

**MAURY COUNTY REGIONAL PLANNING COMMISSION**  
TOM PRIMM COUNTY COMMISSION ROOM - First Floor - Building #6  
**Monday July 25, 2022 at 5:30 p.m.**

**AGENDA – REGULAR MEETING**

- I. Call to Order**
- II. Approval of the Agenda**
- III. Approval of Minutes**

**Rezoning Requests:**

- IV. Rezoning Request C2 to A2: Workman’s Market, Melinda Hodge and Nita Guthrie**  
Applicant Workman’s Market and property owners Melinda Gail Hodge and Nita Arlene Guthrie are requesting approval. The property being approximately 1.01 acres is located at 9419 Hodge Rd. Mt. Pleasant, TN and is further identified as being a portion of County Tax Map 186 and Parcel 010.15.

**Old Business:**

NONE

**New Business**

- V. Final Plat: Feather Alsup and Michael & Lori Ann Jett 2-lots**  
Applicant Feather Alsup and property owners Michael Anthony Jett, Lori Ann Jett and William Christopher Jett are requesting approval. The property is located at 2491 Culleoka Hwy, Culleoka TN and is further identified as being on Tax Map 165 and Parcel 033.00.
- VI. Final Plat: Jeff Johnston 3-lots**  
Applicant and property owner Jeff Johnston is requesting approval. The property is located at 2977 Greens Mill Rd. Columbia TN and is further identified as being on Tax Map 050 and Parcel 029.00.
- VII. Final Plat: Robert & Tammy Wright 3-lots**  
Applicant and property owners Robert Wright and Tammy Wright are requesting approval. The property is located at 3868 Stonecrest Dr. Columbia TN and is further identified as being on Tax Map 135 and Parcel 010.41.
- VIII. Final Plat: Clint & Lauri Billings Consolidation of lots**  
Applicant Ahler & Associates, LLC and property owners Clint & Lauri Billings are requesting approval. The property is located at 3033 & 3041 Jim Warren Rd. Spring Hill, TN and is further identified as being on Tax Map 045 and Parcels 001.02 & 001.03.
- IX. Final Plat: Susan Walker 2-lots**  
Applicant and property owner Susan Walker is requesting approval. The property is located at 920 Tom Osborne Rd. Columbia, TN and is further identified as being on Tax Map 091 and Parcel 049.04.
- X. Final Plat: Robert & Kelly Myers 3-lots**  
Applicant and property owners Robert & Kelly Myers are requesting approval. The property is located at 3246 Foster Chapel Rd. Columbia, TN and is further identified as being on Tax Map 062 and Parcels 046.00, 046.04 & 046.05.

**XI. Final Plat: Sharp Manor at Spring Hill Subdivision Phase 1 (28-lots)**

Applicant and property owner Shaw Enterprises, Inc. is requesting approval. The property is located on John Sharp Rd. 0.56 miles south of Lake Way Terrace Spring Hill, TN and is further identified as being on a portion of County Tax Map 068 Parcel 016.01.

**XII. Concept Plan: Veritas Subdivision (26-lots)**

Applicant Shaw Enterprises, Inc. and property owner Barton Kelly are requesting approval. The property is located on Covey Hollow Rd. 0.45 miles east of Hwy 31 Culleoka, TN and is further identified as being on a portion of County Tax Map 147 Parcel 061.00.

**XIII. Final Site Plan Revision: Building Addition - Cross Country Cowboy Church**

Applicant and property owner Cross Country Cowboy Church, A.K. Robinette, Pastor is requesting approval of a Final Site Plan. The property is located at 1809 Bear Creek Pike, Columbia, Tennessee is further identified as being on County Tax Map 072 Parcel 32.04.

**Regulatory Amendments**

**XIV. State Law Amendments to TCA Sections 13-3-402 & 13-4-302 Relative to Planning Commissions and Planning Staffs**

Status, discussion and actions regarding the state law amendments passed by the legislature on April 14, 2022 and approved by Governor Lee on May 4, 2022. The amendments are related to the authority and thresholds for approving documents by the Planning Commission and/or by planning staff

**XV. Maury County's Unified Development Plan Project**

Status, discussion and actions regarding Maury County's project to comprehensively update its Zoning Resolution and Subdivision Regulations to create modern and user-friendly documents.

**Miscellaneous Business**

**XVI. Letters of Credit:**

**XVII. Reports of officers, committees and staff:**

**XVIII. Public Comment:**

**XIX. Other Business:**

**XX. Adjournment**