

**CITY OF LEWISBURG
COUNTY OF MARSHALL**

**STATE OF TENNESSEE
FEBRUARY 21, 2023**

The Lewisburg Planning Commission met for their regularly scheduled monthly meeting on Tuesday, February 21, 2023, 4:00 P.M. at Lewisburg Planning and Zoning, 505 N. Ellington Parkway.

Members Present: Chairman Britt Wiles, Vice-Chair Barbara Woods, Mayor Jim Bingham, Lisa Jackson, Councilmember Vickie Michael, Jared McCullough

Members Absent: Secretary Jerry Gordon

Staff Present: Lueshell H. Taylor, Planning and Zoning Director, Jim Patterson, St. John Engineering, LLC, Stacy Martin, Stormwater Coordinator

Item 1. Chairman Britt Wiles called the meeting to order at 4:00 PM.

Item 2. Approval of Minutes:

Chairman Wiles asked if there were any corrections to the January 17, 2023, meeting. Ms. Jackson made a motion to approve the minutes with no changes. Ms. Woods seconded the motion. The motion to accept the January 17, 2023, minutes passed 6-0.

Item 3. Old Business:

- a) None.

Item 4. New Business:

- a) **Consider recommendation to City Council for amendment to the Zoning Ordinance, 5.055.11., C.2 Street Improvements by changing Pavement Widths to match those of the Subdivision Regulations as follows:**

<u>FROM</u>	<u>TO</u>	<u>Curb & Gutter</u>
Collector Street – 22 ft	Collector Street – 24 ft	32 ft
Minor Street – 20 ft	Minor Street – 22 ft	28 ft

Motion was made by Mayor Bingham, seconded by Mr. McCullough to recommend to the City Council that the paving widths of the Zoning Ordinance match those of the Subdivision Regulations as stated above.

The motion passed 6 – 0.

- b) **Consider Site Plan approval for Waffle House to be located at N Ellington Pkwy further identified as Tax Map 064G – Group B – Parcel 049.00. Presented by Robert Alley, Waffle House, Inc.**

Motion was made by Ms. Jackson, seconded by Ms. Woods to approve the Site Plan for Waffle House to be located at N Ellington Pkwy further identified as Tax Map 064G – Group B – Parcel 049.00 as submitted.

The motion passed 6 – 0.

- c) **Consider recommendation to City Council for amendment to the Zoning Ordinance, Lewisburg Corridor Overlay Section 5.057, C.2.e.x.1. regarding Wall Signs square footage.**

Motion was made by Mr. McCullough, seconded by Councilmember Michael to recommend to the City Council that the Wall Signs square footage be amendment in the Zoning Ordinance, Lewisburg Corridor Overlay Section 5.057, C.2.e.x.1. from 32 square feet to 100 square feet.

The motion passed 6 – 0.

- d) **Consider recommendation to City Council an expiration date for Site Plans that have been approved by the Planning Commission, but the applicant has failed to accomplish the applicable task.**

Motion was made by Chairman Wiles, seconded by Ms. Jackson to recommend to the City Council that Site Plans shall become invalid if work authorized by it is not commenced within six (6) months of the date of Planning Commission approval.

The motion passed 6 – 0.

Item 5. Board/Staff Comments:

None.

Item 6. Adjournment

There being no further business to come before the Commission, the regular meeting of the Lewisburg Planning Commission for the City of Lewisburg adjourned at 4:04 PM.

Britt Wiles, Chairman

Jerry Gordon, Secretary