



**PLANNING COMMISSION  
MINUTES  
Monday, November 10, 2008**

Monthly Pegram Planning Commission Meetings: Second Monday, 7:PM, Town Hall  
Agenda item requests accepted through Town Hall until 10 (ten) business days prior to scheduled meeting  
Back-up data available by request at Town Hall 1 (one) week prior to scheduled meeting

**ORDER OF BUSINESS**

- 1) **Called to Order** by Chairman Bill Herbert at 7:PM.
- 2) **Roll Call** – Present were Bill Herbert, Leigh Ann Richards, Melissa McWright, Gene Hannah, Bill Gaskill, and Rick Roark. Gilbert Hughes was absent. Also present was Town Recorder Judy Phillips. Sharon Caton, Planner was absent.
- 3) **Minutes of the Previous Meeting Approval and/or Correction:** Planning Meeting, October 13, 2008. - Gene Hannah moved to approve and waive the reading of the October 13, 2008 minutes; seconded by Leigh Ann Richards. Discussion: As recommended by the Town Attorney, Chairman Herbert asked that the Pegram Planning Commission establish a "sign-in sheet" for private citizens and people that didn't have an official association with the commission (i.e. commission members, Town Recorder, Planner, etc) to sign in indicating their attendance. The sign in sheet would be attached to the minutes for the record. **Vote:** All favored, motion carried.
- 4) **Announcements from the Planning Commission Chairman:**
  - 4.1 Chairman Herbert announced that Mayor Ray said Gilbert Hughes submitted his resignation by email. She indicated that he's taken a new job. Since that time, Mayor Ray said that he's trying to work out something out with his job to still participate as a member of the commission. Chairman Herbert stated counting Mr. Hughes we have a full commission count.
- 5) **Reports from other Planning Commission members and/or other Town Officers:**
  - 5.1 Mayor Ray announced there will be a planning meeting tomorrow at Town Hall at 6:PM regarding the recycling center being located at the city dump.
  - 5.2 Leigh Ann Richards stated County Planner Sharon Caton had major surgery October 31<sup>st</sup>.
- 6) **Hearing of person(s) having business with the Commission:** No one in attendance.
- 7) **NEW BUSINESS**
  - 6.1 There was none.

8) OLD BUSINESS

8.1 **Ordinance 2008-60: An Ordinance of the Town of Pegram, Tennessee Amending Title 13 of the Pegram Municipal Code.** – Chairman Herbert explained that this ordinance had been changed as, but not exactly as suggested by the Commission. He explained the Commission had question regarding the word “likely” being used in Section 13-102(a),(b), and (c). Chairman Herbert had talked with the Town Attorney and she said that by leaving the word “likely” in the section as written leaves room for judgment or opinion of the Health Officer or Enforcer; otherwise, it has to be an absolute. Gene Hannah moved to accept the corrections suggested by Chairman Herbert with the exception of 13-203.2, removing the word “morals” from that section; seconded by Rick Roark. **Vote:** All favored, motion carried.

8.2 **Attorney Smith memo dated 06/06/08** - Chairman Herbert presented to two options to the Commission that could assist in resolving the issue in the C-1 Commercial District, regarding previous discussion in the zoning ordinance being written in the negative with respect to that district uses. Chairman Herbert stated Option-1 opens the door for someone not on the “Uses Permitted” to come before the Planning Commission and Council. Option-2 does the same but seems a little more detailed and confusing. After reviewing and discussion, Leigh Ann Richards moved to use Option-1 according to the recommendation of the Town Attorney and forward on for first reading by the Town Council; seconded by Bill Gaskill. **Vote:** All favored, motion carried.

Chairman Herbert requested Judy Phillips to forward both Ordinance 2008-60 and the Ordinance to be drafted by the Town Attorney covering Option-1 in the above to be forwarded on to Council to be considered for first reading this month in their packets.

Chairman Herbert also concluded that since there was nothing coming before the Commission the month of December there would be no meeting next month unless something urgent comes up.

9) **Adjournment** – Leigh Ann Richards moved to adjourn; seconded by Gene Hannah.  
**Adjourned at 8:05 PM.**



Bill Herbert, III, PPC Chairman



Judy Thurmond-Phillips, Town Recorder

01/12/09

Date Approved

ORIGINAL