

**REPORT OF MEETING  
McMINNVILLE PLANNING COMMISSION  
APRIL 14, 2014**

**MEMBERS PRESENT**

David Marttala, Chairman  
Anthony Pelham  
Jim Brock  
Jerry Williamson  
Jimmy Bonner  
Amie Hodges

**MEMBERS ABSENT**

Jimmy Haley

**STAFF PRESENT**

Josh Baker, Codes Official  
Rebecca Duncan, P&Z Assistant

**OTHERS PRESENT**

Lisa Hobbs, Southern Standard Reporter  
Brian Stiles  
Waymon Hale  
Todd Barker  
And others

The April 2014 meeting of the McMinnville Planning Commission was held at 12:00 p.m. on Monday, April 14, 2014 at the McMinnville City Hall. Upon establishing a quorum was present, Chairman David Marttala called the meeting to order.

**APPROVAL OF MARCH 10, 2014 PLANNING COMMISSION MEETING MINUTES**

A motion was made by Amie Hodges to dispense with reading and approve the minutes from the March 10, 2014 Planning Commission meeting. The motion was seconded by Jim Brock and approved unanimously.

**CONSIDERATION OF A REZONING REQUEST**

Jimmy and Todd Barker, 201 West Brook Lane, McMinnville, TN 37110, (931)808-7194 was in attendance to represent as owners of the property. The property is currently zoned I-2 Heavy Industrial District and C-2 General Commercial is the requested new zone. Codes Official Josh Baker stated that there is C-2 adjacent to this property and would not be considered spot zoning. Jim Brock made the motion to approve the rezoning request and was seconded by Amie Hodges. Before the members voted they requested that the Planning and Zoning staff inform the owners and adjacent property owners when this request will go to the Board of Mayor and Alderman. The rezoning request was approved unanimously.

**CONSIDERATION OF A FINAL PLAT**

Kirby Real Estate, 823 N. Chancery Street, McMinnville, TN 37110, (931) 473-3181 is the owners of the property located at 126 and 130 Martin Street. A final plat was prepared by Michael R. Moore 108 N. Hills Drive, McMinnville, TN 37110 and was presented to the Planning Commission for consideration. The purpose of the plat is to create a two lot subdivision at 126 and 130 Martin Street in the 1<sup>st</sup> Civil District (tax map 059N, group P, parcel 017.00). The property is currently zoned R-2, Medium Density Residential District. As the members discussed the plat, Codes Official Josh Baker stated that it met all the requirements for the city. Jerry Williamson made the motion to approve the plat and it was seconded by Jimmy Bonner. The plat was approved by a vote of five to one. Anthony Pelham abstained from voting.

**CONSIDERATION OF A SITE PLAN**

Donna Vaughn, 211 Disspayne Drive, Nashville, TN 37214, 615-0463-6310 is the owner of the property located on N. Chancery Street. A site utility plan was prepared by Kenny Sadler, 4866 Woodbury Highway, Manchester, TN 37355 and was presented to the planning commission for consideration. The purpose of this site plan is to discuss a multifamily complex for the property on N. Chancery. Mr. Kenny Sadler stated to the members that the McMinnville Board of Zoning appeals just approved a special exception for this property. Mr. Sadler also stated the site plan

shows 2.5 parking spaces per unit which meets codes and each unit will have their own water and sewer service. Josh Baker, Codes Official stated to the members it meets all requirements for the city. Amie Hodges made the motion to approve the site utility plan and it was seconded by Jimmy Bonner. The site utility plat was approved by a vote of five to one. Anthony Pelham abstained from voting.

**CONSIDERATION OF A FINAL PLAT**

Evelyn Casey, 104 Gribble Street, McMinnville, TN 37110 is the owner of the property. A final plat was prepared by Tom Thaxton, 439 Beckridge Road, McMinnville, TN 37110, and (931)473-1088. The purpose of the plat is to create a two lot subdivision on Gribble Street/Clark Blvd. In the 1<sup>st</sup> Civil District (tax map 059N, groupE, parcel 09.00). The property is currently zoned R-1 low density residential district. The members discussed the plat and Codes Official Josh Baker stated that the plat met all requirements for the city. Jim Brock made the motion to approve the plat and it was seconded by Jerry Williamson. The motion was approved unanimously.

**ADJOURNMENT**

With no other business the meeting was adjourned with a unanimous vote on a motion by Anthony Pelham, seconded by Jim Brock.

Chairperson Signature 

Secretary Signature \_\_\_\_\_

Date Approved: \_\_\_\_\_