

**MEDINA MUNICIPAL/REGIONAL  
PLANNING COMMISSION MEETING  
MONDAY, OCTOBER 7, 2024  
5:00 PM**

**I. DETERMINATION OF QUORUM AND CALL TO ORDER**

Jonathan Roland called the meeting to order and determined a quorum. Present were Vance Coleman, Grayson Chandler, Sam Gilley, Chad Nunnery, Jonathan Roland, and Sam White. All members were present.

**II. REVIEW AND APPROVAL OF MINUTES**

A quorum of members that attended the September meeting were determined to be present and those meeting minutes were approved by a unanimous vote of those members.

**III. CITIZENS COMMENTS**

A. None

**IV. NEW BUSINESS**

**A. Public Hearing / Official Action – Subdivision Regulations Amendment to allow the option of soil cement base for proposed streets.** – During the public hearing Joel McAlexander, and Kevin Clark both spoke in favor of having the option to use a soil cement base on future city streets in Medina. They both stated that it would provide a quality option when it was economically feasible to use the soil cement base. The city planner advised that this regulation was borrowed, in large part, from the City of Jackson with appropriate edits. The city engineer advised that the City of Jackson had been using this regulation for several years now and had made revisions along the way to improve upon it. The city engineer stated that this was a good option to have available to us, as long as it is installed properly. After the public hearing was closed, a motion was made by Sam Gilley to adopt the amendment and it was seconded by Grayson Chandler. The motion was then passed by a unanimous vote of the Commission.

**B. Final Plat – Torrance Minor Subdivision** – A final plat was submitted that would split a 3.42-acre lot from a parent tract of approximately 40 acres on Roy Hargrove Road (Tax Map 173, Parcel 62.00). The property is in the county but is within our planning region. It is owned by Larry Darby and is zoned A-1 (per Gibson County Zoning resolution). The city planner and city engineer both recommend approval of the plat. A motion was made by Jonathan Roland to approve the plat, and it was seconded by Vance Coleman. The motion was passed by a unanimous vote of the Commission.

**C. Final Plat – Ronnie Carter Minor Subdivision** – A final plat was submitted that would split a 2.31-acre lot from a parent tract of approximately 10 acres on SR152 (Tax Map 175, Parcels 17.02 & 17.03). The property is in the county but is within our planning region. It is owned by Ronnie Carter and zoned A-1 (per Gibson County Zoning Resolution). The parent tract will be served by an access easement and will require the construction of a public road if any future subdivisions of that tract are requested. The city planner and city engineer both recommend approval of the plat. A motion was made by Vance Coleman to approve the final plat. The motion was seconded by Chad Nunnery and passed by a unanimous vote of the Commission.

**D. Final Plat – Westview Minor Subdivision** – A final plat was submitted that would split off four lots, ranging in size from 18,250 sf to 27,750 sf, while leaving a remaining parent tract of approximately 9-acres on North Main Street (Tax Map, Parcel 57.00). The property is owned by Thomas Hopper and is zoned R-1. The city planner and city engineer both recommend approval of the plat. A motion was made by Vance Coleman to approve the final plat. The motion was seconded by Chad Nunnery and passed by a unanimous vote of the Commission.

#### **V. OLD BUSINESS**

**A. None**

#### **VI. OTHER BUSINESS**

**A. None**

#### **VII. ADJOURNMENT**

**Meeting Adjourned**

