

**Cookeville Municipal Planning Commission**  
**Agenda**  
**September 28, 2020**  
**5:30 P.M.**

**Action Items:**

- (1) Consider for approval the agenda as submitted.
- (2) Consider for approval the minutes of August 24, 2020.
- (3) Consider a Resolution, determining that, due to the COVID-19 pandemic, meetings of the Cookeville Municipal Planning Commission shall be by electronic means as permitted by Executive Order No. 16, No. 32, No. 51 & No. 60. Request submitted by staff.
- (4) Consider for action six (6) month extension of the preliminary plat of West Towne Village, 50 Single Family detached lots located off Broadway Avenue. Request submitted by Aaron Bernhardt.
- (5) Consider for action six (6) month extension of the preliminary plat of Scenic Bluffs, eight (8) lots located off South Jefferson Avenue and Interstate Drive. Request submitted by Barry Reese.
- (6) Consider for action the preliminary plat of Windsor Hill West, 18 lots located at State Route 111 and Oxford Place. Request submitted by Jerry Gaw.
- (7) Consider for action the final plat of University Center Townhomes, Phase II, 14 lots located at Autumn Avenue and West 12<sup>th</sup> Street. Request submitted by Jerry Gaw.
- (8) Consider for action the final plat of the Deloy & Linda Wunningham Division, three (3) lots located at 405 West Spring Street. Request submitted by Tays Realty & Auction.
- (9) Consider for action the rezoning of 70 County Farm Road from RS-20 (Single Family Residential) to RM-8 Multi-family Residential). Request submitted by Taylor Dillehay on behalf of Phoebe Wade.
- (10) Consider for action the rezoning of one parcel located on Buffalo Valley Road (Tax Map 054 093.03) from RS-10 (Single Family Residential) to RM-8 (Multifamily Residential). Request submitted by Dianna Collins.

**Study Items:**

- (1) Consider for study the rezoning of 7.68 acres of a parcel located on Tennessee Avenue (Tax Map 064 074.00) from Commercial Industrial Mixed Use (CI) to Heavy Manufacturing (HM). Request submitted by the City of Cookeville.
- (2) Consider for study the rezoning of 1525, 1551& 1571 Bunker Hill Road from RS-15 (Single Family Residential) to RS-10 (Single Family Residential). Request submitted by Taylor Dillehay on behalf of Kevin Sergent.
- (3) Consider for study the preliminary plat of Westfield Court, six (6) lots located at 461 West Stevens Street. Request submitted by Andy Milton.
- (4) Consider for study the rezoning of a portion of a parcel located on Neal Street & East Veterans and Neal Street, South Maple Avenue & Old Walton Road (Tax Map 066 Parcel 032.00) from CR (Regional Commercial) & RS-15 (Single Family Residential) to CG (General Commercial). Request submitted by Aaron Bernhardt.

**Staff Reports:**

- (1) Minor Plats Approved & Recorded:
  - Clough & Dillon Lot Line Adjustment, two (2) lots located at 307 N. Ferguson Ave & 747 Langford Ln – Nicholas Clough & Howard Dillon
  - Commonwealth Co. Redivision of Tract 3 of Redivision of Tract 2, one (1) lot located at South Willow Avenue - Autozone