

**SUMNER COUNTY PLANNING COMMISSION
MINUTES
JUNE 24, 2008
5:00 P.M.**

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

MEMBERS PRESENT:

**ANTHONY HOLT, CHAIRMAN
LUTHER BRATTON, VICE-CHAIRMAN
CHARLES HAYNES
CORDELL BORDERS
CYNTHIA HALL TEMPLETON
JIM WILLIAMS
SHAWN FENNELL
BOB HENDRICKS
SAUNDRA BOYD
BILL THOMPSON
CHARLES LEA
MIKE HONEYCUTT
DAN DOWNS
NORMAN TRIPP**

MEMBERS ABSENT:

CECIL RAY

OTHERS PRESENT:

**MIKE MOULTON, PLANNING DIRECTOR
RON COOPER, STATE PLANNER
LISA WILLIAMS, ADMINISTRATIVE ASSISTANT
MICHAEL BRIGGS, PLANNER
LEAH MAY DENNEN, COUNTY ATTORNEY**

MOTION BY MR. FENNELL TO APPROVE THE MAY MINUTES, SECONDED BY MR. WILLIAMS. MOTION PASSED UNANIMOUSLY.

1. BEECH CUMBERLAND PRESBYTERIAN CHURCH-PHASE TWO-CEMETERY LAYOUT-SITE PLAN REPRESENTED BY DWAYNE CALDWELL (11TH COUNTY COMMISSION DISTRICT)-THEY WERE REQUESTING SITE PLAN APPROVAL OF 108 CEMETERY LOTS. SUBJECT PROPERTY IS LOCATED ON WARD LANE AND NEW HOPE ROAD, IS ON TAX MAP 122, PARCEL 68.03, CONTAINS 1.25 ACRES ± AND IS ZONED R1A. (SCHOOL DISTRICT-BEECH ES, T.W. HUNTER MS, AND BEECH HS)-(FYI: THEY RECEIVED APPROVAL FROM THE ZBA ON JUNE 13, 2008.

DWAYNE CALDWELL CAME FORWARD TO REPRESENT AND EXPLAIN THIS REQUEST.

MR. MOULTON REPORTED THAT IT WAS SUGGESTED AT THE ZONING BOARD OF APPEALS MEETING IN JUNE 2008 THAT IF THERE WERE ANY MORE EXPANSIONS OF THIS CEMETERY THAT THEY CAME BACK BEFORE US WITH AN OVERALL MASTER DEVELOPMENT PLAN AND WOULD LIKE TO SEE IF THIS IS APPROVED TONIGHT THAT SUGGESTION BE PART OF THE MOTION.

MR. CALDWELL STATED THAT THE APPLICANT IS IN FULL AGREEMENT IN PROVIDING AN OVERALL MASTER DEVELOPMENT PLAN IF THERE ARE ANY MORE EXPANSIONS TO THE CEMETERY.

CHAIRMAN HOLT ASKED IF THERE WAS ANY ONE PRESENT DURING THE ZONING BOARD PUBLIC HEARING CONCERNING THIS CEMETERY EXPANSION.

MR. MOULTON REPLIED TO CHAIRMAN HOLT THAT THERE WAS ONE GENTLEMAN PRESENT TO SPEAK AT THE PUBLIC HEARING REGARDING THIS CEMETERY EXPANSION. THIS GENTLEMAN DID HAVE CONCERNS ABOUT THIS CEMETERY BEING IN HIS BACK YARD.

MR. CALDWELL STATED THAT THE CHURCH PLANS TO PUT UP A BUFFER ZONE IN THE THIRTY FOOT STRIP.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL BY MR. FENNELL CONTINGENT UPON ANY MORE EXPANSIONS OF THE CEMETERY THAT THEY CAME BACK BEFORE THIS BODY WITH A OVERALL MASTER DEVELOPMENT PLAN AND THAT THEY PUT A BUFFER ZONE IN THE THIRTY FOOT STRIP, SECONDED BY MR. THOMPSON. MOTION PASSED UNANIMOUSLY.

2. CLARK'S MINI-STORAGE-PHASE 3-MINI STORAGE-SITE PLAN-REPRESENTED BY BRUCE RAINEY- (1ST COUNTY COMMISSION DISTRICT)-EARL R. CLARK AND JEFFERY S. CLARK WERE REQUESTING SITE PLAN APPROVAL FOR FOUR ADDITIONAL STORAGE BUILDINGS ON HWY 31-E AND MT. VERNON ROAD. SUBJECT PROPERTY IS LOCATED ON HIGHWAY 31-E AND MT. VERNON ROAD, CONTAINS 3.33 ACRES, IS ON TAX MAP 68, PARCEL 120, AND IS ZONED COMMERCIAL 1. (SCHOOL DISTRICT-WESTMORELAND ES, MS AND HS)

BRUCE RAINEY CAME FORWARD TO REPRESENT AND EXPLAIN THIS REQUEST. THIS IS JUST A CONTINUATION OF WHAT IS ALREADY THERE WITH NO ADDITIONAL CURB CUTS.

THERE WAS DISCUSSION.

MR. MOULTON STATED THAT THE MOTION SHOULD BE SUBJECT TO THE COUNTY ENGINEER'S APPROVAL OF THE DRAINAGE PLANS THAT HAVE BEEN SUBMITTED. MR. MOULTON STATED THAT THEY HAVE MET ALL OF THE STAFF COMMENTS.

MOTION FOR APPROVAL BY MR. THOMPSON CONTINGENT UPON THE DRAINAGE PLANS BEING APPROVED BY THE COUNTY ENGINEER, SECONDED BY MR. FENNELL. MOTION PASSED UNANIMOUSLY.

3. LONG HOLLOW BAPTIST CHURCH-REVISED FINAL MASTER DEVELOPMENT PLAN-REPRESENTED BE RAVEN ENGINEERING-(7TH COUNTY COMMISSION DISTRICT)-THEY WERE REQUESTING A REVISED FINAL MASTER DEVELOPMENT PLAN APPROVAL. THIS REVISION REFLECTS THE PROPOSED ADDITION OF TWO (2) "SPRUNG BUILDINGS" (16,385 SQ. FT.) AND THE DELETION OF THE PREVIOUSLY PROPOSED (59,783 SQ. FT.) YOUTH BUILDING. SUBJECT PROPERTY IS LOCATED AT 3031 LONG HOLLOW PIKE, HENDERSONVILLE, TN., IS ON TAX MAP 123, PARCEL 47.01, CONTAINS 33.4 ACRES AND IS ZONED RA.(SCHOOL DISTRICT-BEECH ES, T. W. HUNTER MS, BEECH HS)

ROB HORTON, MEMBER OF LONG HOLLOW BAPTIST CHURCH, AS WELL AS LYNN BLACKWELL, RAVEN ENGINEERING, CAME FORWARD TO SPEAK.

MR. HORTON EXPLAINED THAT WE ARE REVISING THE MASTER PLAN THAT WAS APPROVED SEVERAL MONTHS AGO. THE REVISIONS INCLUDE THE DELETION OF THE PROPOSED YOUTH BUILDING AND GYM SPACE AND THE ADDITION OF THE TWO SPRING BUILDINGS FOR THE YOUTH. MR. HORTON STATED THAT THERE IS ANY WHERE FROM 600 TO 800 YOUTH PRESENT ON WEDNESDAY NIGHT. THE CURRENT BUILDING THE YOUTH ARE USING IS ONLY SUITABLE FOR 300 TO 400 CHILDREN. THERE IS NO PLACE FOR THE MIDDLE SCHOOL YOUTH BUT OUTSIDE. THE SOLUTION THAT WE CAN PULL OFF IS THE SPRUNG BUILDINGS.

KEN OSBOURNE, ARCHITECT, CAME FORWARD TO DESCRIBE THE SPRUNG BUILDINGS.

MR. MOULTON READ STAFF COMMENT NUMBER 2: "DUE TO PREVIOUS ISSUES/CONCERNS WITH NEIGHBORS AND SURROUNDING COMMUNITY, STAFF STRONGLY URGES CHURCH TO PLACE A PUBLIC NOTICE IN LOCAL NEWSPAPER OF PROPOSED ADDITION OF TWO SPRING (DOME) BUILDINGS". MR. MOULTON INQUIRED AS TO WHETHER THEY DID DO THIS PUBLIC NOTICE. MR. MOULTON STATED HE GETS SOME NEGATIVE COMMENTS ABOUT THE SPRUNG BUILDINGS. THIS IS NOT A REZONING, THEREFORE NO NOTICES WERE MAILED TO THE ADJOINING PROPERTY OWNERS.

MR. HORTON STATED THAT DUE TO THE TIME FRAME, THEY DID NOT RUN A PUBLIC NOTICE IN THE NEWSPAPER.

MR. DOWNS COMMENTED HOW SAFE AND WELL CONSTRUCTED THE SPRUNG BUILDINGS WERE.

MR. MOULTON STATED THAT IT WAS NOT A REQUIREMENT FOR THEM TO PLACE A PUBLIC NOTICE IN THE NEWSPAPER. MR. MOULTON EXPLAINED THAT THEY HAVE MET STAFF COMMENTS.

MR. HORTON DID NOT WANT TO COMMIT TO SAYING THAT THEY WOULD TAKE THE SPRUNG BUILDINGS DOWN ONCE THE YOUTH BUILDING IS COMPLETED. MR. HORTON STATED WITH THE CONTINUED GROWTH THERE WILL BE OTHER NEEDS THAT THESE SPRUNG BUILDINGS WILL FULFILL.

CHAIRMAN HOLT ASKED MR. HORTON IF HE WOULD SAY THESE SPRUNG BUILDINGS THAT ARE PROPOSED TONIGHT WOULD BE PERMANENT BUILDINGS.

MR. HORTON RESPONDED TO CHAIRMAN HOLT'S QUESTION BY SAYING YES HE BELIEVED THAT WOULD BE THE INTENTION.

CHAIRMAN HOLT STATED THAT HE HAD RECEIVED NEGATIVE COMMENTS ABOUT THE EXISTING SPRUNG BUILDING AND FELT THAT THEIR SHOULD HAVE BEEN A PUBLIC NOTICE NOTIFYING THE PUBLIC OF THEIR INTENTIONS OF THESE PROPOSED BUILDINGS.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL BY MR. LEA, SECONDED BY MR. FENNELL. MOTION PASSED

**13 AYES: LEA, FENNELL, BRATTON, HAYNES, BORDERS, TEMPLETON, WILLIAMS, HENDRICKS, BOYD, THOMPSON, HONEYCUTT, DOWNS AND TRIPP
1 ABSTENTION: HOLT**

4. STRONG TOWER MINISTRIES-SITE PLAN-REPRESENTED BY ROGERS ENGINEERING GROUP-(1ST COUNTY COMMISSION DISTRICT)-KERRY BROWN, OWNER, & STRONG TOWER MINISTRIES, DEVELOPERS WERE REQUESTING SITE PLAN APPROVAL OF A 7,200 SQUARE FOOT RELIGIOUS FACILITY WITH A SEATING CAPACITY OF APPROX. 266. SUBJECT PROPERTY IS LOCATED AT 4015 HWY 52 EAST, WESTMORELAND, TN., IS ON TAX MAP 29, PARCEL 73.02, CONTAINS 4.67 ACRES, AND IS ZONED AGRICULTURAL. (FYI: THEY RECEIVED A CONDITIONAL USE PERMIT TO CONSTRUCT A 12,000 SQUARE FOOT RELIGIOUS FACILITY FROM THE ZBA ON JANUARY 10, 2008) (SCHOOL DISTRICT- WESTMORELAND, ES, MS, & HS)

ANDY LEATH CAME FORWARD TO REPRESENT THIS REQUEST.

FOR THE RECORD CHARLES LEA LEFT THE MEETING.

MR. MOULTON EXPLAINED THAT THIS NEEDS TO BE RECORDED AS A BOUNDARY SURVEY WITH THIS SITE PLAN AS AN ATTACHMENT. IF THIS IS APPROVED IT WOULD HAVE TO BE SUBJECT TO TDOT APPROVAL FOR INGRESS/EGRESS AND COUNTY ENGINEER REVIEW OF DRAINAGE PLANS.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL SUBJECT TO OBTAINING TDOT APPROVAL FOR INGRESS/EGRESS AND COUNTY ENGINEER REVIEW OF DRAINAGE PLANS BY MR. FENNELL, SECONDED BY MR., HAYNES. MOTION PASSED UNANIMOUSLY.

5. CREEKSIDE AT STATION CAMP-PHASE 6A AND 6B-FINAL PLAT-REPRESENTED BY RAGAN SMITH-(7TH COUNTY COMMISSION DISTRICT)-THEY WERE REQUESTING FINAL PLAT APPROVAL OF 64 LOTS ON LONG HOLLOW PIKE, GALLATIN, TN. SUBJECT PROPERTY CONTAINS 35.11 ACRES, IS ON TAX MAP 124, PARCEL 42, CONTAINS 35.11 ACRES AND IS ZONED LDR PUD. (SCHOOL DISTRICT-BEECH ES, OLD KNOX DOSS MS, STATION CAMP HS)

WES HARRIS CAME FORWARD TO EXPLAIN AND REPRESENT THIS REQUEST.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL BY MR. HAYNES, SECONDED BY MR. HONEYCUTT. MOTION PASSED UNANIMOUSLY.

6. REZONING-HUNTERS CROSSING-PRELIMINARY MASTER PLAN DEVELOPMENT PLAN-SUMNER 2000 LLC WAS REQUESTING TO HAVE THEIR PROPERTY "HUNTER'S CROSSING-LOCATED ON THE CORNER OF LONG HOLLOW PIKE AND NEW HOPE ROAD REZONED FROM R1A TO COMMERCIAL C-3 WITH PUD OVERLAY AND FOR PRELIMINARY MASTER DEVELOPMENT PLAN APPROVAL.-REPRESENTED BY RAGAN-SMITH: OWNERS-SUMNER 2000 LLC -(7TH COUNTY COMMISSION DISTRICT) SUBJECT PROPERTY IS LOCATED ON LONG HOLLOW PIKE AND NEW HOPE ROAD, CONTAINS 44.9 ACRES, IS ON TAX MAP 123, PARCEL 45, AND IS ZONED R1A. (SCHOOL DISTRICT-BEECH ES, T W HUNTER MS, BEECH HS)

CHARLIE LOWE CAME FORWARD TO REPRESENT AND EXPLAIN THIS REQUEST.

MR. MOULTON STATED ON THE EAST SIDE YOU WILL OBSERVE THAT THEY HAVE SHOWN A PROPOSED TRAFFIC SIGNAL AND HAVE EXTENDED A ROADWAY BACK TO THE BOUNDARY OF THE BACK PROPERTY BEING THE BASTAIN PROPERTY WHICH IS A 250 ACRE PARCEL AS OPPOSED TO BUILDING A BRIDGE. WE ALSO ARE SHOWING DECELL AND ACELL LANES. THE FOOTPRINTS AND USES SHOWN ARE APPROPRIATE. WE PROPOSE NOT TO DISTURB THE HEAVY TREE LINE BUFFER ON THE NORTHEAST SIDE OF THE PROPERTY. MR. MOULTON STATES THAT THIS MEETS STAFF COMMENTS AND WOULD BE SUBJECT TO CLOMR PROCESS AND ENGINEERING APPROVAL. MR. MOULTON WENT ON TO SAY HE HAD A CALL FROM SOMEONE WHO IS VERY CONCERNED ABOUT A LARGE OAK TREE IN THE FRONT OF PROPERTY. THIS WAS THE ONLY CALL THAT HE HAS RECEIVED ABOUT THIS PROJECT.

MR. LOWE STATED THAT THEIR SECOND ENTRANCE WITH THE PROPOSED TRAFFIC SIGNAL IS LINED UP WITH LONG HOLLOW BAPTIST.

MOTION TO SUSPEND THE RULES TO ALLOW THE PUBLIC TO SPEAK, BY MR. HENDRICKS, SECONDED BY MR. FENNELL. MOTION PASSED UNANIMOUSLY.

JERRY STONE, COMMISSIONER 11TH DISTRICT, CAME FORWARD TO SPEAK. MR. STONE STATED THAT WE ARE LOOKING PUTTING ALL THE TRAFFIC THRU THE INTERSECTION, WHERE IF YOU PUT AN ENTRANCE OFF NEW HOPE ROAD YOU WOULD BE DIVIDING THE TRAFFIC. MR. STONE STATED THAT HE WOULD MAKE THIS POINT AT THE COUNTY COMMISSION MEETING, BECAUSE THE PEOPLE IN THIS COMMUNITY ARE CONCERNED ABOUT THIS.

MR. MOULTON REMINDED EVERYONE THAT TRAFFIC DOES BACK UP AT THE INTERSECTION DURING THE TIME BEECH SCHOOL IS IN SESSION.

MATT BASTAIN CAME FORWARD TO SPEAK ON BEHALF OF HIS FAMILY. MR. BASTAIN STATED THAT THEY HAVE MET WITH SUMNER 2000 AND FEEL THAT THE AGREEMENTS WE HAVE WORKED OUT ARE IN THE BEST INTEREST OF THE COMMUNITY.

MR. FENNELL ASKED IF AN ENGINEER HAS LOOKED AT THE POSSIBILITY OF ADDING A BRIDGE.

MR. CHARLIE LOWE EXPLAINED THAT THEY HAVE LOOKED AT ADDING A BRIDGE AND IT IS PROHIBITED DUE TO THE COST. THE COST OF THE BRIDGE ALONE WOULD BE APPROXIMATELY 1.3 MILLION DOLLARS. THE BRIDGE WOULD NOT ACTUALLY HELP THE TRAFFIC SITUATION. WHEN WE EXTEND THE ROAD TO THE BASTAIN PROPERTY AND THEY DEVELOP THEIR PROPERTY THEN THIS ROADWAY CAN CONTINUE TO BE LOOPED AROUND AND TIED TO NEW HOPE ROAD, CROSSING THE CREEK AT THAT TIME. THE TRAFFIC ENGINEERING SUGGESTS AT THAT TIME THE BEST PLACE TO MAKE THOSE CONNECTIONS IS EITHER THE ACCESS THAT IS COMING OUT OF THE SCHOOL ON NEW HOPE ROAD OR WARD LANE WHICH WOULD PROBABLY BE THE BEST PLACE TO BRING THAT ROADWAY IN AND CREATE A FOUR WAY INTERSECTION AT THAT POINT.

MR. MOULTON READ A PARAGRAPH FROM THE TRAFFIC STUDY FROM RPM DATED JANUARY 10, 2008" THE TRAFFIC IMPACT STUDY DID NOT ADDRESS THE POSSIBILITY OF ACCESS ON NEW HOPE ROAD. BEING LOCATED AT THE CORNER OF TWO ARTERIAL ROADWAYS, ACCESS TO BOTH ROADS WOULD GENERALLY BE PREFERRED. HOWEVER, GIVEN THE CONSTRAINTS OF THE SITE PRESENTED BY DRAKES CREEK, ACCESS FROM NEW HOPE ROAD MAY NOT BE FEASIBLE. ACCESS FROM NEW HOPE ROAD SHOULD BE CONSIDERED IF THE PROPOSED ACCESS POINTS ON LONG HOLLOW PIKE ARE NOT EXPECTED TO ADEQUATELY SERVE THE DEVELOPMENT." MR. MOULTON ALSO READ THE CONCLUSION OF THIS PARTICULAR STUDY.

MR. LOWE ADDRESSED HOW THE SCHOOLS ABSOLUTELY SHUT THE INTERSECTION DOWN BETWEEN 7:30 A.M. AND 8:00 A.M. HE ALSO OUTLINED THE ADDITIONS THEY ARE MAKING TO THE ROAD AND THEIR COSTS.

THERE WAS VERY EXTENSIVE DISCUSSION ABOUT ACCESS TO NEW HOPE ROAD BY BUILDING A BRIDGE.

CHAIRMAN HOLT EXPRESSED AGAIN HIS CONCERNS ABOUT THE TRAFFIC SITUATION.

MR. JERRY STONE, COMMISSIONER, ADDRESSED THIS BODY ONCE AGAIN. MR. STONE SUGGESTED THAT AFTER 50% OF THIS DEVELOPMENT IS COMPLETED THAT WE REQUIRE A BRIDGE ON THE FRONT END WITH POSSIBLE FUNDING FROM THE COUNTY AND T.I.P.

MR. MOULTON STATED THAT HE STILL FELT THAT WE NEED TO DETERMINE INGRESS AND EGRESS OFF NEW HOPE ROAD WHETHER IT IS SPECIFICALLY TO THIS PROJECT OR THE NEXT PROJECT, JUST SOME WHERE DOWN THE ROAD. THIS WOULD BE A SIGNIFICANT IMPROVEMENT IN THE TRAFFIC.

MR. MOULTON ALSO STATED HE DID NOT SEE HOW THIS BODY COULD REQUIRE SUMNER 2000 TO PUT A BRIDGE OVER TO NEW HOPE ROAD, WHEN THEY DO NOT OWN THAT PROPERTY LEADING OVER TO NEW HOPE ROAD.

CHAIRMAN HOLT STATED THAT SUMNER COUNTY DOES NEED THIS COMMERCIAL DEVELOPMENT AND WE NEED THE SALES TAX REVENUE.

MOTION TO SUSPEND THE RULES TO ALLOW MORE PUBLIC COMMENTS BY MR. FENNELL, SECONDED BY MR. DOWNS. MOTION PASSED UNANIMOUSLY.

MR. JERRY STONE, COUNTY COMMISSIONER, CAME FORWARD TO ADDRESS THIS BODY AGAIN. MR. STONE STATED THAT THE PHASING OF THE BRIDGE WILL BE THE PROBLEM. ARE YOU GOING TO REQUIRE IT TO BE PHASED IN DURING THE COMMERCIAL DEVELOPMENT OR WAIT UNTIL THE RESIDENTIAL DEVELOPMENT?

MR. TRIPP STATED THAT THIS BODY WOULD NOT LOOK FAVORABLY IF THE NEXT DEVELOPMENT IN THIS AREA DID NOT HAVE ACCESS TO BOTH LONG HOLLOW PIKE AND NEW HOPE ROAD.

MATT BASTAIN STATED THAT GIVEN THE SUMNER 2000 LLC SAID THAT THEY WOULD GIVE AN EASEMENT FROM WARD LANE FROM ACROSS THE CENTER LINE OF THE CREEK, WE (BASTAINS) WOULD GRANT THE COUNTY A SIXTY (60) FOOT WIDE EASEMENT TO MARRY UP WITH THAT PROPERTY COMING OFF WARD LANE GOING INTO OUR PROPERTY 100 FEET AND GIVE THE COUNTY A FIFTEEN (15) YEAR EASEMENT ON IT. THIS IS AN OBVIOUS PLACE TO PUT THE BRIDGE. IF THIS EASEMENT IS NOT USED IN THE FIFTEEN (15) YEAR TIME FRAME, THEN THE GRANTED EASEMENT WOULD BE REVERTED BACK TO OUR FARM.

CHAIRMAN HOLT CLOSED THE PUBLIC HEARING.

MOTION FOR APPROVAL BY MR. BRATTON, SECONDED BY MR. THOMPSON. MOTION PASSED UNANIMOUSLY.

MR. HAYNES AMENDED THE ORIGINAL MOTION TO INCLUDE IN THE FIRST PHASE THE ROAD (1,800 FOOT) THAT IS GOING BACK TO THE BASTAIN PROPERTY, SECONDED BY MR. DOWNS.

AMENDMENT PASSED

10 AYES: HAYNES, DOWNS, BORDERS, TEMPLETON, FENNEL, HENDRICKS, BODY, THOMPSON, HONEYCUTT AND TRIPP

2 NAYS: WILLIAMS, AND BRATTON

LEA NOT PRESENT WHEN VOTE TAKEN

MOTION FOR AMENDMENT BY MR. BRATTON THAT WE (THE COUNTY) ACCEPT THE DEDICATION OF THE PROPERTY FOR THE PUBLIC RIGHT-OF-WAY OVER THE CREEK, SECONDED BY MR. THOMPSON. MOTION NOT VOTED ON, IT WAS RESTATED

MR. HAYNES WANTED MS. DENNEN TO GIVE A RULING OVER MR. BRATTON'S AMENDMENT BEFORE QUESTION WAS CALLED.

MS. DENNEN STATED THAT IF DEDICATIONS ARE ACCEPTED NOW, THEN THEY ARE GOING TO COME OUT AND ASK THE COUNTY TO BUILD A BRIDGE ON COUNTY PROPERTY.

CHAIRMAN HOLT ASKED MS. DENNEN IF THE WORD "EASEMENT" WOULD BE ACCEPTABLE.

MS. DENNEN CONCURRED.

MOTION TO AMEND THE AMENDMENT BY MR. BRATTON THAT A SURVEY OF THE PROPERTY WITH THE PROPERTY EASEMENT LANGUAGE AND THE EASEMENT WILL BE ALL THE WAY TO NEW HOPE ROAD FROM SUBJECT PROPERTY, SECONDED BY MR. DOWNS. MOTION PASSED UNANIMOUSLY.

OTHER BUSINESS:

FYI: THIS WAS RON COOPER'S LAST MEETING, MR. MOULTON AS WELL AS OTHERS THANKED HIM FOR HIS GREAT JOB AND HE WILL BE MISSED. MR. COOPER RECEIVED A STANDING OVATION.

- MICHAEL L. BIRCH, SR.-FINAL PLAT- REPRESENTED BY CARROLL CARMAN. THEY ARE REQUESTING APPROVAL OF ONE LOT ON WOMACK ROAD. SUBJECT PROPERTY IS ON TAX MAP 61, PARCEL 17.08, IS ZONED AGRICULTURAL AND CONTAINS 2.50 ACRES. THIS IS A FLAG LOT.

MR. CARMAN CAME FORWARD TO REPRESENT THIS REQUEST.

MR. MOULTON EXPLAINED THAT THE PROPERTY IN QUESTION WAS SURVEYED OFF SEVERAL YEARS AGO. YOU CAN SEE IN THE ORIGINAL SURVEY THAT THERE WAS A FIFTY FOOT STRIP SURVEYED OUT TO WOMACK ROAD. THE OWNER IS HAVING SOME MEDICAL PROBLEMS AND NEEDS SOME INCOME, THEREFORE HE IS SUBDIVIDING PROPERTY, HE JUST GOT CAUGHT UP IN THIS FLAG LOT TIMING.

CHAIRMAN HOLT ASKED MS. DENNEN IF WE APPROVED THIS FLAG LOT WOULD THIS PUT US IN A SERIOUS POSITION.

MS. DENNEN RESPONDED TO CHAIRMAN HOLT BY SAYING THIS WOULD NOT PUT YOU IN A SERIOUS POSITION AS LONG AS THEY STARTED THIS PROCESS PRIOR TO THE NO FLAG LOTS RESOLUTION BEING PASSED.

MR. MOULTON STATED THAT THIS SUBDIVISION HAS BEEN STARTED FOR QUIET SOME TIME.

MR. FENNEL STATED FOR THE RECORD THAT HE HATES FLAG LOTS.

MR. DOWNS EXPRESSED REAL CONCERN THAT THIS FLAG LOT WAS NOT ADVERTISED. HE FELT THAT ALL THE ADJOINING PROPERTY OWNERS SHOULD BE NOTIFIED AS TO WHAT IS GOING ON AROUND THEM.

MR. CARMAN STATED THAT HE WAS AT LEAST FIVE (5) YEARS AGO TO SUBDIVIDE THIS PARTICULAR PIECE OF PROPERTY.

MOTION BY MR. HAYNES TO DEFER AND HAVE MR. CARMAN ADVERTISE THIS AND COME BACK BEFORE THIS BODY NEXT MONTH, SECONDED BY MR. FENNEL. MOTION FAILED.

6 AYES: HOLT, HAYNES, FENNEL, BOYD, BORDERS AND HENDRICKS

7 NAYS: BRATTON, TEMPLETON, WILLIAMS, THOMPSON, HONEYCUTT, DOWNS AND TRIPP

(LEA NOT VOTING-LEFT THE MEETING)

MR. MOULTON EXPLAINED TO THIS BODY THAT THIS LOT HAS BEEN IN THE WORKS FOR YEARS.

MOTION FOR APPROVAL BY MR. HENDRICKS, SECONDED BY MR. HAYNES. MOTION PASSED

7AYES: HENDRICKS, HAYNES, HONEYCUTT, BOYD, THOMPSON, BRATTON, & WILLIAMS,

4 NAYS: BORDERS, TEMPLETON, DOWNS AND TRIPP

1 ABSTENTION: FENNEL

MEETING ADJOURNED AT 7:30 P.M.

