

Chattanooga-Hamilton County Regional Planning Commission

Agenda

Planning Commission Meeting Date: **May 11, 2015**

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

- II. **Plan of Services for Proposed Annexed Area**
 - 1. **Cornerstone Auto Brokers, LLC – Tax Map Numbers: 120E-A-001 & 120E-A-005**

- III. **Subdivision Plats & Variances**

Variances

- 1. **Lake View on Webb Road-Lots 1 thru 7-Minimum Suburban Infill Lot Frontage
(City of Chattanooga District 3, Hamilton County District 4)
STAFF: Approve**

- 2. **Scholze Addition to St. Elmo-Lots 95 and 96-Minimum Lot Size
(City of Chattanooga District 7, Hamilton County District 6)
STAFF: Approve**

Final Plats

- 1. **Cottages at Crystal Brook-Lots 213 thru 221-East Brainerd Road
(Hamilton County District 7)
STAFF: Approve**

- 2. **The View at White Oak-Lots 1 thru 13, and 52 thru 67-Highway 58
(Hamilton County District 9)
STAFF: Approve**

- 3. **Boulder Pass at the Canyons-Lots 45 thru 58-Clear Canyon
(Hamilton County District 1)
STAFF: Approve**

- 4. **The View at Whitehall-Lots 2 thru 5-Whitehall Road
(City of Chattanooga District 1, Hamilton County District 6)
STAFF: Approve**

- 5. **Lake View on Webb Road-Lots 1 thru 7-Webb Road
(City of Chattanooga District 3, Hamilton County District 4)
STAFF: Approve with Condition**

- 6. **Scholze Addition to St. Elmo-Lots 95 and 96-Alabama Avenue
(City of Chattanooga District 7, Hamilton County District 6)
STAFF: Approve with Condition**

IV. Old Business

1. MR-2015-041 – Hamilton County Engineering/Todd Leamon, Public Works Director – 2200 block of Standing Rock Road – Hamilton County – Mandatory Referral: Street Closure (Hamilton County District 2)

STAFF: No recommendation

2. MR-2015-042 – Hamilton Engineering/Todd Leamon, Public Works Director – 3700 block of Grandview Place – Hamilton County – Mandatory Referral: Street Closure (Hamilton County District 6)

STAFF: No recommendation

3. 2015-050 – Joseph Ingram/Salient Investments – 6801 Conner Lane & 2115 North Concord Road – City of Chattanooga – Special Exceptions Permit: Residential Planned Unit Development (City of Chattanooga District 6, Hamilton County District 8)

STAFF: Approve with conditions

4. 2015-053 – Lindsey Miller – 947 Up The Creek Trail – Hamilton County – Revocable Special Permit: Permanent Amusement Resort Facility (Hamilton County District 2)

STAFF: Approve with conditions

V. New Business

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

- WITHDRAWN**
1. 2015-059 – James Carl Wilson – 1146 Coffelt Road – Hamilton County – Special Permit: One Single-Wide Manufactured Home (Hamilton County District 3)

2. 2015-061 – James M. Scott/Holy Temple Church of God – 2311 Bliss Avenue – City of Chattanooga – Rezone from M-1 Manufacturing Zone to R-4 Special Zone (City of Chattanooga District 8, Hamilton County District 4)

STAFF: Approve with conditions

3. 2015-062 – Duane Carleo – 1518 Market Street – City of Chattanooga – Rezone from M-1 Manufacturing Zone to C-3 Central Business Zone (City of Chattanooga District 7, Hamilton County District 4)

STAFF: Approve with conditions

4. 2015-063 – Donald Runyan & Smart Living Trust – 4200 Willard Drive – City of Chattanooga – Rezone from R-2 Residential Zone to R-4 Special Zone
(City of Chattanooga District 5, Hamilton County District 5)
STAFF: Deny R-4; Approve R-3MD with conditions
5. 2015-064 – John & Karen Hawkins/Peggy Holder – 4155 Randolph Circle – City of Chattanooga – Rezone from A-1 Urban Agricultural Zone to C-2 Convenience Commercial Zone
(City of Chattanooga District 5, Hamilton County District 4)
STAFF: Approve with conditions
6. 2015-065 – Craig Kronenburg/John Langworthy – 718 Spears Avenue, 721, 725 & 729 North Market Street & 14, 16, 18 & 20 Peak Street – City of Chattanooga – Rezone from R-1 Residential Zone to UGC Urban General Commercial Zone
(City of Chattanooga District 1, Hamilton County District 6)
STAFF: Approve with conditions
7. 2015-066 – MAP Engineers c/o Mike Price/Hampton Meadows, LLC – 8440 Providence Road – Hamilton County – Special Permit: Life Conditions from Resolution 813-27B of Previous Case No. 2013-077
(Hamilton County District 9) STAFF: Approve
8. 2015-067 – MAP Engineers c/o Mike Price/Bernard H. Brown, III – 4500, 4506, 4510, 4514 & 4550 Webb Road – City of Chattanooga - Special Permit: Residential Planned Unit Development
(City of Chattanooga District 3, Hamilton County District 9)
STAFF: Deny
9. 2015-068 – MAP Engineers for Spring Creek Investments/Kinsman & Cheryl Wright – 8217 & 8219 Ooltewah-Georgetown Road – Hamilton County – Rezone from A-1 Agricultural District to R-1 Single-Family Residential District
(Hamilton County District 9) STAFF: Approve with condition
10. 2015-069 – MAP Engineers for Spring Creek Investments/Kinsman & Cheryl Wright – 8217 & 8219 Ooltewah-Georgetown Road – Hamilton County – Special Permit: Residential Planned Unit Development
(Hamilton County District 9) STAFF: Approve
11. 2015-070 – ASA Engineering c/o Allen Jones/Ronald Speicher & Ben O’Daniel – 137 & 200 Oylar Lane (part) & 5510 Moody Sawyer Road (part) – City of Chattanooga – Rezone from R-1 Residential Zone to R-3 Residential Zone
(City of Chattanooga District 3, Hamilton County District 1)
STAFF: Defer

VI. Resolution Amendments

1. A Resolution to Amend the Chattanooga City Code, Part II, Chapter 38 Zoning Ordinance, Article V, Division 15 C-3 Central Business Zone, by Adding a Special Exceptions Permit Requirement for Assisted Living Facilities Operated For-Profit
2. A Resolution to Amend the Chattanooga City Code, Part II, Chapter 38 Zoning Ordinance, Article III Zones and Boundaries, Division 3 Urban Overlay Zone by Moving the Urban Overlay Zone Boundary on Shady Circle, Sunset Road and Falmouth Road

VII. Government Mandatory Referral

1. MR-2015-071 – City of Chattanooga Real Property Office/Gail Hart – 1209 Flynn Street – City of Chattanooga – Mandatory Referral: Declare Surplus
(City of Chattanooga District 8, Hamilton County District 6)

STAFF: Approve

VIII. Public Comments on Non-Agenda Items

IX. Approval of Minutes

X. Adjourn