

MINUTES

ATHENS MUNICIPAL-REGIONAL PLANNING COMMISSION

August 5, 2024

12:00 P.M.

CONFERENCE ROOM

ROLL CALL

MEMBERS PRESENT

Chairperson Jona Garrett
Janice Hardaway
John Proffitt
Jordan Curtis
Eric Newberry
Frances Witt-McMahan
Sam Stephens

MEMBERS ABSENT

Frances Witt-McMahan

OTHERS ATTENDING

Anthony Casteel
Gene McConkey
Brandon Ainsworth
Ben Burchfield
Mitchell Moore
Cody Huggins
Doug Unger
Tracy Kresher
Jeff McKay
Dustin Jinks
Emmette Johnson

APPROVAL OF MINUTES

1. Approval of the July 29, 2024 work session minutes

The minutes of the July 29, 2024, work session were approved on motion by Eric Newberry; seconded by John Proffitt vote – unanimous.

2. Approval of the July 1, 2024 regular minutes

The minutes of the July 1, 2024, regular meeting minutes were approved on motion by Eric Newberry; seconded by John Proffitt vote – unanimous.

OLD BUSINESS

There was no old business to discuss.

NEW BUSINESS

1. **Public Comments and Final Plat approval request for Emmitt Johnson on property shown as Tax Map 048P Group B Parcels 017.00, 018.00 and 019.00 on the Tennessee Real Estate Property Assessment Data Website. The R-2 Medium Density Residential property is located on Call Drive and contains 0.71 acres and two (2) lots.**

Mr. Casteel said this is a 3-lot plat. They are correcting two encroachments and turning this into two lots. Everyone has signed off on it and Staff approves it.

MOTION: Move to approve the request as presented.

MADE: Jordan Curtis
SECOND: Janice Hardaway
VOTE: Unanimous
MOTION PASSED

2. **Public Comments and Final Plat approval request for Dustin Jinks on property shown as Tax Map 064 Parcel 111.00 on the Tennessee Real Estate Property Assessment Data Website. The Urban Growth Boundary subdivision is located on Highway 39 West and County Road 134 and contains 12.63 acres and three (3) lots and an 8.89-acre tract.**

Mr. Casteel said it has been reviewed by the Staff and everyone has signed off on it. Lot 1 exists now, and he is taking 25-feet out of that lot to make a flag stem for lots two and three.

MOTION: Move to approve the request as presented.

MADE: Eric Newberry
SECOND: Sam Stephens
VOTE: Unanimous
MOTION PASSED

3. **Public Comments and Recommendation on accepting and naming extensions of Valley and Housley Drive, Skyridge Drive and Ridge Estate Drive into the City Street System**

Mr. Burchfield said they approved the initial plat sometime back. They received two bonds; one was a maintenance bond to insure the items that had been done to date, and the other a surety bond to insure the items that had yet to be completed. As part of accepting the streets, in the system, they are going to do two things. 1) Release the surety bond they've been done and the maintenance bond that currently carries a little over \$400,000, worth of things mainly storm water, is going to be amended and superseded with a maintenance bond to run for the next year and one half to cover just the roadway that is last thing to be done. Everything has been completed. There is a recommendation in the packet from Public Works saying they recommend the accept the streets contingent

upon Mr. Hicks coordinating with them to get the performance maintenance bond for the street paving.

MOTION: Move to approve the request as presented contingent upon the maintenance bond.

MADE: John Proffitt

SECOND: Jordan Curtis

VOTE: Unanimous

MOTION PASSED

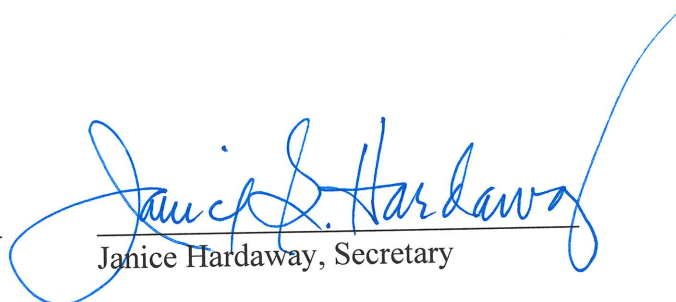
PETITIONS AND REQUESTS FROM AUDIENCE

There were no petitions or requests from the audience.

STAFF REPORT

There was no staff report presented.


Jona Garrett, Chairperson


Janice Hardaway, Secretary