

Agenda

Planning Commission Meeting Date: **December 14, 2015**

I. **Opening Comments & Announcements (Chairman)**

II. **Subdivision Plats & Variances**

Variance

**2015-070 Tiftonia West Land Company Addition No 2 Lots 9A and 9B-Minimum Lot Frontage and Lot Area 3611 and 3613 Kellys Ferry Road
(City of Chattanooga District 1, Hamilton County District 6)**

STAFF: Approve

Urban Infill Lot Compatibility Option

**2015-071 Sleepy Hollow Subdivision Resub of Lots 21, 22, and 23-917 Dartmouth Street
(City of Chattanooga District 2, Hamilton County District 2)**

STAFF: Approve

Preliminary Plats

**2015-068 Riverbay Estates Lots 1 thru 47, 5021 and 5025 Vincent Road
(Hamilton County District 9)**

STAFF: Approve with Condition

**2015-074 Turnberry Farms Lots 1 thru 23, 1440 Bowman Road
(Hamilton County District 3)**

STAFF: Approve with Condition

Preliminary/Final Plats

**2015-067 Buena Vista Acres Phase II, Lots 4 thru 10, 11710 Apison Pike
(Hamilton County District 7)**

STAFF: Approve with Conditions

**2015-069 Frances Jean Avan Subdivision Lots 1 thru 3, 1327 and 1329 Thatcher Road
(Hamilton County District 1)**

STAFF: Approve

**2015-073 100 @ South Broad Street Lots 1 thru 12, 3100 St. Elmo Avenue
(City of Chattanooga District 7, Hamilton County District 6)**

STAFF: Approve with Conditions

Final Plat

**2015-072 Inverness Subdivision Lots 1 thru 18, 2409 and 2415 Jenkins Road
(City of Chattanooga District 4, Hamilton County District 8)**

STAFF: Approve with Conditions

Final Plat Approval Extension

**2015-075 Meadowstream Subdivision, Phase 6, Lots 248 thru 346-Extension of Trout Lily Lane
(Hamilton County District 9)**

STAFF: Approve

III. Old Business

**1. 2015-109 – Tennessee Riverplace/James P. Little, MD – 1335 O’Grady Drive – City of Chattanooga – Rezone from R-1 Residential Zone to R-3 Residential Zone
(City of Chattanooga District 1, Hamilton County District 6)**

STAFF: Approve w Conditions

**2. 2015-130 – Joseph Ingram & Sergey Lyashevskiy – 7712 & 7716 Shallowford Road – City of Chattanooga – Rezone from R-1 Residential Zone to RT-1 Residential Townhouse Zone
(City of Chattanooga District 4, Hamilton County District 8)**

STAFF: Approve with conditions

**3. 2015-143 – Steven Ryan/Community Funeral and Brainerd Church of Christ – 4203 Brainerd Road – City of Chattanooga – Rezone from R-1 Residential Zone to R-4 Special Zone
(City of Chattanooga District 5, Hamilton County District 5)**

STAFF: Approve with conditions

IV. New Business

A. Rezoning, Closures/Abandonments, Special Permits, Condition Amendments

WITHDRAWN

**1. MR-2015-146 – Chattanooga Metropolitan Airport Authority/John Naylor – 900 block of Jubilee Drive – City of Chattanooga – Mandatory Referral: Street Closure
(City of Chattanooga District 5, Hamilton County District 5)**

STAFF: N/A

2. 2015-147 – Lorrie Cantrell – 2012 and 2018 Jenkins Road – City of Chattanooga – Rezone from R-1 Residential Zone to R-2 Residential Zone
(City of Chattanooga District 4, Hamilton County District 7)

STAFF: Deny

3. 2015-148 – Jooma Development, LLC/Keith Plott – 6143 Ooltewah-Georgetown Road – Hamilton County – Rezone from A-1 Agricultural District to O-1 Office District
(Hamilton County District 9)

STAFF: Approve

4. 2015-150 – MD Hospitality Group/Dhavel Patel – 6705 Shallowford Road – City of Chattanooga – Rezone from R-1 Residential Zone to R-4 Special Zone
(City of Chattanooga District 6, Hamilton County District 5)

STAFF: Deny R-4; Approve O-1 with conditions

5. 2015-151 – Alan Haniszewski – 2139 Cummings Highway – Hamilton County – Rezone from C-2 Local Business Commercial District to R-3 Apartment-Townhouse District
(Hamilton County District 6)

STAFF: Approve with conditions

B. GOVERNMENT MANDATORY REFERRALS:

6. MR-2015-152 – City of Chattanooga Real Property Office/Gail Hart – 1714 Duncan Avenue – City of Chattanooga - Mandatory Referral: Lease Agreement
(City of Chattanooga District 5, Hamilton County District 4)

STAFF: Approve

7. MR-2015-153 – City of Chattanooga Real Property Office/Joan Whittenberg, Trustee – 5218 Little Debbie Parkway – City of Chattanooga/Collegedale – Mandatory Referral: Property Acquisition
(Hamilton County District 9)

STAFF: Approve

V. Public Comments on Non-Agenda Items

VI. Approval of Minutes of November 9, 2015

VII. Adjourn