

CITY OF SPRING HILL
REGIONAL PLANNING COMMISSION
REGULAR MEETING
MONDAY, OCTOBER 8, 2001
5:30 P.M.

MINUTES

Chairman Spedale called the meeting to order. Present were Mayor Williams, L.T. Anderson, Tommy Dudley. Also present were Andy Hoover, City Attorney; Mike Woods, State Planner; Charles Brown, Building Official and Cheryl Lewis-Bonner. Absent was Vice-Mayor Gywnne Evans.

Chairman Spedale opened the floor for approval of the September 10, 2001 minutes for both the Regional Planning Commission and the Board of Zoning Appeals. Mayor Williams moved to approve the minutes. Motion seconded by Mr. Anderson. Motion carried. 1 Abstention.

Item # 1

Recommend to the Board of Mayor and Aldermen to Rezone Boyce and Cheryl Magli's property from R-2 (Residential) to B-4 (Commercial). Located on Highway 31 North, Williamson Co. Tax map 153, part of Parcel 10, containing approximately 6.26 acres. Mayor Williams moved to approve item # 1. Motion seconded by Mr. Dudley. Motion carried.

Item # 2

Robert Stringfellow and Richard Burt request Final Approval for a 2-lot Minor Subdivision plat for Phase 3 of Fairway Estates. Located on Kedron Road, Maury Co. Tax map 43, part of Parcels 21.01 and 21.02. Mayor Williams moved to approve item # 2. Motion seconded by Mr. Dudley. Motion carried.

Item # 3

Pratt Builders, Inc request final Approval on Section 2 of Loopers Landing Subdivision. Located on Buckner Road, Williamson Co. Tax map 153, part of Parcels 29.02 and 29.06, containing 38 lots on 12.98 acres. Mr. Anderson moved to approve item # 3. Motion seconded by Mayor Williams. Mr. Woods and Mr. Brown agreed that everything was in order. Motion carried.

Item # 4

John Cochran and Landmark Realty Services are requesting to be allowed to submit a Subdivision Plat as an R-2 P.U.D.. The property is currently zoned R-2 (Residential). If allowed, the request would be for Preliminary Approval for Mossy Spring Subdivision. Located on Duplex Road, Williamson Co. Tax map 166, Parcel 9, containing 124 Dwelling Units on 39.19 acres.

Mr. Dudley moved to approve item # 4 based on escrow for sidewalks, etc.. Motion seconded by Mr. Anderson. Mr. Brown informed the Commission of name change to Baker Springs. Motion carried.

The record shows that Mr. Evans arrived for the meeting at 5:45 p.m..

Item # 5

James Usher requests Site Plan Approval for an Auto Paint and Body Shop. Located on Beechcroft Road, and will have a 5,000 Square foot building and a storage lot.

Mr. Anderson moved to approve item # 5. Motion seconded by Mr. Dudley. The motion was amended that trees will be extended along the west buffer property line. Mr. Dudley made a request to close the gap between the body shop and the storage facility. Motion carried.

Item # 6

General Homes request Final Approval for a Revised Subdivision Plat for Lakeview Estates Section 3. Located in the Urban Growth Boundary, just west of Dr. Robertson Road. Mayor Williams moved to approve item # 6. Motion seconded by Mr. Anderson. Mr. Brown and Mr. Woods agreed that every thing is in order. Motion carried.

Item # 7

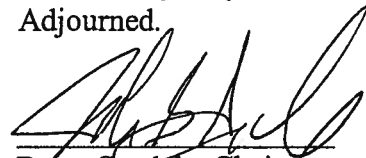
Spring Hill Land Partners, LP request Final Approval for Spring Hill Place Subdivision Section 1. Located on Buckner Lane, Williamson Co. Tax map 166, part of Parcel 4.01, containing 25 lots on 12.92 acres. Mayor Williams moved to approve item # 7. Motion seconded by Mr. Anderson. Mr. Brown and Mr. Woods agreed that all is in order at this time. Motion carried.

Item # 8


Scott Stewart jr. is requesting to submit a Subdivision Plat as an R-2 P.U.D.. The property is currently zoned R-2 (Residential). If allowed the request would be for Preliminary Approval for Kedron Glen a P.U.D. Subdivision. Located on Kedron and Port Royal Roads, Maury Co. Tax map 50, Parcel 10, containing 160 Dwelling Units on 58.68 acres. Mr. Brown informed the Commission of a memo requesting to defer this item. Mr. Evans moved to defer item # 8. Motion seconded by Mayor Williams. Motion carried.

Chairman Spedale opened the floor to concerned citizens. There were none present. Mr. Dudley asked about a motion regarding sidewalks. The Commission unanimously agreed to discuss this issue during work session. Mr. Evans moved to adjourn. Motion seconded by Mayor Williams. Motion carried.

Adjourned.



Barry Spedale, Chairman



Ray Williams, Secretary