

CATOOSA COUNTY PLANNING COMMISSION
MINUTES OF JULY 23, 2019
ZONING MEETING

The Catoosa County Planning Commission met in regular session at the Catoosa County Administration Building in Ringgold on Tuesday, July 23, 2019, at 6:00 p.m..

Members present were: Chairman Jerry Hawthorne, Vice Chairman Jeff Fava, Wayne Sturdivan, Kenneth Dodd, and Wanda Garrett. Mike Scholl was absent.

Chairman Hawthorne welcomed all participants in the audience, as well as the Planning Commission members. Also in attendance was James Davis, Zoning Administrator, Tammie Childers, Recording Secretary, and Skip Patty, Zoning Attorney.

The following minutes summarize the actions of the Commission:

Approval of Minutes: Wayne Sturdivan made a motion to approve the minutes for June 25, 2019. Wanda Garrett seconded the motion. Motion carried 5-0.

Case #1305-19 Morris Hullender 64/21A Happy Lane A-1 to R-1
Mr. Hullender requests A-1 to R-1 for property to divide 5 lots off of Cherokee Valley Road for future homes. Each lot will be 102' by 310 feet deep.

Motion – Kenneth Dodd made a motion to approve

Wayne Sturdivan – seconded motion

Wanda Garrett – approved

Jeff Fava – approved

Jerry Hawthorne - approved

Motion carried 5-0 to approve.

Case #1306-19 Glen Meadows 35A/27A 35A/27 Graysville Rd. R-1 to C-R
Mr. Meadows requests rezoning from R-1 to C-R for senior condominiums. They will be 32 units at 1100 square feet with handicap accessible. The units will be all brick with a walking track, dog park and pool. Mr. Meadows stated he would like to either sell or lease the units.

Motion – Kenneth Dodd made a motion to approve subject to the sight plan submitted.

Wanda Garrett – seconded motion

Wayne Sturdivan – approved

Jerry Hawthorne - approved

Jeff Fava – approved

Motion carried 5-0 to approve.

Case #1319-19 Rodney Waters 20B/36B 19G/51 20B/22 Wooten Rd Prel. Plat
Mr. Waters request approve of his preliminary plat for 86 lots off of
Wooten Road.

Motion – Wayne Sturdivan made a motion to subject changes made to
preliminary plat of 86 lots as submitted.

Jeff Fava – seconded motion
Jerry Hawthorne – approved
Wanda Garrett – approved
Kenneth Dodd – approved

Motion carried 5-0 to approve.

Case #1320-19 Dennis King 21E/7 Random Terrace Preliminary Plat
Dennis King requests preliminary plat for 42 lots off of Random Terrace.
Jennifer Terryl was concerned where to the road would be in connection
with her driveway. Gary Road stated he was concerned with the right of
way on the road entering the subdivision. Chairman Hawthorne stated
that all the specs had been met on the preliminary plat.

Motion – Jerry Hawthorne made a motion to approve subject to the
preliminary plat submitted.

Kenneth Dodd – seconded motion.
Jeff Fava – approved
Wayne Sturdivan – against
Wanda Garrett – abstained.

Motion carried to approve 3-1-1 with Wayne Sturdivan against and Wanda
Garrett abstaining.

Flinn Enterprises 20D/78A Graysville Road Review
Mr. Flinn stated that he is considering putting houses on the property instead of townhomes, and
had questions about the amount of homes to go off of Woods Drive. Mr. Flinn stated he wants
to put 4 homes with individual drives off of Woods Drive. The Planning Commission agreed to
the amount of homes to be built on the property.

It is the recommendation of Chairman Jerry Hawthorne that the minutes each month be given to
the Board of Commissioners, Public Officials or any Citizen after the final approval.

Approved this 27 day of Aug., 2019.



Chairman of Planning Commission

cc: Planning Commission Members
Board of Commissioners
Alicia Vaughn, County Manager
James Davis, Zoning Administrator
Skip Patty, Attorney