311-41670-951                      |
| Source of Funding:                        |              |              |                    |                                    |
| Reserves                                  |              |              | \$ 42,847          |                                    |
| Appropriations:                           |              |              |                    |                                    |
| REVENUE: Operating Transfer               | \$ -         | \$ 42,847    | \$ 42,847          | 311-41500-36960<br>110-41500-36960 |
| Source of Funding:                        |              |              |                    |                                    |
| Reserves                                  |              |              | \$ 42,847          |                                    |

| Total Budget Amendments by Fund | Expenditure   | Revenue       |
|---------------------------------|---------------|---------------|
| General Fund                    | \$ 56,480.15  | \$ 56,480.15  |
| State Street Aid Fund           | \$ -          | \$ -          |
| Facilities Tax Fund             | \$ 562,927.00 | \$ 562,927.00 |
| Williamson County 30% Tax Fund  | \$ -          | \$ -          |
| Impact Fee Fund                 | \$ -          | \$ -          |
| Capital Improvements Fund       | \$ 442,847.00 | \$ 442,847.00 |

Haile Gallik, Mayor

Attest:

Montique Luser, Town Recorder

Approve by Legal Counsel

Gino Marchetti Jr.

First Reading

Public Hearing

Seconding Reading



**REQUEST:** Budget Amendment

**SUBMITTED BY:** Christina Merle, Finance Director

**DATE:** 7/30/2026

**ATTACHMENTS:** Ordinance 26-17 Budget Amendment for Fiscal Year 2027

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**PURPOSE:**

The purpose is to approve Ordinance 26-17 Budget Amendment for Fiscal Year 2027

**BACKGROUND:**

Under Resolution 26-03 the Town's obligation is to make a payment not to exceed \$15,000 toward attorney's fees regarding the impact fee case, while the litigation remains active as the matter is currently on appeal. Similarly, the Town's attorneys have provided correspondence that include legal fees incurred on the Old Smith Annecy litigation of \$41,480.15. Staff are recommending a budget amendment to appropriate the full amount of legal costs incurred to date to ensure sufficient budget authority for current expenditures. It is expected that the remaining legal fees will be invoiced upon the conclusion of the appeal.

Staff is also requesting budget amendments to reappropriate funding that was budgeted for in the previous fiscal year but was not expended prior to year-end due. The requested carryforward appropriations include the ARP Stormwater Grant Project and the Kidd Road Signal Project. These budget amendments ensure that funding remains available to complete projects already authorized by the Board.

**FISCAL IMPACT:**

The proposed budget amendments include appropriation of approximately \$56,480 for litigation-related legal expenses associated with Resolution 26-03 and the ongoing Old Smith Annecy litigation, a carryforward appropriation of approximately \$400,000 for the ARP Stormwater Grant Project, and a carryforward appropriation of \$42,847 for the Kidd Road Signal Project.

These amendments provide the necessary budget authority for expenditures anticipated during the current fiscal year and do not represent new project authorizations.

**STAFF RECOMMENDATION:**

Town staff recommends approval of the proposed budget amendments in Ordinance 26-17.

ORDINANCE NO. 26-17  
AN ORDINANCE AMENDING THE FISCAL YEAR 2027 BUDGET  
BY THE BOARD OF COMMISSIONERS IN  
THE TOWN OF NOLENSVILLE, TENNESSEE

Available funds and appropriations for said budget are amended as follows:

|                                                                     | FROM         | TO           | ADDITIONAL FUNDING |                                    |
|---------------------------------------------------------------------|--------------|--------------|--------------------|------------------------------------|
| <b>FACILITIES TAX FUND</b>                                          |              |              |                    |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: Chrismon-Brown Park Project                            | \$ 1,450,000 | \$ 2,012,927 | \$ 562,927         | 123-43000-936                      |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 562,927         |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE: Operating Transfer                                         | \$ 1,183,000 | \$ 1,745,927 | \$ 562,927         | 123-41500-36960                    |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 562,927         |                                    |
| <b>GENERAL FUND</b>                                                 |              |              |                    |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: Legal Fees - Litigation                                | \$ 275,000   | \$ 331,480   | \$ 56,480          | 110-41110-252                      |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 56,480          |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE: Operating Transfer                                         | \$ 23,225    | \$ 79,705    | \$ 56,480          | 110-41500-36960                    |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 56,480          |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: Repairs - The Woods at Burberry Glen, Ph 4 Bond Called | \$ -         | \$ 7,997     | \$ 7,997           | 110-41670-                         |
| Source of Funding:                                                  |              |              |                    |                                    |
| Bond Called                                                         |              |              | \$ 7,997           |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE: Bond                                                       | \$ -         | \$ 7,997     | \$ 7,997           | 110-46540-32694                    |
| Source of Funding:                                                  |              |              |                    |                                    |
| Bond Called                                                         |              |              | \$ 7,997           |                                    |
| <b>CAPITAL IMPROVEMENTS FUND</b>                                    |              |              |                    |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: ARP Stormwater Grant Project                           | \$ -         | \$ 400,000   | \$ 400,000         | 311-41670-934                      |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 400,000         |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE: Operating Transfer                                         | \$ -         | \$ 400,000   | \$ 400,000         | 311-41500-36960<br>110-41500-36960 |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 400,000         |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| EXPENDITURE: Kidd Road Signal                                       | \$ -         | \$ 42,847    | \$ 42,847          | 311-41670-951                      |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 42,847          |                                    |
| Appropriations:                                                     |              |              |                    |                                    |
| REVENUE: Operating Transfer                                         | \$ -         | \$ 42,847    | \$ 42,847          | 311-41500-36960<br>110-41500-36960 |
| Source of Funding:                                                  |              |              |                    |                                    |
| Reserves                                                            |              |              | \$ 42,847          |                                    |

| <u>Total Budget Amendments by Fund</u> | <u>Expenditure</u> | <u>Revenue</u> |
|----------------------------------------|--------------------|----------------|
| General Fund                           | \$ 64,477.15       | \$ 64,477.15   |
| State Street Aid Fund                  | \$ -               | \$ -           |
| Facilities Tax Fund                    | \$ 562,927.00      | \$ 562,927.00  |

|                                |    |            |    |            |
|--------------------------------|----|------------|----|------------|
| Williamson County 30% Tax Fund | \$ | -          | \$ | -          |
| Impact Fee Fund                | \$ | -          | \$ | -          |
| Capital Improvements Fund      | \$ | 442,847.00 | \$ | 442,847.00 |

Attest:

Montique Luser, Town Recorder

Approve by Legal Counsel

Gino Marchetti Jr.

First Reading

Public Hearing

Seconding Reading

BOARD OF COMMISSIONERS  
TOWN OF NOLENSVILLE  
7218 NOLENSVILLE RD  
NOLENSVILLE, TN 37135

**RESOLUTION #24-44**

**A RESOLUTION AUTHORIZING A DEFENSE OF THE CCD OLDSMITH  
HENRY LLC AND OLDSMITH GROUP, LLC LAWSUIT**

**WHEREAS**, on January 24<sup>th</sup>, 2024, the CCD Oldsmith Henry LLC and Oldsmith Group, LLC filed a lawsuit against the Town of Nolensville regarding Oldsmith's obligation to fund a portion of the costs of traffic improvements pertaining to the Annecy development; and,

**WHEREAS**, the Town desires to defend such suit, and the Town's insurance carrier has stated that it will not provide a defense, and,

**WHEREAS**, the Town desires to file a counterclaim seeking to recover the monies owed by Oldsmith; and,

**WHEREAS**, pursuant to the existing retention agreement, the Town desires to hire the law firm of Taylor, Pigue, Marchetti, and Blair, PLLC, at the rates of \$350 per hour for Gino Marchetti, Jr., \$300 an hour for Charles Michels, \$200 for other associates, and \$65 for paralegals.

**NOW, THEREFORE, BE IT RESOLVED THE BY THE BOARD OF COMMISSIONERS  
OF THE TOWN OF NOLENSVILLE, AS FOLLOWS:**

**SECTION 1.** The firm of Taylor, Pigue, Marchetti and Blair, PLLC, is authorized to defend the Town in the suit filed by the CCD Oldsmith Henry LLC and Oldsmith Group, LLC at the rates of \$350 per hour for Gino Marchetti, Jr., \$300 an hour for Charles Michels, \$200 for other associates, and \$65 for paralegals.

**SECTION 2.** The firm is further authorized to file a counterclaim against CCD Oldsmith Henry LLC and Oldsmith Group, LLC.

**RESOLVED AND ADOPTED THIS 7th DAY OF March 2024.**

  
Halie Gallik, Mayor

**Attest:**  
  
Montique Luster, Town Recorder

Passed: 3-7-2024

**APPROVED AS TO LEGALITY AND FORM:**

 431232  
L. Gino Marchetti, Attorney

BOARD OF COMMISSIONERS  
TOWN OF NOLENSVILLE  
7218 NOLENSVILLE ROAD  
NOLENSVILLE, TENNESSEE 37135

**RESOLUTION #26-03**

**A RESOLUTION TO AMEND THE DEFENSE OF THE HOME BUILDERS  
ASSOCIATION OF MIDDLE TENNESSEE'S LAWSUIT – IMPACT FEE  
LITIGATION**

**WHEREAS**, as a result of a Charter change referendum, the Charter for the Town of Nolensville was amended, changing the form of government from a Mayor–Aldermanic Charter to a City Manager–Commission Charter, effective in 2020; and,

**WHEREAS**, on December 7, 2023, the Home Builders Association of Middle Tennessee filed suit against the Town of Nolensville seeking recovery of all impact fees collected by the Town after adoption of the City Manager–Commission Charter; and,

**WHEREAS**, on October 28, 2025, the Chancery Court ruled in favor of the Home Builders Association of Middle Tennessee, finding that the Town lost its authority to impose impact fees upon adoption of the City Manager–Commission Charter; and,

**WHEREAS**, on November 6, 2025, the Board of Commissioners voted to appeal the Chancery Court's ruling that adoption of the City Manager–Commission Charter invalidated the Town's impact fee ordinance; and,

**WHEREAS**, on March 7, 2024, the Board of Commissioners approved a joint defense with Taylor, Pigue, Marchetti & Blair, PLLC, for up to \$15,000, and legal service selected by Public Entity Partners; and,

**WHEREAS**, the Board of Commissioners finds that it is in the best interest of the Town of Nolensville to retain qualified legal counsel with experience in appellate litigation and municipal impact fee matters to represent the Town in the appeal of this ruling.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF  
COMMISSIONERS OF THE TOWN OF NOLENSVILLE, TENNESSEE:**

**SECTION 1.** The Board of Commissioners hereby retain the law firm of Taylor, Pigue, Marchetti and Blair PLLC as defense counsel on appeal, at a rate of \$300 per hour, only to be paid if the Town prevails in the litigation.

**SECTION 2.** The Town Manager and Town staff are authorized to take all actions reasonably necessary to carry out the intent of this Resolution, including the expenditure of appropriate funds for legal services related to the appeal.

**RESOLVED**, this 8th day of January, 2026.

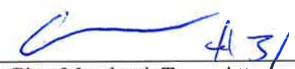
  
\_\_\_\_\_  
Jessica Salamida, Vice Mayor

**ATTEST:**

  
\_\_\_\_\_  
Montique Luster, Town Recorder

Passed: 1-7-2020

**APPROVED AS TO LEGALITY AND FORM:**

  
\_\_\_\_\_  
L. Gino Marchetti, Town Attorney