



City of Crossville

392 N. Main
Crossville, TN 38555

Minutes

Planning Commission

Thursday, September 15, 2016

12:00 PM

City Hall

Regular Meeting

The Crossville Regional Planning Commission met in regular session on Thursday, September 15, 2016, at Crossville City Hall.

Call to Order

Chairman Dave Burgess was present and presiding. He called the meeting to order at 12:00 noon.

Present 4 - Gordon Atchley, Chairman Dave Burgess, Pamala Harris, and James Mayberry

Absent 3 - Kevin Poore, Rob Harrison, and Mike Moser

(Kevin Poore arrived later in the meeting.)

Others present were Kevin Dean, Sally Oglesby, Kim Chamberlin, Mickey Eldridge, and Jim Long.

Agenda Items

1 Approval of minutes (08/18)

A motion was made by Gordon Atchley, seconded by James Mayberry, that the minutes of August 18 be approved as presented. The motion carried by the following vote:

Aye: 4 - Atchley, Chairman Burgess, Harris and Mayberry

Absent: 3 - Poore, Harrison and Moser

2 Subdivision of South Main Mall Property

Mr. Jim Long proposed the subdivision of his property located on Hwy 127South, (Simonton's Cheese House). The subdivision was originally brought to Staff in 2014. Mr. Long wished to subdivide his property, but with sewer being located across Hwy 127S it was considered to be unavailable to him. He agreed to have the portion that he wanted to subdivide off annexed into the City and he would be responsible for the

material cost of the extension. This was approved in the Plan of Services for the annexation. He stated that he would not request sewer connection or submit the plat until he had a buyer for the property. He has now paid the materials cost and sewer tap fee. Since he has already paid the proper fees, City staff considers the property to have sewer. He is now waiting on City crews to install the extension. He is also requesting a variance for the requirement of a soils study and the signature of the State Environmentalist for proof of a backup system for lot 2.

STAFF RECOMMENDATION: Staff recommended approval of the plat and variance. Staff feels that after Mr. Long paid to have the sewer extended to Lot 1, that in the event of the septic system failing on lot 2, that city sewer would be available as a backup.

A motion was made by Gordon Atchley, seconded by Pamala Harris, that the plat and variance be approved as recommended. The motion carried by the following vote:

Aye: 4 - Atchley, Chairman Burgess, Harris and Mayberry

Absent: 3 - Poore, Harrison and Moser

3 Annexation of lots on Orange Circle

The owners of a lot on Orange Circle have requested annexation to connect to City sewer. Sewer is already available on Orange Circle.

A motion was made by James Mayberry, seconded by Pamala Harris, that the annexation and plan of service be recommended for approval to the City Council. The motion carried by the following vote:

Aye: 4 - Atchley, Chairman Burgess, Harris and Mayberry

Absent: 3 - Poore, Harrison and Moser

4 Ordinance closing unimproved right-of-way for Good Samaritans

A request was received from Cumberland Good Samaritans for the closure of an undeveloped right-of-way platted through the middle of their two properties so that they can build a facility across the right of way.

STAFF RECOMMENDATION: Staff recommended approval of the closure of the right-of-way between their two properties with the property owner paying for the survey and re-platting, to prevent the creation of non-buildable lots.

A motion was made by Pamala Harris, seconded by Kevin Poore, that the right-of-way closure be recommended for approval by City Council. The motion carried by the following vote:

Present 5 - Kevin Poore, Gordon Atchley, Chairman Dave Burgess, Pamala Harris, and James Mayberry

Absent 2 - Rob Harrison, and Mike Moser

5 Staff Reports, Kevin Dean (Local Planner)

- Kevin Dean reported activities for the past month
 - In House Plats (In Progress)
 - o None

- *In House Plats (Completed)*
 - o *Southridge Ph1 lots 18-20, a simple split of one lot and joining to the two adjacent lots, located on Southridge Circle. Plat was reviewed and approved. Recorded with the Register of Deeds office on 8-26-16 as Plat Book 11 page 755. A copy of the plat is on file in the Planning Office*
- *Regular Plats (In Progress)*
 - o *None*
- *Regular Plats (Completed)*
 - o *Maple Glen Re-Sub Lots 43-47, multiple lot line adjustments were presented and approved to the Crossville Regional Planning Commission in August 2016. The plat was reviewed and approved. Recorded at the Register of Deeds office on 8-26-16 as Plat Book 11 page 756. A copy of the plat is on file in the planning office.*
- *Other*
 - o *.....*

Monthly Planning Report: July 1, 2014 to

- *Planning Items reviewed: 9*
- *Number of Preliminary Lots: 0*
- *Number of Final Lots: 38*
- *Number of New Lots Created: 24*
- *Fees Collected: \$750.00*
- *Acres Subdivided: 36.773*
- *New Roads: ~2000 feet*
- *New Water Lines: ~2000 feet*
- *New Sewer Lines: ~2000 feet*

Adjournment

A motion was made by Gordon Atchley, seconded by Kevin Poore, that the meeting be adjourned. The motion carried by the following vote:

Aye: 5 - Poore, Atchley, Chairman Burgess, Harris and Mayberry

Absent: 2 - Harrison and Moser

With no further business, the meeting was adjourned at 12:09 p.m.