



City of Munford, Tennessee
1397 Munford Avenue
Munford, TN 38058
City Hall (901) 837-0171
www.munford.com
Dwayne Cole, Mayor

Munford Municipal-Regional Planning Commission
SPECIAL CALLED
June 27, 2019

The special called meeting of the Munford Municipal-Regional Planning Commission met on Thursday, June 27, 2019 at 6:30 P.M. in the Munford Municipal building located at 70 College Street with the following:

PRESENT: Chairman Roy Meadors, Secretary Sue Arthur, Jerry Trobaugh, Mayor Dwayne Cole and Vernon Pairmore.

ABSENT: David Keeton and Vice-Chairman Rick Wilson

ALSO PRESENT: Henry Porter, Wayne Boulter, Paul Frazier, Code Enforcement /Building Inspector Glenn Stringfellow and Recording Secretary Barbara Younger.

The meeting was called to order at 6:30 PM. There was a quorum present.

I. NEW BUSINESS

A. Walker Meadows PRD – Final Subdivision Plat

Background

A Planned Residential Development (PRD) Final Development Plat has been submitted on behalf of Charles Walker Residuary Trust and Munford Development Company for properties along Doctor Drive and McLaughlin Drive. The properties can be further identified as Parcels 2.00, 9.00 and 11.02 on Tipton County Tax Map 111 and Parcel 12.01 on Tipton County Tax Map 111B, Group A. The properties do not appear to be located in a federally identified flood hazard area according to FIRM #47167C0310F, effective on 12/19/2006.

Analysis

A preliminary plan was approved by the Planning Commission in March, 2018. The developers have since asked for and received a change in the underlying residential zoning and are amending their plans to reflect the new design.

Staff has asked that the entrance point, driving aisles, and turning radius' be reviewed by the Fire Department to ensure that adequate emergency management access can be achieved at this site.

The area is an established PRD overlay. The zoning regulations as shown on the previously approved preliminary development plan are the regulations for this area as shown on the Preliminary Development. This plan has been approved by the Board of Mayor and Aldermen.

Construction plans have been submitted to and approved by the City Engineer.


City Staff has requested a development contract be entered into with the development and the City prior to final plat approval

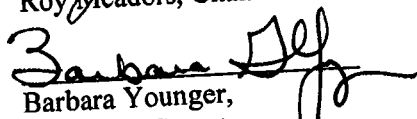
Recommendation


Staff recommends approval of the final development plan.

There was a motion by Sue Arthur, seconded by Vernon Pairmore to approve the Walker Meadows Planned Residential Development (PRD) Final Subdivision Plat as presented. Motion carried, all present voting aye.

There being no further business, the meeting was adjourned at 6:38 PM.


Roy Meadors, Chairman


Barbara Younger,
Recording Secretary


Sue Arthur, Secretary