

MINUTES
MONTEAGLE REGIONAL PLANNING COMMISSION
JUNE 7, 2011

PRESENT: CHAIRMAN; Eddie Derryberry
Tim Bradley
Carter Underhill
Lex Orr
Marilyn Nixon; Mayor
Co-Chair; Andy Baggenstoss

ABSENT: James David Oliver
Regional Planner; Michael Trueblood

I.CALL TO ORDER

The regular meeting of the Monteagle Regional Planning Commission was called to order at 6:00 P.M. by Chairman Eddie Derryberry.

II.APPROVAL OF PREVIOUS MEETING(S) MINUTES

A motion was made by Carter Underhill to approve the Minutes of May 3, 2011. Seconded by Lex Orr. Motion passed 6 – 0.

III.HEARING OF PERSONS HAVING BUSINESS BEFORE THE PLANNING COMMISSION. (Persons not already on Agenda)

None

IV. OLD BUSINESS/COMMUNITY REPORTS

A. Used Car Lot; Mr. George Burkard – Site Plan was submitted by Mr. Burkard showing existing Building, a new addition, parking spaces including two (2) handicapped as required, and existing Landscaping. Andy Baggenstoss brought several items of concern to Mr. Burkard's attention; parking spaces should be 60 feet from any trees; requested several additional items for landscaping between areas for parking. Current Landscaping was "Grandfathered" in from previous building and submittal. Mr. Burkard agreed to do whatever was requested in the way of additional Landscaping. Motion made by Carter Underhill to approve Site Plan. Seconded by Lex Orr. Passed 6 – 0.

B. Auto Parts Store – Bobby and Jerri Lynn Lowrie. Site Plan was submitted by the Lowries. The first item of business was to discuss the proposed subdivision of Lots #2A and 2B of the East Gate Subdivision. Carter Underhill made a motion to approve the subdivision of Lots #2A and 2B as shown on the Survey/Plat. Andy Baggenstoss seconded. Motion passed 6 – 0.

The second item of business was approval of the Site Plan. Mr. Lowrie has met all of the requirements in his drawings and details however, several items were not shown on the Site Plan. Carter Under moved approval of the Site Plan pending the addition of the Building, Parking, and Landscaping be shown on the Site Plan. Second by Andy Baggenstoss.

Mr. Lowrie agreed to make these additions and return to the Planning Commission for review before a Building Permit was issued.

C. Any other properly presented Old Business.

None

V. NEW BUSINESS

A. Ms. Beth Jones of the Southeast Tennessee Development District made a short presentation as to the Development Districts plans to provide Planning Services throughout their District. There are approximately (21) Municipalities within their Planning District. All were sent a generic questionnaire to see if there was sufficient interest for the Development District to continue with their planning to provide these services. The estimated costs to provide their Planning Service would be approximately \$5,200.00 per year.

All Historical Data will be maintained (maps, etc.) and will be turned over to the new Office Planner.

Approximately 156 Cities throughout their District have been affected by the State of Tennessee's cut back of a Regional Planning Office.

If everything goes as planned, they hope to be in a position to offer Regional Planning Services by July 1, 2011. They are

currently advertising for personnel and making plans to move forward.

Carter Underhill moved that the Planning Commission recommend to the Mayor and Board of Alderman, that the Town of Monteagle enter into an Agreement (when available) with the Southeast Tennessee Development District to provide Planning Services at the current rate of \$5,250.00 per year. Seconded by Andy Baggenstoss. Motion passed 6 – 0.

B. Citizens State Bank.

Citizens State Bank, submitted a Final Plat for the new Monteagle Branch. First item of business was the abandonment of lot Line. All corrections have been made by the Surveyor, Mr. James E. Campbell. Motion was made by Andy Baggenstoss to abandon the existing Lot Line. Seconded by Lex Orr. Motion passed 6 – 0.

Second item of business was the approval of the Site Plan. Motion was made by Lex Orr for approval of the Site Plan. Seconded by Marilyn Nixon. Motion passed 6 – 0.

C. College Street Driveway; Jerry Hood.

No one was present to speak to the issue. No action was taken

D. Any other Properly Presented New Business.

Pam Peck and Troy Stevens were expecting a review and discussion on a Plat/Survey as prepared by Mr. Kurt Johnson, Surveyor. They had submitted information to our Regional Planner, Mr. Michael Trueblood, but any review or information by Mr. Trueblood was not passed on to the Monteagle Regional Planning Commission. The State of Tennessee has recently closed the Regional Planning Office due to cut backs. This may well be the reason there was no further communication from Mr. Trueblood.

As there was no Site Plan available for review, the Planning Commission Chair, Mr. Eddie Derryberry, suggested a recess of the Meeting until Wednesday, June 8th at 11:00 AM, in order to give Ms. Peck and Mr. Stevens time to obtain all required signatures on the Survey.

Meeting was recessed at 7:20 PM.

Respectfully submitted,

**Alexander "Lex" Orr
Secretary**