

WORKSHOP AGENDA

Planning Commission

May 12, 2026 @ 5:30 PM

For the May 26, 2026 Regular Meeting @ 6:00 PM

- Call meeting to order.
- Determine quorum.

ORDER OF BUSINESS

1. Approve Minutes: April 14, 2026 Workshop and April 28, 2026 Regular Meeting.
2. Public Comment Period.

OLD BUSINESS

3. Site Plan - 1370 Heil Quaker Boulevard - Proposed Truck Parking on 2.51 Acres. Property located at 1370 Heil Quaker Blvd. (Tax Map 17, Parcel 28.01). ID (Interchange District) Zoning District. Property owned by Harsimranjeet Kaur. Requested by Huddleston Steele, Inc.
4. Site Plan - 425 Industrial Boulevard - New Building Consisting of 10,800 Square Feet on 4.14 Acres. Property located at 425 Industrial Blvd. (Tax Map 29, Parcel 7.01). GD (Gateway District) Zoning District. Property owned by Sitepro Rentals, Inc. Requested by Dewey Engineering.

NEW BUSINESS

5. Site Plan - Zaxby's - New Restaurant on 0.74 Acres. Property located at 5175 Murfreesboro Road (Tax Map 15, Parcel 2.01). DD (Downtown District) Zoning District. Property owned by Guernsey Holdings ZRC OPCP, LLC. Requested by Carter Engineering.
6. Preliminary Plat - Emrose, Nine Lots on Two Acres. Property located at 111 Irvin Road (Tax Map 18P, Group A, Parcel 6). R-3 (High Density Residential) Zoning District. Property owned by Kepley Properties, LLC. Requested by SEC, Inc.
7. Final Plat - Arbor Ridge, Sec. 7 - 82 Lots on 23.46 Acres. Requested by SEC, Inc. Property located on Waldron Road (Tax Map 32, P/O Parcel 4.04). PDR (Planned Density Residential) Zoning District. Property owned by Starlight Homes Tennessee, LLC.
8. Final Plat - Arbor Ridge, Sec. 8 - 21 Lots on 7.56 Acres. Requested by SEC, Inc. Property located on Waldron Road (Tax Map 32, P/O Parcel 4.04). PDR (Planned Density Residential) Zoning District. Property owned by Starlight Homes Tennessee, LLC.
9. Bonds/Letters of Credit Update.

ADJOURN