



MUNICIPAL PLANNING COMMISSION

Ruth Jeno
Mayor

Tim Thornbury
City Manager

MINUTES
September 17, 2020
6:00 p.m.
Red Bank City Hall

I. CALL TO ORDER

Commissioner Hafley the meeting to order at 6:02 PM.

II. ROLL CALL

Commissioner Browder called the roll. Commissioners Browder, Hafley, Millard, and Smith were in attendance. The Commission's planning advisor from the Southeast Tennessee Development District was also present.

III. INVOCATION

Commissioner Smith gave the invocation.

IV. PLEDGE OF ALLEGIANCE

Commissioner Hafley led the Pledge of Allegiance.

V. CONSIDERATION OF THE MINUTES

A. August 20, 2020 Meeting Minutes

Commissioner Hafley asked for any corrections to the minutes. Having none, Commissioner Browder motioned to approve the minutes as written. Commissioner Millard seconded the motion. The motion passed unanimously.

VI. NEW BUSINESS

- 1. Variance Request for 22-foot access strip for a proposed lot at 2409 Briggs Avenue**
Staff stated that this request would allow a flag lot at the rear of the property where an existing home had burned down. The flag stem needed to be only 22 feet wide in order to allow for 60-feet of frontage for the front lot. Staff stated that the existing driveway is actually on the other side of the lot.

The applicant stated that he wanted to build a new home and this would allow him to build a new one rather than just repair the existing home. He stated that he had not yet decided if it would be a rental property or if he would live in the residence.

Commissioner Browder asked if a new driveway would need to be constructed for the rear home. Staff stated that there is nothing in the Zoning Ordinance requiring this, but suggested that an attorney or real estate agent be consulted.

Commissioner Browder motioned to approve a variance allowing a 22-foot wide access strip. Commissioner Millard seconded the motion. The motion passed unanimously.

VII. UNFINISHED BUSINESS

1. Subdivision Regulation Revisions

Staff stated that the latest version of the revisions includes allowing access to three lots by easement, with a minimum width of 22 feet. The Regulations also do away with the maximum length of access strip.

Commissioner Hafley went over each of the revisions in the first half of the document and suggested several additional minor changes. He requested that Commissioners review the remainder of the document for the next meeting.

2. Zoning Ordinance Revisions

Staff stated that an ordinance limiting the location and size of blood plasma collection centers could be reviewed separately from the other Zoning Ordinance revisions. Staff stated that the current version limits the location to the C-1 district. Commissioner Browder asked if they could limit it further. The Commissioners agreed that they would like to limit it to a portion of Morrison Springs Drive.

VIII. OTHER BUSINESS

No other business was presented. Commissioner Smith motioned to adjourn. Commissioner Millard seconded the motion. The meeting was adjourned at 7:25 PM.

Chairman