

The Lewisburg Planning and Zoning Commission met for a rescheduled monthly meeting due to inclement weather on Wednesday, February 24, 2021, 3:00 P.M. at Lewisburg City Hall, 131 East Church Street.

Members Present: Chairman Britt Wiles, Councilman Jerry Gordon, Barbara Woods, Jared McCullough, Mayor Jim Bingham

Members Absent: Lisa Jackson

Also Present: Jim Patterson, St. John Engineering, Lueshell H. Taylor, Stacy Martin, LeRoy Mullis, Trigg Cathey, Doug Pruitt, Eric Blackwell, Larry Williams, Jeff Crick, Bruce Saunders, Saunders Construction, Charles Parkers, USDA Owner, Dave Ferlisi, Ferlisi Civil Design, Ryan Perryman, Perryman Investments LLC

Chairman Britt Wiles called the meeting to order.

Item 1. Approval of Minutes:

Motion was made by Barbara Woods, seconded by Councilman Gordon to approve the minutes from the regular Planning and Zoning meeting held on December 15, 2020.

Motion Passed: 5 - 0

Item 2. New Business:

- (1.) Brad Weakley, Weakley Brothers Engineering has requested Preliminary Plat approval for USDA Office to be located at 1427 New Columbia Hwy (Map 56, Parcel 024.00).**

Motion was made by Mayor Bingham, seconded by Jared McCullough to approval the Preliminary Plat for the USDA Office to be located at 1427 New Columbia Hwy (Map 56, Parcel 024.00) as submitted subject to receiving a letter of justification from the U.S.D.A. office. Anything over twenty-one (21) parking spaces will require justification as described in the Zoning Ordinance. Also, the landing scaping plan will need to amend the tree count from 17 to 27 to meet the requirement.

Motion Passed: 5 - 0

- (2.) Ryan Perryman has requested Preliminary Plat approval for Morgan Meadows Phase II Roadway & Site Plan on Globe Road (Map 069, Parcel 010.00).**

Motion was made by Mayor Bingham, seconded by Council Gordon to deny the request for Preliminary Plat approval for Morgan Meadows Phase II as submitted due to the sewer lines not being installed according to standards from Phase I.

Motion Failed: 2 – Aye, 3 - Nay

Motion was made by Barbara Woods, seconded by Jared McCullough to approve the Preliminary Plat for Morgan Meadows Phase II as submitted.

Motion Passed: 3 - Aye, 2 - Nay

- (3.) Tommy Cheatham has requested Preliminary Plat approval for McCord Subdivision located on 5th Avenue North (Map 064A, Group B, Parcel 037.00).**

Motion was made by Mayor Bingham, seconded by Jared McCullough to approve the Preliminary Plat for McCord Subdivision as submitted subject to Lot 1 needs to show the waterline.

Motion Passed: 5 - 0

- (4.) Review the Plan of Services for Annexation Request by Peggy Fortune Stanley and Crawford P. Fortune, Jr. property located at 1703 Franklin Pike (Map 50, Parcel 188.00).**

Motion was made by Barbara Woods, seconded by Councilman Gordon to make recommendation to the City Council to proceed with the Plan of Services for Annexation of 1703 Franklin Pike.

Motion Passed: 5 - 0

- (5.) Discuss sewer availability and plat certifications.**

It was decided that additional language would be looked at for alternate use pending the location of water and sewer lines for plat certifications.

There being no further business, the meeting was adjourned at 4:30 PM.

Britt Wiles, Chairman

Jerry Gordon, Secretary