



The Town of Coopertown
2525 Burgess Gower Road
Springfield, TN 37172
615 382-4470

**PLANNING COMMISSION
MEETING
Thursday January 24, 2013
6:00 P.M.**

MEETING MINUTES

NOTE: THIS MEETING WAS HELD AFTER INCLEMENT WEATHER CANCELLED THE REGULAR MEETING DATE OF MON., JANUARY 14, 2013.

I. Call to Order

The meeting was called to order by Interim Chairman Martha Wall at 6:10 p.m.

II. Pledge of Allegiance

III. Roll Call was conducted by Interim Chairman Martha Wall.

Members Present:

Martha Wall
Barbara Anderson
Glen Guyor
Peggy Ruth
Mayor Childs

Members Absent:

Ralph White

Also Present:

Building Commissioner, Vicky Bumgardner
City Planner, Bryan Collins

Citizens signed in to speak: Dr. Linda Coakley

Approve Meeting Minutes from December 17, 2012.

Chairman Wall asked for a motion to approve the December 17, 2012 meeting minutes as presented.

Barbara Anderson made the motion to approve the December 17, 2012 meeting minutes. Peggy Ruth seconded the motion.

All in favor signified by saying 'Aye'.

The motion passed unanimously.

IV. New Business

1. Nomination of Officers

- Chairman
- Vice Chairman
- Secretary

Barbara Anderson nominated Glen Guyor for the position of Chairman. Mayor Childs nominated Martha Wall for the position of Chairman. Discussion followed by a unanimous vote to appoint **Martha Wall as Chairman** due to her length of time on the Planning Commission.

All those in favor signified by saying "Aye".

The motion passed unanimously.

Chairman Wall made the motion to nominate **Glen Guyor as Secretary**. Peggy Ruth seconded the motion.

All those in favor signified by saying "Aye."

The motion passed unanimously.

Chairman Martha Wall asked for a motion to table the vote for Vice Chairman.

Glen Guyor made the motion to table the vote for Vice Chairman until next meeting. Peggy Ruth seconded the motion.

All those in favor signified by saying "Aye."

The motion passed unanimously.

2. **Jimi Chappell, Chappell Acres Subdivide Application – 2628 Woods Rd., Springfield.**

Chairman Martha Wall asked for a motion to approve Jimi Chappell's subdivide request. This request was made in order for the home owner to separate the business from the residence. The property size remains unchanged.

Discussion included that there was no need for the Town's Road Supervisor to sign the plat because no new roads were created. There was no need for the septic system signatures because there is already a copy of the original certificate for the septic system attached with the application.

Mayor Childs made the motion to accept the Jimi Chappell's subdivide request. Barbara Anderson seconded the motion.

All those in favor signified by saying "Aye."

The motion passed unanimously.

3. **Dr. Coakley – Application for Site Plan Review for a Free Medical Clinic at 2875 Ewell Elliott Rd.**

Dr. Coakley passed out a site plan and discussed her plans for a medical clinic with the Commission. It was determined that the idea of a free clinic is a benefit to the Town's citizens but at present, Coopertown's twenty year plan does not allow for commercial use on this parcel; the parcel is currently zoned Ag so this use is prohibited; a rezone would need to occur, however, if rezoned to commercial use, Ewell Elliott fails to meet the criteria of either a collector or arterial road.

Mayor Childs discussed the importance of including this parcel, as well as all the homes from that location back to Old Coopertown Road, in the Historic Overlay District. Bryan Collins suggested the Historical Commission work to create a Master Plan so that the Planning Commission could more easily determine which homes behind the middle school meet the Historical Commission's regulations regarding age, exterior design, approved uses in the Historic Overlay District, etc. This item was tabled in favor of holding a joint meeting with the Historical Commission to begin a Master Plan for the Historic Overlay District.

V. Old Business

1. Revise Current Sign Ordinance

City Planner, Bryan Collins felt work needs to be done on the draft but offered to work on it by comparing it to current Article II in Coopertown's Zoning Ordinance.

Issues he identified include:

- it should reference the 1st Amendment
- some items appear to be duplicated
- remove sections that conflict

The topic will be placed on the February meeting agenda.

VI. Adjournment

Chairman Wall asked for a motion to adjourn the meeting.

Mayor Childs made the motion to adjourn.

Glen Guyor seconded the motion.

All in favor signified by saying 'Aye'.

The motion passed unanimously.

The meeting adjourned at 7:45 p.m.

Original notes generated by Sharon Allen, City Clerk.

These minutes are respectfully submitted by:

Glen Guyor
Secretary

3/5/13
Date