

CHEROKEE COUNTY MUNICIPAL PLANNING COMMISSION

WORK SESSION MINUTES



November 21, 2016

6:30 p.m. | Business Center

Chairman Bob Whitaker called the meeting to order at 6:30 p.m. Those present were Members Jerald Hill, Richard Weatherby, Tom Ware, Scott Barnes, Ken Smith, Bill Dewrell, Rick Whiteside, Thais Escondo, Community Development Agency Director, Jeff Watkins, Zoning Administrator Vicki Taylor Lee, and Planner Michael Chapman.

- 1. Case #16-12-040 Southern Farms Development Company, LLC (BOC Dist. 2)**
Applicant is requesting to rezone 23.7 acres at Sugar Pike Road and Batesville Road from R-80 for a single-family residential development. Ms. Taylor Lee introduced the case and gave the staff reports. Mr. Chapman gave the Community Agenda Report. There was general discussion and comments.
- 2. Case #16-12-041 Tony Perry for Rezone Properties (BOC Dist. 3)**
Applicant seeks to rezone 20.44 acres at Sixes Road and Bells Ferry Road from PUD to TND with modifications. Ms. Lee introduced the case and gave the staff reports and comments. Mr. Chapman provided the Community Agenda Report. There was general discussion and comments. Staff was asked to provide the TND calculations to the Planning Commission members.
- 3. Case #16-12-042 277 TCL Properties, LLC (BOC Dist. 2)**
Applicant is requesting to rezone 3.5 acres at 277 Tom Charles Lane from R-80 to R-30 for four (4) single family residential homes. Ms. Lee introduced the case and gave the staff reports and comments. Mr. Chapman provided the Community Agenda Report. There was general discussion and comments.
- 4. Case #16-12-043 Joanna Jackson and Teresa Finnegan (BOC Dist. 2)**
Applicant is requesting to rezone 5.65 acres at 2797 Univeter Road from R-80 to R-40 for three (3) single-family residential uses. Ms. Lee introduced the case and gave the staff reports and comments. Mr. Chapman provided the Community Agenda Report. There was general discussion and comments.
- 5. Case #16-12-044 Michael Mann (BOC Dist. 2)**
Applicant is requesting to rezone 1.65 acres at 4243 North Arnold Mill Road from R-40 to R-30 to allow two (2) residential homes. Ms. Lee introduced the case and gave the staff reports and comments. Mr. Chapman provided the Community Agenda Report. There was general discussion and comments.
- 6. Case #16-12-045 Georgia-Tennessee Development Partners, LLC (BOC Dist. 1)**
Applicant seeks to rezone 87.946 acres located on the northwest side of East Cherokee Drive from AG to R-15 for 149 single-family residential dwellings

providing 44 acres in permanent green space and a density of 1.6942 dwelling units per acre. Applicant seeks to rezone 14.573 acres located on the southeast side of East Cherokee Drive from AG to RA for 60 single-family (age restricted) quads with a density of 4.1 units per acre. Ms. Lee introduced the case and gave the staff reports and comments. Mr. Chapman provided the Community Agenda Report. There was general discussion and comments.

7. Case #16-12-046 Church of God Prophecy (BOC Dist. 1)

Applicant is requesting to rezone 1.0 +/- acres at 127 Dry Pond Lane from R-80 to AG to combine property with adjacent AG property. Ms. Lee introduced the case and gave the staff reports and comments. Mr. Chapman provided the Community Agenda Report. There was general discussion and comments.

8. Adjourn

There being no further business, Chairman Whitaker adjourned the Work Session at ? pm.