

**CITY OF
GOODLETTSVILLE, TENNESSEE
PLANNING COMMISSION MEETING**

Monday, November 7, 2016 5:00 PM

**Call to Order
Approval of Agenda
Approval of October 3, 2016 Meeting Minutes**

- Item#1** **Wade Circle Office Retail Center/ Klober Engineering Services:**
Requests site plan approval for a 5,000 square feet commercial
building at 620 Wade Circle. Property is zoned CSL, Commercial
Services Limited. Property is referenced as Davidson County Tax
Map/Parcel 02610000700 and contains 0.64 acres. Property Owners:
Horace and Betty Henley. (9.1- 14-16)
- Item#2** **Best Western Plus / J&S Construction and Thomsen Engineering:**
Request site plan approval for a 57,549 square feet/ eighty-eight (88)
unit hotel project on Conference Drive adjacent to the Lennox Place
Apartments. The request requires a variance for a plan unit
development project regarding the minimum number of hotel rooms.
Property is zoned GOPUD, General Office Planned Unit
Development. Property is referenced as Davidson County Tax
Map/Parcel 02600010300 and contains 2.85 acres. Property Owner:
Shiv Sai Hospitality Group Inc. (9.1 15-16)
- Item#3** *Copper Creek Section 2-Phase 4 /Ragan Smith: Requests final*
subdivision plat approval for forty-seven (47) lots on Fall Creek Circle.
Property is zoned MDRPUD, Medium Density Residential Planned Unit
Development. Property is referenced as Sumner County Map 143, Parcels
22.10, 36.00 and 36.01 and 37.00. Property Owner: Meritage Homes of
Tennessee Inc. (9.1 13-16)
- Item#4** *Copper Creek Section 2-Phase 3 /Ragan Smith: Requests final*
subdivision plat approval for seventeen (17) lots on Sydney Drive.
Property is zoned MDRPUD, Medium Density Residential Planned Unit
Development. Property is referenced as Sumner County Map 143, Parcel
137. Property Owner: Meritage Homes of Tennessee Inc. (9.1 12-16)
Deferred from October 3rd Meeting.
- Item#5** *Copper Creek Section 2 Phases 1 and 2 /Meritage Homes of Tennessee*
Inc: Request minor final master amendment regarding street tree
landscaping planting location. (9.1 14-14 and 9.1 12-15) Deferred from
September 12th Meeting.

Item#6 *Denham Blythe Design/Build: Requests approval for aluminum architectural panels to be used as a primary building material for a preliminary commercial development on Business Park Circle. Property is zoned GOPUD, General Office Planned Unit Development. **Deferred from October 3, 2016 Meeting***

Item#7 *Bruce Mccandless, Property Owner: Request approval for alternative exterior wall design for a proposed residential accessory building at 1155 Willis Branch Road. Property is zoned LDRPUD, Low Density Residential Planned Unit Development. Property is referenced as Sumner County Map 143F, Group A, Parcel 45 and contains 1.87 acres. **Deferred from October 3rd Meeting.***

Item#8 **Zoning Ordinance Amendment/ Planning and Development Services Staff:** Request recommendation to the City Commission to amend the Zoning Ordinance Section 14-209 Floodplain Districts to incorporate updated Davidson County Flood Insurance Rate Maps (FIRM) and Flood Insurance Study report (FIS) set to be effective April 5, 2017.

Item#9 **Zoning Ordinance Amendment/ Planning and Development Services Staff:** Requests recommendation to the City Commission to amend the Zoning Ordinance Section 14-208 Supplementary District Regulations to incorporate temporary family healthcare structures in single family residential zoning districts.

Discussion Items:

TDOT I-65 Corridor Study Project
Sumner County Planners Fall Training Seminar

Agenda Items: **Davidson County/ Sumner County**

GOODLETTSVILLE CITY HALL MASSIE CHAMBERS

*A government committed to operating with efficiency and integrity in all we do
as we strive to enhance the quality of life for the community we serve.*

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