

CHEATHAM COUNTY PLANNING & ZONING
MINUTES- SEPT. 04, 2008

CALL TO ORDER --CHAIRMAN CAMPBELL AT 06:03P.

MEMBERS PRESENT--CAMPBELL, CULLEN, JOYNER, MONTGOMERY, SCHIPPERS, WERNE, WRIGHT.

MEMBERS ABSENT -- NASH.

APPROVAL OF MINUTES-AUG. 7, 2008 --MOTION TO APPROVE BY SCHIPPERS, 2ND--JOYNER. MOTION APPROVED BY VOICE VOTE.

APPROVAL OF AGENDA -SEPT. 04, 2008 -- MRS. CATON REQUEST TO ADD DISCUSSION ONLY, FOR PLAT PROBLEM INVOLVING CHEATHAM COUNTY SIGNATURE REQUIREMENT AS IT RELATES TO HARPETH VALLEY WATER DISTRICT, IN DAVIDSON COUNTY.

MOTION TO APPROVE AGENDA, WITH ADDITION, BY MONTGOMERY, 2ND BY SCHIPPERS. MOTION CARRIED BY VOICE VOTE.

PUBLIC FORUM -- MR. MIKE ARMSTRONG SPOKE, THANKING THE BOARD FOR THEIR SUPPORT OF HIS DEPT. & POSITION. HE THANKED THE BOARD FOR THE MANY POSITIVE COMMENTS, DURING THE AUG. 18, 2008, COUNTY COMMISSION MEETING.

CHAIRMAN CAMPBELL SPOKE REGARDING HIS APPRECIATION TO MR. ARMSTRONG FOR HIS HARD WORK, DEDICATION TO THE DEPT., & TO THE PLANNING COMMISSION.

MRS. MONTGOMERY THANKED MR. ARMSTRONG FOR HIS SERVICE TO THE COUNTY & TO THE PLANNING COMMISSION.

AGENDA ITEMS.

1. MR. TONY AULIDGE, REQUEST SITE PLAN REVIEW, FOR OPERATION OF SAWMILL ON PRIMM RD, ASHLAND CITY TN., BETHANY HILLS SUBDIVISION, MAP 59, PARCEL 8.00. PROPERTY IN 5TH VOTING DISTRICT ZONED AG. & TOUCHES FLOOD ZONE.

MOTION BY WRIGHT 2ND BY JOYNER TO APPROVE. ROLL CALL VOTE. CAMPBELL, CULLEN, JOYNER, MONTGOMERY, SCHIPPERS, WERNE, WRIGHT. ALL YES TO APPROVE. ABSENT- NASH.

2, M/M STEVE HUTCHISON, REQUEST SITE PLAN REVIEW FOR ADDITION OF NEW STRUCTURE, LOCATED 1611 HWY. 70, PEGRAM TN., MAP 91, AND PARCEL 67.06. 6TH VOTING DISTRICT, ZONED I-2, & TOUCHES THE FLOODWAY.

MOTION TO APPROVE --BY WRIGHT, 2ND BY SCHIPPERS, CONTINGENT UPON DICKSON ELECTRIC REMOVING OVERHEAD LINES. ROLL CALL VOTE. CAMPBELL, CULLEN, JOYNER, MONTGOMERY, SCHIPPERS, WERNE, WRIGHT. ALL YES TO APPROVE. ABSENT- NASH.

DISCUSSION.

MRS. CATON DISCUSSED APPLICANT NEEDING TO SUBDIVIDE TWO LOTS.

CHEATHAM COUNTY SIGNATURE REQUIREMENT DIFFERS FROM METRO-DAVIDSON COUNTY. PROPERTY IS SERVED BY HARPETH VALLEY WATER DISTRICT IN DAVIDSON COUNTY.

MOTION-CAMPBELL, 2ND BY SCHIPPERS TO REQUIRE "WATER- PROVISION STATEMENT" BE PLACED ON PLAT BEFORE PRESENTED TO THE CHEATHAM COUNTY PLANNING & ZONING BOARD.

CAMPBELL, CULLEN, JOYNER, MONTGOMERY, SCHIPPERS, WERNE, WRIGHT. ALL YES TO APPROVE. ABSENT- NASH.

LAND-USE PLAN- MRS. CATON STATED ALL CITIES HAD ADOPTED, PLUS CHEATHAM COUNTY.

THE CHEATHAM COUNTY P/Z COMMISSION ADOPTED THE "UPDATED" LAND-USE & TRANSPORTATION PLAN. THE PLANNING & ZONING COMMISSION WILL BEGIN THE AMENDMENTS TO THE LAND-USE PLAN AT NEXT P/Z MTG. IN OCT. 2008. MR. TOM CULLEN WAS APPOINTED TO WORK DIRECTLY WITH THE PLANNER ON THE PROPOSED AMENDMENTS TO THE NEWLY ADOPTED PLAN.

MOTION- MONTGOMERY, 2ND SCHIPPERS TO ADOPT "AMENDED" LAND-USE PLAN.

CAMPBELL, CULLEN, JOYNER, MONTGOMERY, SCHIPPERS, WERNE, WRIGHT. ALL YES TO APPROVE. ABSENT- NASH.

OLD BUSINESS-FROM AUG. 2008 MTG...

#1. NEEDED CLARIFICATION ON FIRE HYDRANT & SPRINKLER ORDINANCE. MRS. CATON STATED THE NEED FOR A RE-DRAFT OF THE FIRE HYDRANT / SPRINKLER ORDINANCE. THIS SHOULD BE A STAND ALONE ORDINANCE.

*2. LETTER TO BOZA REGARDING VARIANCES.

ATTY. BEN PERRY IS WKG. ON THE DRAFT PER MRS. CATON.

*3. OTHER USES IN THE AG. ZONE. MRS. CATON STATED THIS IS BEING WORKED ON.

* OTHER BUSINESS.

JOHN WERNE ASKED IF THE BOARD WOULD LIKE A RESOLUTION TO THE COUNTY COMMISSION REQUESTING THAT FUNDING BE RESTORED TO THE BLDG.DIRECTOR/ FLOODPLAIN ADMINISTRATOR & GIS TECH. -PLANNING DEPT. LINE ITEMS.

MUCH DISCUSSION BETWEEN CHAIRMAN CAMPBELL & TOM CULLEN WITH JIM SCHIPPERS.

MOTION TO DRAFT LETTER TO CO. COMMISSION ASKING THESE TWO LINES ITEMS BE RESTORED BY WERNE, 2ND BY MONTGOMERY. 6 YES 1 NO 1 ABSENT.

CAMPBELL, CULLEN, JOYNER, MONTGOMERY, WERNE, WRIGHT. ALL YES TO APPROVE. SCHIPPERS- NO. ABSENT- NASH. MOTION CARRIED.

MOTION TO ADJOURN- JOYNER, 2ND- WERNE. (VOICE VOTE AYES MOTION CARRIED.)

SECRETARY- BRENDA MONTGOMERY