

SUMNER COUNTY PLANNING COMMISSION

MINUTES

MAY 24, 2016

5:00 P.M.

**SUMNER COUNTY ADMINISTRATION BUILDING
COMMISSION CHAMBERS
355 N. BELVEDERE DRIVE
GALLATIN, TN. 37066**

MEMBERS PRESENT:

**LUTHER BRATTON, CHAIRMAN
BILLY GEMINDEN, VICE-CHAIRMAN
MIKE HONEYCUTT
JIM WILLIAMS
TOM TUCKER
STEVE GRAVES
JERRY KIRBY**

MEMBERS ABSENT:

BILL TAYLOR

STAFF PRESENT:

**RODNEY JOYNER, PLANNING & STORMWATER DIRECTOR
LINDA MCCULLOUGH, ASSISTANT TO THE DIRECTOR OF PLANNING & STORMWATER**

MOTION FOR APPROVAL OF THE APRIL 2016 MINUTES BY MR. KIRBY, SECONDED BY MR. TUCKER. MOTION PASSED UNANIMOUSLY.

- 1. HELEN GARRETT – FINAL PLAT – REPRESENTED BY JIM CARMAN – (4th COMMISSION DISTRICT) – Applicant is requesting Final Plat approval of 7 lots on Sandy Valley Road. Subject property is located on Tax Map 116 P/O Parcel 002.00. Property is 8.23 acres and is zoned R1A.**

Mr. Joyner opened the discussion with a summary of the above mentioned plat that came before the Planning Commission in April. Mr. Joyner stated that the property is zoned R1A and does not lay within the urban growth boundaries. This property is on the northwest side of Sandy Valley Road, between New Hope Road and Brinkley Branch Road. This property is defined as having a significant value for continued agricultural purposes and a rural way of life in the future, with a mixture of low density residential and rural estate lots. Only remaining comment from Staff is that the final approval is contingent of the Highway Department being able to address drainage, which is taking the water along the ditch, then under Sandy Valley. The water would be detained off-site.

Mr. Bratton asked if Mr. Carman had submitted any items concerning the drainage and was there any recommendations for the committee.

Mr. Joyner stated that Mr. Carman's recommendation is to track the water under Sandy Valley to a ditch section that was created when another subdivision in 2005 or 2006 was completed.

Mr. Honeycutt asked Mr. Carman if he knew where the water would be going under.

Mr. Carman stated that the engineers are still in discussion on what the best avenue would be, but feels confident that all drainage will be under Sandy Valley.

Mr. Honeycutt asked if the engineers were confident that the ditch across the street could handle the water.

Mr. Joyner stated that in speaking with the plans review consultant, he was confident that the ditch would handle the water and that there would only be 7 homes and the velocity would be the same. It worked for the subdivision across the road, and this is a significant channel they have built.

Mr. Bratton asked if there were any other questions. There was no more discussion so Mr. Bratton asked for a motion.

Motion for approval by Mr. Geminden, seconded by Mr. Honeycutt. Motion passed unanimously.

Other Discussion:

Mr. Joyner stated that he would like to have a Work Study for a speaker to come in and discuss the changes being made by TDEC.

Mr. Honeycutt stated that he has seen the Stormwater lunch meetings going on and was glad to see this happening.

Mr. Joyner stated that Goodlettsville started the meetings and Sumner County has assisted them along the way. Now most all cities and counties host a meeting and are important because TDEC is aware of these meetings.

Mr. Bratton stated that Portland just hired someone for Stormwater and looking at fees.

Mr. Honeycutt stated that White House already has Stormwater fees.

Mr. Joyner stated that he will be discussing new fees for Sumner County Stormwater before the board at a later date.

Mr. Bratton stated that everyone received a memo about delivery of the packets each month being delivered by an individual. Mr. Bratton stated that Dr. Taylor had concerns at the waste of the tax payers money and would like to get the opinions of other board members.

Mr. Geminden stated that his was delivered to City Hall and he had to go there and pick it up.

Mr. Bratton stated that he knows the mail is slow, but you will eventually get it. He went on to say that this is not a reflection on the Planning Department because he knew this came from someone instructing them to deliver in this method.

Mr. Joyner asked who all had an issue with getting their packets.

Mr. Honeycutt stated that in the past three months was the only time he had a problem.

Mr. Tucker stated that maybe it would be better to use UPS letter for \$9.00 instead of hand delivery and the packets would be to them the next day.

Mr. Joyner asked the members if they would be comfortable receiving the files through email. He also stated that a hard copy may still have to be mailed out, he would have to talk to Leah and find out.

Mr. Williams and Mr. Honeycutt stated that they did not.

Mr. Kirby asked if the plats could be sent electronically.

Mr. Joyner stated that the plats could be sent in a PDF or ZIP type file.

Mr. Bratton stated that he is willing to try anything but would prefer a hard copy but maybe send them out using UPS or Fedex.

Mr. Kirby stated that he is in Gallatin once or twice a week and does mind coming by the Planning office and picking up his packet.

Mr. Joyner asked Ms. McCullough how much the postage usually runs each month.

Ms. McCullough stated that each packet runs around \$4.00.

Mr. Bratton asked the members what was their opinion on this.

Mr. Graves stated that the Commissioners get their meeting information via email and he prefers a hard copy verses email.

Mr. Tucker stated that he would like to keep receiving the packets in the mail.

Mr. Joyner stated that the Planning office will look into using UPS and Fedex and see what the rates are and if they service every area.

There was other discussion on this issue.

Motion for adjourn by Mr. Graves, seconded by Mr. Honeycutt. Motion passed unanimously.

MEETING ADJOURNED AT 5:30 P.M.