

**MINUTES**  
**MADISONVILLE REGIONAL PLANNING COMMISSION**  
**Tuesday, January 19, 2021**

Members Present

Marilyn Atkins, Vice Chair  
Linda Garrett-Hensley, Sec.  
Don Harrill  
James Lee, Chairman  
Susan Saunders  
Gus Davis, Mayor

Members Absent

Jack Harrill

Others Present

Laura Smith, Planner  
Sara VanLandingham, Codes  
Greg Altum, The Buzz

CALL TO ORDER AND APPROVAL OF MINUTES

Chairman, James Lee called the meeting to order at 5:00 p.m. It was noted that in the December minutes, the motion to approve the Moses Farm subdivision plat was made by Susan Saunders seconded by Marilyn Atkins. With the correction made, Ms. Saunders then moved to approve the minutes of the December 15, 2020 meeting which was seconded by Linda Garrett-Hensley and approved unanimously. Chairman Lee introduced and welcomed new Mayor, Gus Davis to the commission.

SUBDIVISION PLAT WITH PRIVATE EASEMENT, PROPERTY OWNERS, DENNIS AND GENEVA LUNSFORD, TAX MAP 103, PARCEL 42.00 AND 42.03, CEDAR LANE RD., MADISONVILLE PLANNING REGION

No one was present and Ms. Smith summarized that the property owners propose subdividing 4 acres into 3 lots, with one of the lots accessed by an existing easement, and with the signatures, met the requirements for approval.

ACTION

Ms. Saunders moved to approve the plat subject to signatures which was seconded by Ms. Atkins and approved unanimously.

REQUEST TO NAME PRIVATE STREETS ON FORMER HIWASSEE COLLEGE CAMPUS, PROPERTY OWNERS, CHURCH COMMUNITIES INTERNATIONAL (CHURCH STEWARDSHIP INC.), APPLICANT, JOHN BURLESON, TAX MAP 45, PARCEL 015.00, MADISONVILLE PLANNING REGION

Mr. John Burleson with Hiwassee Bruderhof presented information on the facility and the request to rename the existing private roads on the former Hiwassee College campus. Mr. Burleson talked about the church community and that they may have light manufacturing on the property. He has met with the E-911 office regarding the proposed road name changes and presented a survey showing the property. Mr. Burleson stated that he had spoken with the County Road Superintendent as well. He went over the name changes for each of the roads and said he thought renaming the roads would help to define the area. When asked if they would continue with the horse-riding activities, Mr. Burleson said they would not be focusing on horses at this time.

ACTION

Ms. Saunders moved to approve the name changes which was seconded by Ms. Atkins and approved unanimously.

REVIEW AND DISCUSSION, MADISONVILLE ZONING ORDINANCE, SECTION 11-408. SIGNS, BILLBOARDS AND OTHER ADVERTISING STRUCTURES

As discussed in the previous meeting, Ms. Smith presented an example of an ordinance to amend the sign regulations which would allow wall signs on the side walls of buildings in the C-3 district if they met distance and illumination conditions when adjacent to residential districts.

ACTION

Ms. Saunders moved to recommend the approval of the ordinance amendment which was seconded by Ms. Atkins and approved unanimously.

OTHER BUSINESS

Recusing himself, Chairman Lee presented the plat for the Moses Farm subdivision and requested that it be added to the agenda for final approval. He said that the roads are existing and they are currently working with Ft. Loudon Electric for service and everything else had been approved.

ACTION

Ms. Saunders moved to add the item to the agenda and approve the plat subject to FLEC approval, which was seconded by Mayor Davis and approved unanimously.

ADJOURNMENT

The meeting adjourned at 5:30 p.m.

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Secretary

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Date