



WILSON COUNTY PLANNING COMMISSION

Friday, February 17, 2023  
10:00 a.m.

Commission Chambers, Wilson County Courthouse

CALL TO ORDER

ADMINISTER OATH

APPROVAL OF MINUTES: January 20, 2022

**Old Business:**

Application submitted by Keith Neal requesting to rezone the following property from (R-1) Rural Residential to (C-2) General Commercial the property is located at 8515 Stewarts Ferry Pike and contains approximately 6.97 acres the property is further referenced as Wilson County Tax Map 116 Parcel 42.05. District 14 Commissioner: Tommy Jones

**New Business**

**\*\*\*\*\*Land Use Plan Amendment & rezoning of property**

Application has been made by Brendon Boles, Kimley-Horn with permission from property owners **Jerry Mc Peak and Terry Mc Peak** requesting a Land Use Plan Amendment from low density residential area to a commercial center area and rezoning of the same property from (R-1) Rural Residential to (C-4) Planned Commercial the property is located on Maddox Road and contains approximately forty (40) acres, the property is further referenced as Wilson County Tax Map 140 Parcel 1.00. District 13 Commissioner: Jeremy Hobbs.

**\*\*\*\*\*Site Plans and Plats**

- 01.) Site Plan-JAMS Investment Group building addition 1 lot  
5780 Highway 109 North & Northern Road 33/45.00  
District 4 Representative: Chad Barnard zoned C-3
- 02.) Site Plan-SPDWY IP PH. 1 Lot 3 BLDG 3 (Amazon) EV Charger & Hydrogen Fuel Cell Generator  
1000 Richard Petty Way & Darrell Waltrip Drive 141/26.10  
District 12 Representative: Haskell Evans zoned C-4
- 03.) Site Plan-SPDWY IP PH 2 Lot 15 BLDG 15 1 lot  
Marty Robbins Drive & Gwynn Road 141/12.01, 12.02, 12.03, 12.04, 26.05  
District 12 Representative: Haskell Evans zoned C-4
- 04.) SPDWY IP PH 2 Lot 11 Bld. 11 building materials modification 1 lot  
1250 Richard Petty Way & Gwynn Road 141/26.05  
District 12 Haskell Evans zoned C-4

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|------|---|--|
| 05.) | Site Plan-Cherokee Marina & Campground off site sign renovation<br>Hwy 109 & Cherokee Dock Road<br>District 5 Representative: Jerry McFarland | 1 lot<br>10/23.00 po<br>C-2            |
| 06.) | Sketch Plat-McCrary Road Subdivision<br>McCrary Road & Stonecrest Drive<br>District 14 Representative: Tommy Jones                            | 53 lots<br>116/105.05<br>zoned R-1     |
| 07.) | Final-Nettie Elizabeth Tomlinson Property Tracts 7 & 8<br>North Dickerson Chapel Road<br>District 6 Representative: Beth Bowman               | 4 lots<br>18/17.04<br>zoned A-1        |
| 08.) | Prelim.: Jamie Lee Roddy Property<br>East Richmond Shop Road<br>District 7 Representative: Terry Scruggs                                      | 8 lots<br>136/26.00<br>zoned A-1       |
| 09.) | Prelim.; Amber Falls Subdivision<br>1310 Burford Road<br>District 6 Representative: Beth Bowman   | 55 lots<br>24/41.00<br>zoned A-1       |
| 10.) | Prelim.; Highlands of Poplar Ridge<br>Highlands Ridge Drive & Eakes Thompson Road<br>District 13 Representative: Jeremy Hobbs                 | 84 lots<br>120/2.00, 6.03<br>zoned R-1 |

**PLATS FOR AFFIRMATION:**

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|---|----------------------|
| Rsb.; Joseph Haynes & Michael Searcy Property Lot 1C<br>Horn Springs Road | 1 lot<br>35/47.00    |
| Subdv.; David L. Adams Property<br>Sugar Flat Road                        | 1 lot<br>60/39.02    |
| Amd.; Stonebrook Falls Subdivision Lot 19<br>Stone Brook Drive            | 1 lot<br>25H/A/19.00 |