

**AGENDA FOR THE
MEDINA MUNICIPAL/REGIONAL
PLANNING COMMISSION MEETING
MONDAY, DECEMBER 11, 2023
5:30 PM**

- I. DETERMINATION OF QUORUM AND CALL TO ORDER**
- II. REVIEW AND APPROVAL OF MINUTES**
- III. CITIZENS COMMENTS**
- IV. NEW BUSINESS**
 - A. Site Plan – Medina Fuel Center**
 - B. Final Plat – Crosswynd Subdivision – Section 3B**
 - C. Discussion on potential zoning amendments to allow less restrictive lot requirements**
 - D. Discussion on potentially updating land use plan components**
- V. OLD BUSINESS**
- VI. OTHER BUSINESS**
- VII. ADJOURNMENT**

- The staff planner has reviewed the landscape plan and found that it meets the minimum required criteria.
- A copy of the TDEC permit will need to be provided to the City for verification purposes.
- A copy of the TDOT permit will need to be provided to the City for verification purposes.
- It should be determined by the City Engineer whether drainage standards would be met, or whether additional drainage improvements will be needed.
- A certificate of approval of the Planning Commission should be placed on the site plan.
- A certificate of accuracy to be signed by the design engineer should be placed on the site plan.
- The zoning of the property and abutting properties is supposed to indicated on the site plan.

Recommendation. The staff planner recommends the above noted comments and concerns be properly addressed prior to approval.

B. Crosswynd Subdivision – Section 3B

Background. A final plat has been submitted for the creation of 5 lots in Crosswynd Subdivision. The property is located on the east side of Blackmon Street and it is zoned R-1A. The property comprises 3.00 acres and it is not located in a designated flood hazard zoned. The construction drawings for this phase were approved on March 13, 2023.

Analysis. It appears that all minimum standards have been met.

Recommendation. The staff planner recommends if an appropriate performance bond is established in an amount specified by the City Engineer.

zoning district, which failed to be approved by the City Board. The R-1B proposal will be included in the agenda packet.

D. Discussion on potentially updating land use plan components

The staff planner will discuss whether to proceed in updating the components of the City's Land Use Plan. Presently the planning documents, currently in effect are:

- Developmental Goals, Policies, and Objectives – dated April 9, 2007
- Future Land Use Map – dated 2005
- Major Road Plan – dated January 26, 2013

The staff planner will discuss potentially updating all three documents and then combining them into one "Land Use Plan" for the City.

- V. OLD BUSINESS**
- VI. OTHER BUSINESS**
- VI. ADJOURNMENT**