

**MINUTES**  
**VONORE MUNICIPAL/REGIONAL PLANNING COMMISSION**  
**VONORE COMMUNITY CENTER**  
**Tuesday, March 1, 2022**

Members Present	Members Absent	Others Present
Allen Cansler, Chair		Greg Altum, Press
John Hammontree, Mayor		Laura Smith, Planner
Bob Keenan		Paul Franklin
Tim Swafford		Susan Saunders
Thomas Flynn		Danny Amschler
Greg Fowler		Terri Moore
Harold Davis		Adam Moore
		Chris Brown
		Todd Pugh
		JR Pugh
		Ron Whittaker
		Jarrold Brackett

CALL TO ORDER AND APPROVAL OF MINUTES

Chairman, Allen Cansler called the meeting to order at 6:10 p.m. The minutes of the February 1, 2022, meeting were unanimously approved on a motion by Bob Keenan and seconded by Tim Swafford.

SUBDIVISION PLAT, 3-LOTS, PROPERTY OWNER, EDNA FRANKLIN, MOUNTAIN VIEW DR., TAX MAP 038, PARCEL 043.00, R-1, LOW DENSITY RESIDENTIAL DISTRICT, APPROXIMATELY 1.96 ACRES

Staff stated that with the inclusion of the street department and septic reserve area certificate signatures, the plat met the requirements and recommended approval.

ACTION

Approved on motion made by Bob Keenan and seconded by Greg Fowler.

AMENDED SITE PLAN FOR RELOCATING SOME PARKING, KRISTIN LANG, BRITT, PETERS & ASSOCIATES, INC. FOR MCDONALD'S USA LLC, TAX MAP 037, PARCEL 065.04, C-3, HIGHWAY BUSINESS DISTRICT, APPROXIMATELY 1.98 ACRES.

Ms. Lang stated that originally, they were going to put parking in existing easement along the drive-through, but the property owner did not want to do that, so they are going to move those spaces, while maintaining the spaces within the property line boundaries. The drive-through will be double stacked cars.

ACTION

Approved unanimously in motion by Mr. Davis and seconded by Mr. Hammontree.

SUBDIVISION PLAT, 3-LOTS, PROPERTY OWNER, WADE DAVIS, HWY. 411 AND CHURCH ST., TAX MAP 0280, GROUP D, PARCEL 013.00, APPROXIMATELY 3.8

ACRES, R-2, HIGH DENSITY RESIDENTIAL DISTRICT AND C-3, HIGHWAY BUSINESS DISTRICT.

Wade Davis was present requesting plat approval. Staff stated that the setbacks for the C-3 were shown for the R-2 district and vice versa, so with that correction and showing the front setback on Hwy. 411 as 50', the plat would meeting the requirements and recommended approval.

ACTION

Mr. Swafford moved to approve the plat subject to the addition of the items listed above. The motion was seconded by Mr. Fowler and approved unanimously with Mr. Davis abstaining.

DISCUSSION OF RV PARK CONCEPT PLAN FOR PROPOSED RV PARK FOR 62 TENT AND RV SITES, CHRIS BROWN, HAROLD BROWN DESIGN, LLC, PROPERTY OWNERS, KENNETH MACK AND JACQUELINE O'CONNOR, HWY. 411, TAX MAP 028, PARCEL 016.00 AND 016.02, C-3, HIGHWAY BUSINESS DISTRICT, APPROXIMATELY 8.76 ACRES COMBINED.

The RV Park concept plan was discussed. At present, the property has not been purchased yet and are now vacant lots. The developers plan to move forward with preparing a site plan.

ACTION

No action taken.

DISCUSSION OF PROPOSED SELF-STORAGE FACILITY, C2RL INC., ENGINEERS, APPLICANT, SUSAN SAUNDERS, PROPERTY OWNER, THE OVERHILL ELEVEN, HWY. 411, TAX MAP 037, PARCEL 046.00, C-3, HIGHWAY BUSINESS DISTRICT, APPROXIMATELY 8.9 ACRES.

There was a discussion of the plan and intent to move forward since height variance was approved.

ACTION

No action taken.

SUBDIVISION PLAT, PROPOSED ADDITIONAL LOTS ON EASEMENT, J. R. PUGH, HWY. 411 AND HWY. 72, TAX MAP 021, PARCEL 001.00, A-1, AGRICULTURE DISTRICT, APPROXIMATELY 28.1 ACRES.

Staff summarized the December 1, 2020, meeting minutes, when the plat was approved subject to a road maintenance agreement with a plat note stating that all lots shall participate in the agreement. Mr. Pugh stated that until his children decide to build or not, he will not deed the property.

ACTION

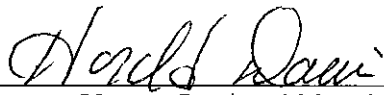
Mr. Davis moved to approve the plat subject to the addition of the plat note. The motion was seconded by Mr. Flynn and approved unanimously.

OTHER BUSINESS

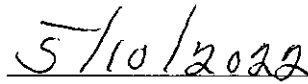
Jarrod Brackett, CEO of Fort Loudoun Electric Cooperative, was present and stated that there have been delays in service and wanted to let people know that when they are applying for permits.

ADJOURNED

Meeting adjourned at 6:35 p.m.



Secretary, Vonore Regional Planning Commission



Date