

Rutherford County Regional Planning Commission

Agenda – March 28, 2016 – 9:00 AM - REVISED

Planning Department Mezzanine Meeting Room

- I. CALL TO ORDER**
- II. PRAYER/PLEDGE OF ALLEGIANCE**
- III. ROLL CALL/DETERMINATION OF QUORUM**
- IV. APPROVAL OF THE MINUTES**
- V. ITEMS WITHDRAWN/DEFERRED**
- VI. NEW BUSINESS**
 - A. WAIVER REQUESTS**
 - 1. Terry and Peggy Jones (16-4003) are requesting a waiver to the minimum lot size of 5 acres for lots on a private easement for property at 3680 Ruby Drive
 - 2. Carl (Rabbit) Victory (16-4004) is requesting a waiver to the 50-foot private easement size for property located along Almaville Road
 - B. SUBMITTED FOR PRELIMINARY PLAN APPROVAL**
 - 1. Harrison Glen, Section VI (16-1006) – 20 lots (19 buildable, 1 stormwater detention) on 24.41 acres, zoned RM, located along Matheus Drive, South of Crescent Lane, Harrison Glen, LLC applicant
 - 2. Clear Creek Subdivision (16-1007) – 140 lots (134 buildable) on 111.12 acres, zoned PUD, located along Almaville Road, Parks Development applicant
 - 3. Richmond's Retreat, Section III (16-1008) – 18 lots on 5.6 acres, zoned RM with a previously approved CUP for a PRD, located along Ralen Avenue (West of Shelbyville Pike), Steve Knox applicant
 - C. SUBMITTED FOR FINAL PLAT APPROVAL**
 - 1. J. Frank Grimes Minor Subdivision (16-2006) – 1 lot on 1.26 acres, zoned RM, located along Bradyville Pike, Rick Adams applicant. Includes a waiver to the fire hydrant requirements
 - 2. Larry Duncan and Bertha Duncan 2nd Minor Subdivision (16-2008) – 1 lot on 2.13 acres, zoned RM, located along Spantown Road, Larry and Bertha Duncan applicants. Includes a waiver to the fire hydrant requirements
 - 3. Britton One Lot Subdivision (16-2009) – 1 lot on 3.74 acres, zoned RM, located at the intersection of Sulphur Springs Road and Shacklett Road, Justin Britton applicant
 - 4. Taylor Property (16-2011) – 4 lots on 5.93 acres, zoned RM, located along Highway 99, Michael's Homes applicant
 - 5. Ridgeside, Section 3 (16-2012) – 36 lots on 18.46 acres, zoned RM, located along Round Rock Drive (West of Barfield Crescent Road), Jones Construction Company applicant

6. Foxfire Meadows, Section X and the Resubdivision of Lot 287 of Section IX (16-2013) – 49 lots (47 buildable, 2 common area) on 28.8 acres, zoned RM, located along Precept Drive (East of Baker Road), Jones Construction Company applicant
7. Dillard Subdivision (16-2014) – 1 lot on 2.5 acres, zoned RM, located along Stewart Creek Road, Cheryl Dillard applicant
8. Farmington, Section 5, Phase 2 (16-2015) – 12 lots on 7.07 acres, zoned RM, located along Grainfield Court (North of Lascassas Pike), Farmington Development, LLC applicant
9. Twin Oak Place (16-2017) – 3 tracts on 15.54 acres, zoned RM, located along Twin Oak Drive, Don Bruce applicant

D. SUBMITTED FOR SITE PLAN APPROVAL

1. Verizon Cellular Tower, Redfield Drive (16-3004) – New construction of a 165-foot communications tower (Including lightning rod) with accessory structures (Equipment Shelter) on 31.3 acres, zoned RM, located along Redfield Road, Baker Donelson on behalf of Verizon Wireless applicant
2. Franklin Road Baptist Church Bus Maintenance Shop (16-3006) – New construction of 6,000 square feet of accessory space on 25.11 acres, zoned RM, located at 3148 Franklin Road, Franklin Road Baptist Church applicant

VII. OLD BUSINESS

VIII. STAFF REPORTS/OTHER BUSINESS

- A. Reapproval of Hall Farm Subdivision (15-2002) – 7 lots on 12.77 acres, zoned RL, located along McKee Road, Lewis Perry applicant

IX. ADJOURNMENT

