

AGENDA

THE CITY OF LEBANON REGIONAL PLANNING COMMISSION WILL HAVE A REGULAR MEETING ON TUESDAY, FEBRUARY 26, 2019 AT 5:00 PM IN THE TOWN HALL MEETING ROOM AT 200 NORTH CASTLE HEIGHTS AVENUE

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

CHAIRMAN'S COMMENTS

CHANGES TO THE AGENDA

APPROVAL OF MINUTES

Special Called January 15, 2019 Planning Commission Meeting

Regular Called January 22, 2019 Planning Commission Meeting

OLD BUSINESS

1. Request by Jack Bell for preliminary plat approval for Stratford Station, a 221-lot subdivision on about 49.79 acres at 2135 Lebanon Road (Tax Map 57 Parcel 27) zoned CN in Ward 6
2. Request by Amer Jawad for site plan of approval for Improving Storage Building, a non-residential development of about 1,200 sq. ft. at 731 North Cumberland Street (Tax Map 58M Group G Parcel 18) zoned CG in Ward 2

NEW BUSINESS

1. Request by Stream's Edge Properties LLC for final plat approval for Dayton Freight Terminal, a 3-lot subdivision on about 36.92 acres at 1191 South Hartmann Drive (Tax Map 81 Parcel 111.01) zoned CG & IP in Ward 3
2. Request by DR Horton Inc for final plat approval for Villages of Hunters Point Phase 3A & 3B, a 131-lot subdivision on about 100.46 acres at 1501 Hunters Point Pike (Tax Map 58 Parcel 68) zoned RS6 in Ward 1
3. Request by BSTP Midwest LLC for final plat approval for Bluestone Lots 1 & 2, a 2-lot subdivision on about 40.30 acres at 14905, 14975, and unaddressed Central Pike (Tax Map 101 Parcels 33.01, 33.03 & 35.14) zoned IP & CG in Ward 4
4. Request by Thorntons Inc for site plan approval for Thorntons, a non-residential development of about 5,500 sq. ft. at 14905 Central Pike (Tax Map 101 Parcel 35.14) zoned CG in Ward 4
5. Request by Young's Rental LLC for site plan approval for Young Shop Addition, a non-residential development of about 25,000 sq. ft. on about 4.90 acres at 2541 West Old Murfreesboro Road (Tax Map 92 Parcel 11) zoned IP in Ward 3

6. Request by Mighty Automotive for site plan approval for Mighty Automotive, a non-residential development of about 15,625 sq. ft. on about 14.05 acres at an unaddressed property on South Hartmann Drive (Tax Map 81 Parcel 86.04) zoned CG in Ward 3
7. Request by Lebanon Associates LLC for site plan approval of Comfort Inn & Suites South Eastgate Court, a non-residential development on about 1.30 acres at an unaddressed property on South Eastgate Court (Tax Map 79 Parcel 69) zoned IP in Ward 4
8. Request by Mid-South Companies for site plan approval of MRC Lebanon – 109 Apartments, a development of 290 units on about 77.92 acres at 6715 Lebanon Road (Tax Map 55 Parcel 28) zoned CN in Ward 6
9. Request by Kevin Woods & Comstar for site plan approval for Proposed Training Tower, a non-residential development on about 3.48 acres at 8351 Eastgate Boulevard (Tax Map 78 Parcel 25.06) zoned IP in Ward 4
10. Request by UpTown Tennessee Realtors for rezoning approval of about 1.02 acres at 113 & 118 South Greenwood Street (Tax Map 68E Group L Parcel 1 & Tax Map 68F Group E Parcel 14) from RD9 with a Historic Preservation District Overlay to OP with a Historic Preservation District Overlay in Ward 3
11. Request by Tom McCormick for a Future Land Use Plan amendment on about 5.42 acres at an unaddressed property on Carver Lane (Tax Map 57 Parcel 65) from MDR to HDR in Ward 5
12. Request by Tom McCormick for rezoning approval of about 5.42 acres at an unaddressed property on Carver Lane (Tax Map 57 Parcel 65) from RS20 to RM6 in Ward 5
13. Request by Staff for a Zoning Code amendment to Title 14 Chapter 12. Administration and Enforcement Section 14.1205 Building Permits and Certificates of Occupancy Subsection B. Site Plan Required for Building Permits, 3. All Other Buildings, Structures, and Activities to replace in whole k. with k. Landscape Plan, to add s. Circulation Plan, to add t. Building Plan, and to add u. Lighting Plan.
14. Request by Staff for a Zoning Code amendment to Title 14 Chapter 6. Commercial District Regulations Section 14.602 Purposes of Commercial Districts Subsection G. Special Regulation for OP- Office Professional, 5. Landscaping and screenings to amend landscaping requirements in the OP zoning district
15. Request by Staff for a Zoning Code amendment to Title 14 Chapter 6. Commercial District Regulations Section 14.602 Purposes of Commercial District Subsection G. Special Regulation for OP- Office Professional, 9. Building Design to amend building plan requirements in the OP zoning district
16. Request by Camille Burdine for a Zoning Code Amendment to Title 14, Chapter 9 to add Section 14.905 Hotel and Motel Standards Overlay District in order to add certain minimum standards for the development of hotel and motels surrounding interchanges

COMMISSIONER COMMENTS

PLANNING DIRECTOR COMMENTS

ADJOURN