



**CHEATHAM COUNTY PLANNING COMMISSION
MINUTES FOR OCTOBER 2, 2014**

Meeting was called to order at 6:00 p.m. by Chairman Pro-Tem John Werne
Building Department Director Chris Atkins read the roll of members
Members Present: Chester Hannah, John F. Werne III, James Atkins, Roger Hamiter, Mark Jarrell (Arrived Late), Tom Cullen, Tonnie Trotter, Jordan Tupper
Members Absent: David Bibee
Chairman Pro-Tem Werne declared a quorum present
Others Present: Jeff Chandler, Donald Potts, Mr. Stephen Stiles, Mrs. Stiles, Ted Stevenson, Cheatham County Attorney Michael Bligh, and Building Director Chris Atkins

Approval of Minutes and Agenda:

Chairman Pro-Tem Werne stated that everyone should have a copy of the minutes circulated for the July 3, 2014 Planning Commission meeting. He asked if there were any proposed corrections. Hearing no changes proposed, Werne asked if there was a motion to approve the minutes. ****Motion**** made by Ms. Trotter to approve the minutes for the July 3, 2014 Planning Commission meeting as presented and circulated; second by Mr. Cullen; Voice Vote Taken; Motion carried unanimously by all members present; Motion Passed; Minutes for the July 3, 2014 Planning Commission meeting approved as presented and circulated.

Chairman Pro-Tem Werne stated that everyone should have a copy of the circulated agenda for this meeting. He asked if there were any corrections to the agenda for this meeting. Hearing none, he asked if there was a motion to approve the agenda for this meeting as presented and circulated. ****Motion**** made by Mr. Cullen to approve the agenda for this meeting as presented and circulated; second by Mr. Tupper; Voice Vote Taken; Motion carried unanimously by all members present; Motion Passed; Agenda for this meeting approved as presented and circulated.

PUBLIC FORUM: Chairman Pro-Tem Werne opened the floor for Public Forum at 6:04 p.m.. There being no one to speak, Werne closed Public Forum at 6:05 p.m.

Agenda Item To Be Heard:

1. Mr. Donald Potts and Mr. Stephen Stiles requesting to Vacate a portion of a Recorded Final Subdivision Plat. The applicants are also requesting a Waiver to the 4 (width) to 1 (depth) ratio for a proposed 4.13 acre lot. This is in reference to the Cheatham County Subdivision Regulations Sections 1.110.1, 4.110.6 and 1-111. The existing final plat being affected is titled "Potts Subdivision" and located in Plat book 13, page 421 in the Registers office of Cheatham County, TN. Property is located at 2356 Bearwallow Rd, Ashland City, TN., map 41 parcel 87 and consisting of 30.65 Acres. Property is zoned Agriculture in the 2nd voting district and is not in a flood area.

ITEM #1: Building Director Chris Atkins read the item into record as advertised. Director Atkins and Planning Representative Ted Stevenson presented the case for the item. Discussion was had concerning the applicability of the 4:1 ratio rule to this item. Discussion was had concerning the process for final approval of this item. 1st ****Motion**** was made by Mr. Cullen to determine that the 4:1 ratio requirement does not apply to this irregularly-shaped proposed parcel; second by Mr. Jarrell; Roll Call Vote Taken; Voting Yes- Chester Hannah, John F. Werne III, James Atkins, Roger Hamiter, Mark Jarrell, Tom Cullen, Tonnie Trotter, and Jordan Tupper; Voting No- None; Absent- David Bibee; Yes – 8, No – 0, Absent – 1; Motion Passed; 4:1 ratio requirement does not apply to this irregularly –shaped parcel

2nd ****Motion**** was made by Mr. Atkins To Approve the vacation of the existing plat as presented; second by Mr. Werne; Roll Call Vote Taken; Voting Yes- Chester Hannah, John F. Werne III, James Atkins, Roger Hamiter, Mark Jarrell, Tom Cullen, Tonnie Trotter, and Jordan Tupper; Voting No- None; Absent- David Bibee; Yes – 8, No – 0, Absent – 1; Motion Passed; Vacate existing plat as presented Approved

OTHER BUSINESS: Discussion was had concerning the corrections being made to the Cheatham County Zoning Resolution. Director Chris Atkins explained that those corrections are being worked on and as they become complete they will be brought before the Planning Commission Members for approval.

Having no further business, Chairman Pro-Tem Werne asked if there was a motion to adjourn the meeting. ****Motion**** was made to adjourn this meeting by Ms. Trotter; second by Mr. Cullen; Voice vote carried unanimously by all members present; Meeting was adjourned.

JAMES ATKINS-SECRETARY
CHEATHAM COUNTY PLANNING COMMISSION