

**SUMNER COUNTY PLANNING COMMISSION
MINUTES
FEBRUARY 27, 2007
5:00 P. M.**

**SUMNER COUNTY ADMINISTRATION BUILDING
355 N. BELVEDERE DRIVE
GALLATIN, TN. 37066**

MEMBERS PRESENT:

ANTHONY HOLT, CHAIRMAN
RAGAN HALL, VICE-CHAIRMAN
CHARLES HAYNES
TOM GROVE
CORDELL BORDERS
LEON STRONG
CECIL RAY
ROY HIXSON
CYNTHIA HALL TEMPLETON
LUTHER BRATTON
JIM WILLIAMS
SHAWN FENNELL
BOB HENDRICKS
SAUNDRA BOYD
BILL THOMPSON

MEMBERS ABSENT:

OTHERS PRESENT:

MIKE MOULTON, PLANNING DIRECTOR
RON COOPER, STATE PLANNER
MINDY CARLISLE, COUNTY ENGINEER
LISA WILLIAMS, ADMINISTRATIVE ASSISTANT

- **CHAIRMAN HOLT CALLED THE MEETING TO ORDER.**
- **MOTION FOR APPROVAL OF THE JANUARY MINUTES BY MR. FENNELL, SECONDED BY MR. HENDRICKS. MOTION PASSED UNANIMOUSLY.**

1. **PUBLIC HEARING-REZONING AND PRELIMINARY MASTER DEVELOPMENT PLAN APPROVAL OF EMERALD COVE-REPRESENTED BY STEVEN BRIDGES-(6TH COUNTY COMMISSION DISTRICT)-PAUL BATES WAS REQUESTING HIS PROPERTY, KNOWN AS "EMERALD COVE", TO BE REZONED FROM RESIDENTIAL A TO A MEDIUM DENSITY RESIDENTIAL PLANNED UNIT DEVELOPMENT OVERLAY AND FOR PRELIMINARY MASTER DEVELOPMENT PLAN APPROVAL. SUBJECT PROPERTY IS LOCATED ON/OFF CAGES BEND ROAD, TOTAL GROSS AREA IS 13.63 ACRES, IS ON TAX MAP 157, PARCEL 32.01, CONTAINS 30 LOTS, AND IS ZONED RESIDENTIAL A.**

THIS WAS A PUBLIC HEARING AND WAS ADVERTISED IN THE GALLATIN NEWS EXAMINER ON FEBRUARY 14, 2007. THE ADJOINING PROPERTY OWNERS WERE NOTIFIED BY CERTIFIED MAIL.

CHAIRMAN HOLT STATED THAT NO ONE FROM THE PUBLIC HAD SIGNED UP TO SPEAK.

MR. BRIDGES CAME FORWARD TO EXPLAIN HIS REQUEST AND TO ANSWER ANY QUESTIONS. MR. BRIDGES STATED THAT THE HOMES WILL CONSIST OF 80% BRICK OR STONE. THE HOMEOWNERS ASSOCIATION WILL MAINTAIN THE GROUNDS AND LANDSCAPING. MR. BRIDGES STATED THEY WOULD LIKE TO HAVE THIS PROPERTY GATED. MR. BRIDGES EXPLAINED EVEN THOUGH THE PUBLIC NOTICE STATED THAT THEY WERE REQUESTING A MDR PUD APPROVAL, THEY WOULD PREFER A LDR PUD APPROVAL.

CHAIRMAN HOLT CLOSED THE PUBLIC HEARING.

MR. MOULTON POINTED OUT THAT IN THE ZONING RESOLUTION THE PLANNED UNIT DEVELOPMENT DOES ALLOW FOR PRIVATE ROADS IN A GATED ENVIRONMENT. THE LANGUAGE FOR A LOW DENSITY PLANNED UNIT DEVELOPMENT REQUIRES A TWENTY-FIVE (25) FOOT MINIMUM PERIMETER SETBACK, THE CATCH TWENTY TWO IS IF THEY WANT TO HAVE A PRIVATE GATED COMMUNITY (MEANING PRIVATE ROADS). THE PRIVATE ROAD WOULD HAVE TO MEET THE STANDARDS AS ALL COUNTY ROADS, AS FAR AS CONSTRUCTION STANDARDS, AND WOULD HAVE TO HAVE A MAINTENANCE AGREEMENT DOCUMENTATION. THE PROBLEM IS WITH OUR PUD OVERLAY LANGUAGE DEALING WITH PRIVATE ROADS, YOU MUST SEEK A MEDIUM DENSITY PLANNED UNIT DEVELOPMENT. A MEDIUM DENSITY PLANNED UNIT DEVELOPMENT REQUIRES A FIFTY (50) FOOT PERIMETER SETBACK. MR. MOULTON EXPLAINED THAT IF THEY ARE ALLOWED TO HAVE THE PRIVATE ROADS, THEY ARE GOING TO BE SEEKING A VARIANCE ON THE LANGUAGE THAT CALLS FOR A PRIVATE ROAD BEING ALLOWED IN A MEDIUM DENSITY PUD. THE MAIN REASON IS THAT THE FIFTY (50) FOOT PERIMETER SETBACK IS GOING TO MESS UP THE DESIGN THAT THEY HAVE PUT FORTH. THE SECOND THING IS THAT ON THE CORP SIDE, THEY LIKE A LOT OF OTHER PROPERTY OWNERS WANT TO MAINTAIN THE CORP PROPERTY AS GREEN SPACE. OUR PUD LANGUAGE CALLS FOR A LANDSCAPE BUFFER AROUND THE PERIMETER. THE LANDSCAPE BUFFER IS SHOWN AROUND THE PERIMETER EXCEPT FOR THE SIDE OF THE CORP PROPERTY. THEY ARE ALSO ASKING FOR A VARIANCE TO LEAVE AN OPEN EFFECT ON THE LOTS ACROSS THE CORP PROPERTY TO THE LAKE.

MR. MOULTON STATED THAT THE DEVELOPERS RESPONSE WAS IF THE COMMISSION REQUIRES THE STREETS TO BE PUBLIC, THE DEVELOPER WILL PROVIDE A GATED APPEARANCE BUT THE GATES WOULD NOT CLOSE. TO THE SOUTH THERE IS A FIFTY (50) FOOT RIGHT-OF-WAY UNDEVELOPED, THEY DO NOT WISH TO JOIN IN THE ADJOINING PROPERTY WITH THIS PROJECT. MR. MOULTON EXPLAINED IF THIS IS REZONED, THEY WILL BE REQUIRED TO RECORD A BOUNDARY SURVEY WITH THE MASTER PLAN THAT WILL BE APPROVED WITH THE REZONING PROCESS.

MR. MOULTON SUGGESTED THAT THEY SHORTEN THE LENGTH OF THE GRASS STRIP BETWEEN THE CURB AND THE SIDEWALK AND PUT THE TREES BEHIND THE SIDEWALK. THE DECISION FROM THIS BODY, FIRST OF ALL, WOULD BE WHETHER THIS BE PASSED ON TO THE COUNTY COMMISSION AND IF SO WE WOULD NEED TO MAKE SURE THAT RECOMMENDATION WOULD INCLUDE NOTING THE VARIANCE OF THE LANGUAGE FOR PRIVATE ROADS AND OF THE PERIMETER OF LANDSCAPING BUFFER, WHICH IS BETWEEN THOSE LAKE SIDE LOTS AND THE CORP PROPERTY.

MR. HALL STATED HE OWNS PROPERTY IN THE PROXIMITY OF THIS DEVELOPMENT, THEREFORE HE WILL ABSTAIN FROM VOTING.

MR. MOULTON STATED WE RECEIVED A TELEPHONE CALL FROM A GENTLEMAN THAT HAS PROPERTY IN THIS AREA STATING THREE CONCERNS IF THIS IS APPROVED; WORK HOURS SHOULD BE CONTROLLED, WILL SOME KIND OF DUST CONTROL MEASURES PUT IN PLACE, AND CONTROL REGARDING BLASTING. MR. MOULTON STATED THAT WE DO NOT HAVE ANY BLASTING CONTROLS, BUT THE FIRE MARSHALL'S OFFICE DOES HAVE CONTROL.

MR. HAYNES STATED THAT HE LIKED THE DEVELOPMENT, HE HATED FOR US TO GIVE A VARIANCE ON A PIECE OF LAND THAT NOTHING IS ON. MR. HAYNES STATED THAT THEY WOULD BE BETTER SERVED IF HE WENT TO THE MEDIUM DENSITY. MR. HAYNES STATED THAT WE MUST BE CONSISTENT WITH EVERYONE.

MR. BRIDGES STATED THAT THEY WOULD RATHER ASK TO REMAIN A LOW DENSITY PUD AND GIVE THE STREETS TO THE COUNTY TO MAINTAIN, THEN GO TO A MEDIUM DENSITY PUD.

MR. MOULTON STATED HE DOES NOT KNOW WHY THE LANGUAGE WAS PUT IN THERE REGARDING PRIVATE STREETS CAN NOT BE PUT IN A LOW DENSITY PUD, JUST IN A MEDIUM DENSITY OR HIGH DENSITY PUD.

THERE WAS DISCUSSION ABOUT AMENDING THE ZONING REGULATION REGARDING PRIVATE STREETS IN THE PUD ORDINANCE.

MR. MOULTON STATED THAT IF WE APPROVE THIS AS A LOW DENSITY PLANNED UNIT DEVELOPMENT, THIS WOULD MEAN THEY CAN NOT HAVE A PRIVATE ROAD. MR. MOULTON STATED EVEN IF THEY BUILD A PRIVATE ROAD, THEY WILL HAVE TO BUILD THE ROAD TO COUNTY SPECIFICATIONS. THEY ARE GOING TO PUT THE GATE TO GIVE THIS THE APPEARANCE OF A GATED COMMUNITY. THIS PROJECT WILL TAKE TWO OR THREE MONTHS TO BE REZONED, IN THE MEAN TIME WE CAN ADJUST THE LANGUAGE PERTAINING TO PRIVATE ROADS. MR. MOULTON SUGGESTED THAT WE TAKE OUT THE LANGUAGE WHICH STIPULATES THAT PRIVATE ROADS MUST BE IN A MEDIUM DENSITY PLANNED UNIT DEVELOPMENT. THIS LANGUAGE CHANGE WILL HAVE TO BE APPROVED BY THE COUNTY COMMISSION.

CHAIRMAN HOLT STATED THAT WE HAVE ONE MAJOR ISSUE TO ADDRESS AND THAT IS THE LANDSCAPING ON THE CORP SIDE OF THIS DEVELOPMENT.

MR. MOULTON SUGGESTED SOMETHING THAT MIGHT WORK IS IF HE DID A TREE PLANTING ON EACH PROPERTY LINE, AND EACH INTERSECTING PROPERTY LINE WITHIN THAT TWENTY FIVE (25) FOOT DESIGNATED BUFFER. TO MEET THE LETTER OF THE LAW, THE PLANTINGS COULD BE SOMEWHAT DIFFERENT, THEY COULD BE MORE GROUND HUGGING ON THE CORP SIDE. MR. MOULTON STATED WE WOULD NEED TO SEE A TYPICAL LANDSCAPE CROSS SECTION OF WHAT YOU ARE GOING TO DO ON THE CORP SIDE OF THE PROPERTY.

MR. BRIDGES ASKED WHY WOULD WE NEED TO BUFFER THE LAKE SIDE, WHAT ARE WE PROTECTING THE LAKE FROM? WE WOULD NOT HAVE A PROBLEM WITH PUTTING STREET TREES ON THE CORNERS OF THE LOT.

THERE WAS DISCUSSION.

MR. HAYNES SUGGESTED THAT WE GO BACK AND CLEAN UP THE ORDINANCE WHERE YOU ADJOIN THE CORP PROPERTY AND LANDSCAPE BUFFERING IS REQUIRED, AND CLEAN UP THE PRIVATE ROAD REQUIREMENT.

THERE WAS MORE DISCUSSION.

MOTION BY MR. HAYNES FOR RECOMMENDATION TO THE COUNTY COMMISSION FOR APPROVAL ON A LOW DENSITY RESIDENTIAL PLANNED UNIT DEVELOPMENT, AND THE DEVELOPER BE AT PERIL THAT WE ARE GOING TO REVISIT THIS TO TRY TO CHANGE OUR ORDINANCES AND MAKE THEM COMPLY(LANDSCAPING ON THE CORP OF ENGINEERS SIDE, PRIVATE ROAD IN A LOW DENSITY PLANNED UNIT DEVELOPMENT) AND WITH ALL OTHER STAFF RECOMMENDATIONS, SECONDED BY MR. HENDRICKS. MOTION PASSED.

**12 AYES: HAYNES, GROVE, BORDERS, STRONG, RAY, HIXSON, TEMPLETON, WILLIAMS, FENNELL, HENDRICKS, BOYD, AND THOMPSON
2 ABSTENTIONS: HALL AND BRATTON**

2. **LONG HOLLOW BAPTIST CHURCH-FINAL MASTER DEVELOPMENT PLAN-(7TH COUNTY COMMISSION DISTRICT)-REPRESENTED BY RAVEN ENGINEERING-THEY WERE REQUESTING FINAL MASTER DEVELOPMENT PLAN APPROVAL TO EXPAND CHURCH FACILITIES, PARKING, ENTRANCE/EXIT TO LONG HOLLOW PIKE AND NEW SHACKLE ISLAND ROAD. SUBJECT PROPERTY IS LOCATED AT 3031 LONG HOLLOW PIKE, HENDERSONVILLE, TN., IS ON TAX MAP 123, PARCEL 47.01 AND CONTAINS 33.91ACRES.**

CHAIRMAN HOLT STATED THAT THERE WERE TWO PEOPLE FROM THE PUBLIC THAT WISHED TO SPEAK. CHAIRMAN HOLT STATED THAT HE WOULD LIKE FOR THE ENGINEER PRESENT TONIGHT TO EXPLAIN THIS REQUEST, AND THEN IF THIS BODY SO DESIRED THEY COULD VOTE TO SUSPEND THE RULES SO THE TWO PEOPLE PRESENT MAY SPEAK.

MOTION TO SUSPEND THE RULES TO ALLOW THE TWO PEOPLE PRESENT TO SPEAK, SINCE THIS IS NOT A PUBLIC HEARING BY MR. HENDRICKS, SECONDED BY MR. HAYNES. MOTION PASSED UNANIMOUSLY.

CHARLES HAGOOD, MEMBER OF THE LONG HOLLOW BAPTIST COUNCIL, CAME FORWARD TO REPRESENT THIS REQUEST AND STATED HE WOULD LIKE TO RECEIVE FINAL MASTER DEVELOPMENT PLAN APPROVAL.

CHAIRMAN HOLT THANKED THE CHURCH FOR MAKING GOOD ON THEIR COMMITMENT TO BUILD THE BRIDGE OVER NEW SHACKLE ISLAND CREEK AND CONNECTING TO NEW SHACKLE ISLAND ROAD.

MR. MOULTON STATED THAT IF THIS IS APPROVED IT SHOULD BE LABELED AS "REVISED FINAL MASTER DEVELOPMENT PLAN". MR. MOULTON EXPLAINED THAT THEY ARE SEEKING TO MOVE THE FLOOD LINE, DUE TO THE FACT THAT THE LOWER END OF THE CHURCH PROPERTY IS IN FLOOD PLAIN. MR. MOULTON EXPLAINED THAT MOVING THE FLOOD LINE IS A NORMAL ENGINEERING PROCEDURE. THE PERSON THEY HAVE ASKED TO STUDY MOVING THE FLOOD LINE HAS FALLEN ILL. MR. MOULTON STATED THAT THEY UNDERSTAND THAT BEFORE THERE IS ANY PRELIMINARY APPROVAL TO MOVE ON WITH CONSTRUCTION, THEY WILL NEED TO FINISH UP APPROVAL OF CLOMR. THEY WILL ALSO NEED TO CONFIRM THEIR RESPONSE TO CHARLES HASTY'S DRAINAGE CALCULATIONS REVIEW. THEY (LONG HOLLOW BAPTIST) HAVE FORWARDED THEIR RESPONSE TO MR. HASTY'S REVIEW TO OUR COUNTY ENGINEER, MS. CARLISLE, AND WE ARE AWAITING HER RESPONSE. THEY ALSO NEED TO PROVIDE RESPONSE TO FISCHBACH'S TRANSPORTATION GROUP, INC. COMMENTS. MR. MOULTON READ FOR THE RECORD THE FOURTH COMMENT FROM RPM TRANSPORTATION CONSULTANTS, LLC DATED AUGUST 1, 2006, " THE FOURTH COMMENT QUESTIONS THE NEED FOR POLICE OFFICER CONTROL AT THE CHURCH DRIVEWAYS DURING WEDNESDAY SERVICES. CURRENTLY, POLICE OFFICERS OPERATE THE MIDDLE DRIVEWAY AND THE INTERSECTION OF LONG HOLLOW PIKE AND NEW SHACKLE ISLAND ROAD ON SUNDAYS DURING CHURCH HOURS. THE TRAFFIC IMPACT STUDY STATED THAT POLICE OFFICE CONTROL MAY NO LONGER BE NEEDED AT THE MIDDLE DRIVEWAY IF THE DRIVEWAY IS STRIPED TO PROVIDE SEPARATE LEFT AND RIGHT TURN LANES FOR EXITING TRAFFIC. INSTEAD, THE STUDY RECOMMENDS THAT POLICE OFFICER CONTROL BE UTILIZED DURING CHURCH HOURS AT THE WEST DRIVEWAY ON LONG HOLLOW PIKE ON SUNDAYS AND AT THE DRIVEWAY ON NEW SHACKLE ISLAND ROAD ON BOTH WEDNESDAYS AND SUNDAYS. IF PREFERRED, THESE DRIVEWAYS COULD INITIALLY BE UTILIZED WITHOUT POLICE OFFICER CONTROL, AND THE TRAFFIC OPERATIONS COULD BE MONITORED.

IF DELAYS BECOME PROBLEMATIC AT THE DRIVEWAYS, TRAFFIC OFFICERS SHOULD BE USED TO CONTROL THE DRIVEWAYS DURING CHURCH HOURS". MR. MOULTON STATED THAT HE WOULD LIKE FOR THEM TO CONSIDER TAKING THEIR OWN RECOMMENDATION FROM RPM THAT POLICE OFFICERS NOT BE UTILIZED AND SEE WHAT HAPPENS.

THERE WAS DISCUSSION.

MR. MOULTON STATED THAT THEY HAVE NOT ACTUALLY RECEIVED THE ACTUALLY TDOT PAPER PERMIT ON THE TWO NEW INGRESS/EGRESS LOCATIONS, BUT HAVE RECEIVED VERBAL APPROVAL. THEY HAVE LIVED UP TO THEIR COMMENTS AS FAR AS I AM CONCERNED.

MR. BOB JACKSON CAME FORWARD TO EXPRESS HIS OPINION OF THIS REQUEST. HE STATED THAT HE ALONG WITH HIS NEIGHBORS ARE CONCERNED HOW THIS PROPOSED EXPANSION WILL EFFECT OUR NEIGHBORHOOD AS FAR AS TRAFFIC. MR. JACKSON FELT THAT THE TRAFFIC IMPACT STUDY DID NOT CONSIDER THE HARMFUL EFFECTS THAT THESE CHANGES WILL HAVE ON NEW SHACKLE ISLAND ROAD TO THE SOUTH OF THE DRIVE. MR. JACKSON ASKED THAT THEY HAVE THEIR TRAFFIC IMPACT STUDY REVISED SPECIFICALLY TO ADDRESS THE CONCERNS THAT HE HAS TO THE SOUTH AND TO PROVIDE RECOMMENDATIONS ON HOW TO MAINTAIN SAFE PUBLIC ACCESS TO NEW SHACKLE ISLAND ROAD DURING THE PEAK TRAFFIC HOURS.

CHAIRMAN HOLT CLOSED THE PUBLIC HEARING.

MR. MOULTON STATED THAT AT THE PRELIMINARY SUBMITTAL WE WILL HAVE OUR COUNTY ENGINEER GO THROUGH A PROCESS OF REVIEWING THE TRAFFIC ANALYSIS. THIS MAY MEAN THAT MS. CARLISLE WILL HAVE TO WORK WITH A CONSULTANT HERSELF. IF THIS MAKES THIS BODY FEEL BETTER, WE WILL TAKE THAT EXTRA STEP TO HELP EASE THESE CONCERNS.

MR. HAYNES STATED THAT HE DID NOT FEEL THAT WE NEED A THIRD TRAFFIC CONSULTANT INVOLVED. MR. HAYNES STATED THAT THEY NEED TO GET FEMA ON BOARD WITH MAKING THE MODIFICATIONS BEFORE THEY MOVE FORWARD.

MS. CARLISLE STATED THAT SHE COULD MEDIATE THE TRAFFIC ANALYSIS AND COME UP WITH A CONCLUSION.

UNNAMED LADY SPEAKING FROM THE AUDIENCE, INAUDIBLE AT TIMES DUE TO THE FACT SHE WAS NOT SPEAKING INTO THE MICROPHONE, BUT FROM HER SEAT IN THE AUDIENCE, STATED THAT THE NUMBER OF ACCIDENTS OCCURRING AT DRAKES CREEK NEEDS TO ADDRESSED.

THERE WAS DISCUSSION

MOTION FOR APPROVAL BY MR. HAYNES, BASED ON FEMA, FOR THE COUNTY ENGINEER TO REVIEW THE TRAFFIC ANALYSIS, AND ALL OTHER STAFF COMMENTS, SECONDED BY MR. HIXSON. MOTION PASSED.

13 AYES: HAYNES, HIXSON, HALL, GROVE, BORDERS, STRONG, TEMPLETON, BRATTON, WILLIAMS, FENNELL, HENDRICKS, BOYD AND THOMPSON.

1 ABSTENTION: RAY

3. **LANNY SUMMERS SUBDIVISION-PRELIMINARY & FINAL PLAT-(12TH COUNTY COMMISSION DISTRICT)-REPRESENTED BY RICHARD GRAVES-** THEY WERE REQUESTING PRELIMINARY AND FINAL PLAT APPROVAL OF 3 LOTS ON CLEARVIEW ROAD. SUBJECT PROPERTY IS ON TAX MAP 37, PARCEL 53.01, IS AGRICULTURAL AND CONTAINS 3.01 ACRES.

MR. GRAVES CAME FORWARD TO REPRESENT THIS REQUEST. MR. GRAVES STATED THAT HE HAD MET ALL OF THE STAFF COMMENTS, BUT HE HAS NOT RECEIVED ANY ENGINEERING COMMENTS REGARDING THE DRAINAGE CALCULATIONS.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL SUBJECT TO DRAINAGE CALCULATIONS BEING ADDRESSED BY MR. GROVE, SECONDED BY MR. FENNELL. MOTION PASSED UNANIMOUSLY.

CHAIRMAN HOLT ASKED MR. GRAVES WHAT TYPE HOMES WERE GOING IN THIS SUBDIVISION.

MR. GRAVES STATED THAT IT WAS HIS UNDERSTANDING THAT THEY WOULD BE STICK BUILT.

4. **GREEN DANIEL,II-PRELIMINARY PLAT-(2ND COUNTY COMMISSION DISTRICT)-REPRESENTED BY CARROLL CARMAN-**THEY WERE REQUESTING PRELIMINARY PLAT APPROVAL OF 3 LOTS ON COOK ROAD. SUBJECT PROPERTY IS ON TAX MAP 3, PARCEL 40.02, CONTAINS 5.46 ACRES, AND IS ZONED AGRICULTURAL

THIS ITEM REMOVED BY MR. CARMAN, THEREFORE NO ACTION WAS TAKEN.

5. **ROY'S FARMS-PRELIMINARY PLAT-(3RD COUNTY COMMISSION DISTRICT)-REPRESENTED BY CARROLL CARMAN-**THEY WERE REQUESTING PRELIMINARY PLAT APPROVAL OF 7 LOTS ON BUSHS LANE. SUBJECT PROPERTY IS ON TAX MAP 82, PARCEL 1, CONTAINS 11.68 ACRES, AND IS ZONED AGRICULTURAL.

MR. CARMAN CAME FORWARD TO REPRESENT THIS REQUEST.

CHAIRMAN HOLT ASKED WHAT TYPE HOMES WOULD BE IN THIS DEVELOPMENT.

MR. CARMAN REPLIED THAT HE WAS NOT SURE, BUT THEY COULD BE SITE BUILT.

MR. MOULTON STATED THAT ALL OF THE STAFF COMMENTS HAVE BEEN ADDRESSED.

THERE WAS DISCUSSION.

**MOTION FOR APPROVAL BY MR. GROVE, SECONDED BY MR. WILLIAMS.
MOTION PASSED UNANIMOUSLY.**

6. **CREEKSIDE AT STATION CAMP-FINAL PLAT-PHASE 2A AND 2B-(7TH COUNTY COMMISSION DISTRICT)-REPRESENTED BY RAGAN SMITH-** THEY WERE REQUESTING FINAL PLAT APPROVAL OF 54 LOTS ON/OFF LONG HOLLOW PIKE AND LOWER STATION CAMP CREEK ROAD. SUBJECT PROPERTY IS ON TAX MAP 124, PARCEL 42, CONTAINS 14.29 ACRES, AND IS ZONED LDR PUD.

MR. ALAN THOMPSON CAME FORWARD TO REPRESENT THIS REQUEST.

MR. MOULTON STATED THAT THEY HAVE MEET ALL OF THE STAFF COMMENTS.

THERE WAS DISCUSSION.

**MOTION FOR APPROVAL BY MR. GROVE, SECONDED BY MR. HAYNES.
MOTION PASSED UNANIMOUSLY.**

MEETING ADJOURNED AT 6:40 P.M.

