



Eddie Pierce
Mayor

MUNICIPAL PLANNING COMMISSION

Tim Thornbury
City Manager

MINUTES
April 18th, 2019
6:00 p.m.
Red Bank City Hall

I. CALL TO ORDER

Commissioner Browder called the meeting to order at 6:02 pm.

II. ROLL CALL

Commissioner Cannon called the roll. Commissioners Hafley, Smith and Browder were in attendance. The Commission's planning advisor from the Southeast Tennessee Development District was also present. Additional attendees are included on the sign-in sheet and in the minutes.

III. INVOCATION

Commissioner Smith gave the invocation.

IV. PLEDGE OF ALLEGIANCE

Commissioner Hafley led the pledge of allegiance.

V. CONSIDERATION OF THE MINUTES

A. March 21st, 2019 Meeting Minutes

Commissioner Hafley

Commissioner Browder

Motion by Commissioner Browder to approve the March minutes as revised. Second by Commissioner Smith. The motion passed unanimously.

VI. NEW BUSINESS

A. Midvale Highlands Lot 68 Revised Plat, 1807 Seven Pines Ln, Greentech

Staff notified the Planning Commission that the Midvale Highlands Lot 68 Revised Plat had been withdrawn by the applicant.

B. Zoning Map Amendment, R-1 Residential to C-2 Central Business District, 491 Ashland Terrace, Walter & Vanessa Amador

Staff gave a summary of the proposed C-2 rezoning at 491 Ashland Terrace. Staff noted that C-2 would not be appropriate at this location given the permitted dimensions and uses. Staff suggested that a C-3 rezoning with certain conditions would be more appropriate at this location and added that more information was needed on the proposed use and building form.

The applicants, Walter and Vanessa Amador, came forward and explained that the C-3 zoning district was probably more appropriate for the use they had in mind. Mr. Amador said that they were looking to place a small building with retail / office space on the first floor and apartments on the second floor. A live-work space was proposed as one option by the applicant.

Commissioner Hafley suggested that the applicant withdraw the application for the C-2 rezoning, reapply for the C-3 rezoning, and come back with a more specific development plan for the property. Commissioner Browder agreed with the Commissioner Hafley.

The applicants agreed to withdraw the C-2 rezoning application and reapply for a C-3 rezoning next month.

Joe Mitchell 3705 Knollwood Drive came forward and expressed concern about traffic safety issues that may be exacerbated by the development.

Stephanie Bolton at 4200 Crestview Drive noted that she felt that a commercial use would not be compatible at this location and would sit too close to the existing residential properties.

VII. UNFINISHED BUSINESS

IX. ADJOURNMENT

Commissioner Browder moved to adjourn; second by Commissioner Smith. Adjourned at 6:30 PM.

Chairman