

SPRING HILL
MUNICIPAL PLANNING COMMISSION
REGULAR MEETING
MONDAY, MAY 14, 2007
AGENDA
5:30 P.M

Call meeting to order.

Stipulation of members present.

Consider approval of the April 9, 2007 Planning Commission meeting minutes.

General Announcement – The procedural rules for public comment will be as follows: The items will be taken in the order of the agenda. Audience members wishing to speak must be recognized by the Chairman and will have five minutes to address the Planning Commission. No rebuttal remarks are permitted.

1. Consider Annexation of 3.12 acres located at 4213 Kedron Road. This property is found on Tax Map 50, Parcel 12.01 of Maury County.
2. Consider Annexation of 5.0 acres located at 2797 Buckner Lane. This property is found on Tax Map 166, Parcel 3.01 of Williamson County.
3. Consider Bellsouth (Site Plan). This proposal is for a 77.51 x 40.68 space for a transformer site located on Rice Road in the Royalton Woods Subdivision.
4. Consider King's Creek Phase Four (Final Plat). This is an 8 lot plat on a .93 acre tract located on Kedron Road.
5. Consider King's Creek Phase Five (Final Plat). This is a 25 lot plat on 5.87 acres located on Kedron Road.
6. Consider Peace Lutheran Church (Site Plan). This is a 6.36 acre tract located at 762 Beechcroft Road. The church is proposing to use two existing buildings with an addition for a temporary church site until a new building can be constructed.
7. Consider Belshire Village Phase Four, Fifth Third Bank (Final Plat). This is one lot located at the corner of Main Street and Belshire Way. This lot contains 1.116 acres.
8. Consider Cracker Barrel (Sketch Plat). This has an 11,531 square foot building located on outparcel H of The Crossings of Spring Hill. It is on a 2.0 acre tract.

9. Consider Chapman's Crossing Phase Three (Final Plat). This is a 4 lot plat that is located in the flood plain. The owner will write a letter of map revision and submit to FEMA before these lots can be built.
10. Consider Meadowbrook North Phase Two, Section 1 (Final Plat). This is a 25 lot development on 6.17 acres. The developer is asking to remove these lots from Phase Two of the development.
11. Consider Logan's Road House (site Plan). This is a 7,255 square foot building located on a 1.61 acre tract, outparcel E of The Crossings of Spring Hill.
12. Consider Spring Hill Group Housing Development (Sketch Plan). This is a 30 acre tract located on the Fitt's property on Main Street. The developer is proposing 130 condos and 83 town homes for this site. The property is zoned R-4 (Residential High Density).
13. Consider Brixworth Phase One – Section Two (Final Plat). This is a 13.055 acre tract with 35 lots located on Buckner Road. The property is zoned R-2 (Residential Medium Density).
14. Consider Campbell Station Annex (Sketch Plan). This is a 50.00 acre tract with 21 parcels located on Main Street. The property is zoned B-4 (Central Business District).
15. Consider Hampton Springs Town Homes, Phase One (Final Plat). This is a 7 unit building located in the Hampton Springs Town Home Development located on Kedron Road.
16. Consider Wade's Grove, Section Four (Final Plat). This is a 30.32 acre tract with 82 lots located on Buckner Lane.
17. Consider Haverling Springs, Phase One (Preliminary Plat). This phase contains 36 single family homes and 61 units of town homes. This property is located on Duplex Road.
18. Consider Starbuck's Coffee House (Site Plan). This is a 1,850 square foot building located on a .98 acre tract of the Tanyard Springs Commercial Development. The property is zoned B-4 (Central Business District).
19. Consider revisions to the Traditional Neighborhood Development Ordinance. (TND)
20. Concerned citizens
21. Adjourn