

**TOWN OF DANDRIDGE, TENNESSEE
REGIONAL PLANNING COMMISSION
REGULAR MEETING
11 July 2023**

I. CALL TO ORDER

- A. The Dandridge Regional Planning Commission met in regular session on Tuesday, July 11, 2023 at 5:00 p.m.
- B. Chairman MARK CHAMBERS called the meeting to order and called for roll.

II. ROLL CALL

- A. A roll call of the Planning Commission was conducted with the following members responding:

- Chairman MARK CHAMBERS
- Mayor GEORGE GANTTE
- Commissioner CECIL FRANKLIN
- Commissioner LAUREN HURDLE
- Commissioner BRYANT OPEIL
- Commissioner KAY SCHOLLER

ABSENT: Alderman MIKE NELSON
Commissioner STEPHANIE CHURCHWELL
Commissioner LOU WILLOUGHBY

- B. A quorum being present, the following business was conducted and entered on the record:

III. PUBLIC COMMENTS

None presented.

IV. READING OF THE MINUTES

It came on a motion by Mayor GANTTE, seconded by Commissioner OPEIL, that the Regular Meeting Minutes of June 13, 2023 be approved as presented.

On a voice vote, the motion passed unanimously, and was so ordered.

V. BUSINESS PRESENTED BY THE MAYOR

Mayor GANTTE requested thoughts and prayers to Kevin Bunch and family in the loss of his father.

VI. OLD BUSINESS

None presented.

VII. NEW BUSINESS

- Rebecca Cate (Nathan Cate), Old Jefferson City Hwy., Map 68J, Group B, Parcel 20, Rezone Request R-1 to R-2

It came on a motion by Mayor GANTTE, seconded by Commissioner OPEIL, to approve the rezone and recommend to BMA for passage.

On a voice vote, the motion passed unanimously, and was so ordered.

- Rajkamal Nian Harricharan Singh & Catherine Lee, 521 Hwy. 139, Map 76, Parcel 41.02, Rezone Request B-4 to R-1

It came on a motion by Commissioner OPEIL, seconded by Commissioner FRANKLIN, to approve the rezone and recommend to BMA for passage.

On a voice vote, the motion passed unanimously, and was so ordered.

- Tim & Tracey Curtis (Terry Roman), Hwy.25/70 W, Map 67, Parcel 74, 31-50 Lot Preliminary Subdivision

This item was rolled to the next regular scheduled meeting.

- Resolution Calling for a Public Hearing on the Proposed Annexation of Territory into the Town of Dandridge by Owner Consent and Approving a Plan of Services (Hwy 25-70E, Map 59, Parcel 39.02)

This item was removed from the agenda until which time the owner requests to be placed back on the agenda.

- Ordinance Amending the “Zoning Map of the Town of Dandridge, TN” a Component of the “Zoning Ordinance of the Town of Dandridge, TN” from an A-1 (Agriculture District) to a B-4 (Commercial Resort District) (Hwy 25-70E, Map 59, Parcel 39.02)

This item was removed from the agenda until which time the owner requests to be placed back on the agenda.

- Resolution Calling for a Public Hearing on the Proposed Annexation of Territory into the Town of Dandridge by Owner Consent and Approving a Plan of Services (Hart Road, Map 58, Parcels 20.01 & 31)

It came on a motion by Mayor GANTTE, seconded by Commissioner FRANKLIN, approve the proposed annexation and plan of services and recommend to BMA.

On a voice vote, the motion passed unanimously, and was so ordered.

- Ordinance Amending the “Zoning Map of the Town of Dandridge, TN” a Component of the “Zoning Ordinance of the Town of Dandridge, TN” from an A-1 (Agriculture District) to a R-1 (Low Density Residential District) (Hart Road, Map 58, Parcels 20.01 & 31)

It came on a motion by Mayor GANTTE, seconded by Commissioner FRANKLIN, to approve the rezone and recommend to BMA for passage.

On a voice vote, the motion passed unanimously, and was so ordered.

- Ordinance Amending the “Zoning Ordinance of the Town of Dandridge, TN” by Revising Section 14-408(1) to Include Sale of Manufactured Homes as a Permitted Use in the B-2 General Business District

Amend the above Ordinance as follows to add: All permanent commercial structures (such as office buildings) using a pier foundation type shall cover the exposed crawl space with a masonry concrete block perimeter that is within 2” of the subfloor of the structure. The exterior finish of the block shall either be painted or have a brick/stone/stucco façade. Display structures/models shall cover the exposed crawl space with a temporary skirting.

It came on a motion by Commissioner OPEIL, seconded by Commissioner FRANKLIN, approve the Ordinance as amended and recommend to BMA for passage.

On a voice vote, the motion passed unanimously, and was so ordered.

VIII. MISCELLANEOUS

- A presentation of a survey of the historic architecture and buildings in the Dandridge Historic District, on it’s 50th Anniversary, will be presented on Thursday, July 13, 2023 from 6:00pm-7:00pm at the Jefferson County High School Main Campus Auditorium. This survey is a joint effort of JCHS students, teachers, and the Town of Dandridge.
- Joint Work Session (Regional Planning Commission & BMA), Wednesday, July 19th, 5:30 p.m. (location TBD), re: Location & Development Standards for Travel Trailer Parks & Design Review Commission/Guidelines

IX. ADJOURNMENT

It came on a motion by Commissioner OPEIL, seconded by Mayor GANTTE, to adjourn the July 11, 2023 meeting of the Dandridge Regional Planning Commission.

Mark Chambers, Chairman

ATTEST:

Cathy Dixon, Town Recorder

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