

AGENDA
La Vergne Planning Commission
May 31, 2022 Meeting at 6:00 p.m.

- Call Meeting to Order
- Determine Quorum.
- Approve Minutes: **April 26, 2022 Regular Meeting**

OLD BUSINESS

1. Site Plan - Jackson Station - One (1) New Building containing 60 Apartments on 4.32 Acres. Requested by Jamie Gillespie. Property located at 317 Old Nashville Highway (Tax Map 17D, Group D, Parcel 29). R-3 (High Density Residential) Zoning District. Property owned by Jackson's Station LP.
2. Final Plat - The Ridge, Phase 4, Lot 401 - One Open Space Lot for Pool on 0.55 Acres. Requested by Wamble & Associates. Property located off Rocky Trail (Tax Map 29, Parcel 41.04 and P/O Parcel 41.02). R-1 (Low Density Residential) Zoning District & R-2 (Medium Density Residential) Zoning District. Property owned by B & F Ventures.
3. Final Plat - The Ridge, Phase 4 - Six Lots totaling approximately 2.4 Acres. Requested by Wamble & Associates. Property located off Rocky Trail (Tax Map 14, Parcels 41.02, 41.03 & 41.04). R-1 (Low Density Residential) Zoning District & R-2 (Medium Density Residential) Zoning District. Property owned by B & F Ventures.

NEW BUSINESS

4. Site Plan - The Ridge Amenity Area - Open Space, Community Pool & Pool House on 0.55 Acres. Requested by Wamble & Associates. Property located off Rocky Trail (Tax Map 29, Parcel 41.04 and P/O Parcel 41.02). R-1 (Low Density Residential) Zoning District & R-2 (Medium Density Residential) Zoning District. Property owned by B & F Development, LLC.
5. Final Plat/HPR - Sand Hill Village, Lot 1 - Six (6) Live/Work Units on 0.49 Acres. Requested by Wamble & Associates. Property located at Sand Hill Road & Kash Court (Tax Map 14K, Group A, Parcel 1). PDR (Planned Density Residential with R-1 Base) Zoning District. Property owned by Amnon Shreibman.
6. Site Plan - Commercial Shell Building, Lot 3 - New Building totaling 11,400 Square Feet on 1.96 Acres. Requested by James Lukens. Property located at 5486 Murfreesboro Road (Tax Map 18B, Group E, Parcel 5.02). C-2 (Highway Service Commercial) Zoning District. Property owned by Jamshid Sharifi, Jamshid Mohebhi & Peyman Behrouzi.

7. Site Plan - Sand Hill Road Townhomes - Seven (7) 2-Story Units on 0.87 Acres. Requested by SEC, Inc. Property located on Sand Hill Road (Tax Map 14, Parcel 48). R-3 (High Density Residential) Zoning District. Property owned by Sandhill Partners, LLC.
8. Recommendation to the Board of Mayor and Aldermen: Rezoning of Property, Requested by SEC, Inc. 4.3 acres. Property located at 237 & 245 Chaney Boulevard (Tax Map 28, Parcels 10 & 11). Current Zoning District: A (Agricultural) Zoning District; Proposed Zoning District: R-3 (High Density Residential) Zoning District. Property owned by Joe Boner.
9. Amendment to Final Plat - The Retreat at Finch Branch, Section I, Lots 110 & 111 - Two Lots totaling approximately 0.73 Acres. Requested by Huddleston - Steele. Property located on Centennial Drive (Tax Map 17L, Group D, Parcels 23 & 24). R-2 (Medium Density Residential) Zoning District. Property owned by E3 Construction Services, LLC.
10. Preliminary Plat - The Retreat at Finch Branch, Section 3 - 42 Lots on 16.25 Acres. Requested by SEC, Inc. Property located off Irvin and Greenwood Drives (Tax Map 17L, Group A, Parcels 8.04, 8.06 & 8.07). R-2 (Medium Density Residential) Zoning District. Property owned by Finch Branch Building Group, LLC.
11. Preliminary Plat - The Retreat at Finch Branch, Section 4 - 38 Lots on 12.03 Acres. Requested by SEC, Inc. Property located off Irvin and Greenwood Drives (Tax Map 17L, Group A, Parcels 8.04, 8.06 & 8.07). R-2 (Medium Density Residential) Zoning District. Property owned by Finch Branch Building Group, LLC.
12. Bonds/Letters of Credit Update.

ADJOURN