

HARTSVILLE/TROUSDALE COUNTY PLANNING COMMISSION

John Kerr – Chair
David Nollner – Vice Chair
_____ – Sec

Heather Bay
Rhonda Keisling
Carol Pruitt

David Thomas
Mark Swaffer
Thomas Harper

NOVEMBER 14, 2022 | 7:00PM | TC COMMUNITY CENTER

AGENDA

CALL TO ORDER

ROLL CALL

APPROVAL OF MINUTES

Regular meeting October 11, 2022

APPROVAL/CHANGES TO THE AGENDA

PUBLIC HEARING

OLD BUSINESS

- Signage for Rezone and fees
- Subdivision language update Ordinance
- Land Use Definition Table for Hartsville and Trousdale County Zoning Regulations Ordinance

NEW BUSINESS

Rezoning

- Rezone by Tony Sullivan from A-1 to R-1 on 1295 Carey LN (Map 029 Parcel 12.00) of 4.5 acres to split off parent's house in the 6th Civil District
- Rezone by Opal Investments LLC from C-2/R-1 to C-2/R-3 of 2.843 acres on McMurry Blvd (Map 19 Parcel 16.18) to unify zoning and for development in the 7th Civil District

Sketch Plat

- Sketch Plat approval for Lewis Beasley on Hwy 141 N of 13.57 acres (Map 14 Parcel 2.00) for 11 lots in the 7th Civil District
- Sketch Plat Approval for Jackie and Betty Gross on Walnut Grove Rd of 27.0 acres (Map 17 Parcel 3.01) of 8 lots in the 6th Civil District

Final Plat

- Final Plat Approval for Lewis Beasley re-subdivided lot #46 Thoroughbred Estates (Map 19 Parcels 8.02 and 16.19) in the 7th Civil District.
- Revised Final Plat approval for Gary Swindell and Riggins Const (Zach Taylor) Subdivision of 8.74 acres on Templow Road (Map 16 Parcel 18.00) for 5 lots in the 5th Civil District.

Site Plans

- Revised Site Plan Approval Jesse Peters Front Street Townhomes on Front Street (Map 027B A Parcel 10.00) 0.54 acres in the 7th Civil District
- Revised Site Plan Approval Lee Cowan on Hwy 25 W (Map 29 Parcel 21.03) 10.15 acres in the 6th Civil District

Other

- Commercial Building Design Guidelines

REPORT FROM CHAIRMAN

REPORT FROM BUILDING INSPECTOR

	Residence	Res Fees Permit 	Accessory	Access	Commercial	Commercial Fees
Oct	No. of	Impact	Permits	Permit	Permits	Permit Impact
	Permits			Fees		
2021	7	\$6K / \$5K	7	\$2K	2	\$ 323
2022	9	\$8K / \$8K	4	\$2K	1	\$ 982
Sept 22	8	\$11K / \$11K	8	\$4K	1	\$ 468

CLOSING REMARKS FROM THE CHAIR AND COMMISSION

ADJOURN