

CITY OF FAIR VIEW
BOARD OF COMMISSIONERS
REGULAR MEETING AGENDA

MAY 5, 2022

7:00 P.M.

1. **Roll Call**
2. **Call to Order**
3. **Prayer and Pledge**
4. **Approval of Agenda and Executive Session Announcements**
5. **Public Hearing(s)**
6. **Citizen Comments** (Limited to the first 5 citizens to sign in and a limit of 3 minutes each)
7. **Public Announcements, Awards and Recognitions**
 - A. City Events
8. **Staff Comments and Monthly Reports**
 - A. Planning Report
 - B. Finance Report
 - C. Public Works Report
 - D. City Manager Report, Scott Collins
9. **Consent Agenda** (Any Item May be Removed for Individual Consideration)
 - A. Minutes from Board of Commissioners Meeting April 21, 2022
 - B. Minutes from Board of Commissioners Work Session April 21, 2022
10. **Old Business**
 - A. Rezoning of Groves Property
 - (1) Public Hearing
 - (2) Second and Final Reading of Ordinance 2020-29, An Ordinance to Amend the Zoning Ordinance of the City of Fairview, by Rezoning 124.43 Acres of Property, Consisting of Map 043, Parcel 006.00 and Map 043, Parcel 026.00, Located at Wayne's Lane and Mangrum Lane, From RS-40 Single Family Low-Density Residential to an R-20 Single Family Medium-Density Residential Planned Overlay Development and Approving a Master Development Plan, Owners: Cory Groves and Johnny Groves
11. **New Business**
 - A. Resolution 10-22, A Resolution Calling for a Public Hearing on the Proposed Annexation of Territory into the City of Fairview by Owner Consent and Approving a Plan of Services, Map 021, Parcel 046.05, .755 Acres, Highway 96 N, Property Owners: Walter and Beverly Totty, Agent: Rob Molcham, SEC, Inc.
 - B. Ordinance 2022-14, An Ordinance to Amend the Zoning Ordinance of the City of Fairview, Tennessee, by Rezoning 6.0 Acres of Property Consisting of Williamson County Tax Map 021, Parcel 046.06, Located on Highway 96 N, From CG (Commercial General) to RM-8 (Multifamily Residential), Property Owners: Walter and Beverly Totty, Agent: Rob Molcham, SEC, Inc.

- C. Ordinance 2022-15, An Ordinance to Amend the Zoning Ordinance of the City of Fairview, Tennessee, by Rezoning 5.67 Acres of Property Consisting of Williamson County Tax Map 021, Parcel 046.09, Located on Highway 96 N, From CG (Commercial General) to RM-8 (Multifamily Residential), Property Owners: Walter and Beverly Totty, Agent: Rob Molcham, SEC, Inc.
- D. Ordinance 2022-16, An Ordinance to Amend the Zoning Ordinance of the City of Fairview, Tennessee, by Rezoning 7.19 Acres of Property Consisting of Williamson County Tax Map 042, Parcel 065.07, Located on Old Nashville Road, From RS-40 (Residential) to R-20 (Residential), Property Owner: Jenelle Pinkerton, Agent: Timothy Mangrum, Innovated Construction Co. LLC
- E. Ordinance 2022-17, An Ordinance to Amend the Zoning Ordinance of the City of Fairview, Tennessee, by Rezoning 7.19 Acres of Property, Consisting of Williamson County Tax Map 042, Parcel 065.08, Located on Old Nashville Road, From RS-40 (Residential) to R-20 (Residential), Property Owner: Estate of Charlene Zoet, Agent: Tim Mangrum, Innovated Construction Co. LLC
- F. Ordinance 2022-18, An Ordinance to Amend the Zoning Ordinance of the City of Fairview, Tennessee, by Rezoning 6.86 Acres of Property Consisting of Williamson County Tax Map 022, Parcel 178.02, Located on Highway 96 N, From RSM-40 (Residential) to RM-8 (Residential Multifamily), Property Owner: Rick Neighbors, Agent: Tim Mangrum, Innovated Construction Co. LLC

12. Communications from the Mayor and Commissioners

13. Meeting Adjournment

ORDINANCE #2020-29

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF FAIRVIEW, BY REZONING 124.43 ACRES OF PROPERTY, CONSISTING OF MAP 043 PARCEL 006.00 AND MAP 043, PARCEL 026.00, LOCATED AT WAYNE'S LANE AND MANGRUM LANE, FROM RS-40, SINGLE FAMILY LOW-DENSITY RESIDENTIAL TO AN R-20 SINGLE FAMILY MEDIUM-DENSITY RESIDENTIAL PLANNED OVERLAY DEVELOPMENT AND APPROVING A MASTER DEVELOPMENT PLAN, OWNERS: CORY GROVES AND JOHNNY GROVES

WHEREAS, the city of Fairview Zoning Ordinance, and the zoning maps therein adopted be, and the same are hereby amended by rezoning the property herein described as 124.43 acres of property located at Wayne's Lane and Mangrum Lane, consisting of Map 043, Parcel 006.00 and Map 043, Parcel 026.00, from RS-40, Single Family Low-Density Residential, to an R-20, Single Family Medium-Density Residential Planned Overlay Development and Approving a Master Development Plan, as requested by owners Cory Groves and Johnny Groves; and

WHEREAS, said portion of property to be rezoned from RS-40 to R-20 POD and approving a master development plan is located within the corporate limits of the City of Fairview; and

WHEREAS, the City of Fairview Municipal Planning Commission forwarded the request to the Board of Commissioners on November 10, 2020, with a recommendation for approval without conditions; and

WHEREAS, that all Ordinances or parts of Ordinances in conflict with are hereby repealed.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF FAIRVIEW, TENNESSEE, BOARD OF COMMISSIONERS, to amend the zoning ordinance of the city of Fairview, by rezoning as 124.43+/- acres of property located at Wayne's Lane and Mangrum Lane, consisting of Map 043, Parcel 006.00 and Map 043, Parcel 026.00, from RS-40, Single Family Low-Density Residential, to an R-20, Single Family Medium-Density Residential Planned Overlay Development and Approving a Master Development Plan, as requested by owners Cory Groves and Johnny Groves, the public welfare requiring it. The rezoning of this site shall be subject to all City ordinances and regulations.



Waynes Lane

Cox Pike

Mangrum Road

Rezone 124.43+/- Acres
Waynes Lane and Mangrum Lane
Map: 043 Parcel: 006.00
and
Map: 043 Parcel: 026.00
Requested Zoning: R-20 POD
Owner: Cory Groves & Johnny Groves



SITE DATA
 PROPERTY INFORMATION:
 OWNER: [REDACTED]
 ADDRESS: [REDACTED]
 ZONING INFORMATION:
 ZONING: [REDACTED]
 PROJECT INFORMATION:
 AREA: [REDACTED]
 PROJECT NAME: [REDACTED]

NOTES:
 1. THIS DEVELOPMENT IS SUBJECT TO THE CITY OF FAIRVIEW'S SUBDIVISION MAP ACT AND THE CITY OF FAIRVIEW'S SUBDIVISION MAP ACT RULES AND REGULATIONS.
 2. THE CITY OF FAIRVIEW RESERVES THE RIGHT TO APPROVE OR DISAPPROVE THIS DEVELOPMENT.
 3. THE CITY OF FAIRVIEW RESERVES THE RIGHT TO REQUIRE CHANGES TO THIS DEVELOPMENT.
 4. THE CITY OF FAIRVIEW RESERVES THE RIGHT TO REQUIRE THE DEVELOPER TO PROVIDE A BOND TO COVER THE COSTS OF THIS DEVELOPMENT.
 5. THE CITY OF FAIRVIEW RESERVES THE RIGHT TO REQUIRE THE DEVELOPER TO PROVIDE A BOND TO COVER THE COSTS OF THIS DEVELOPMENT.

MASTER DEVELOPMENT PLAN

THE GROVES PROPERTY

Conceptual Master Plan
 14.75 AC ±
 2023/04/14



Approved by the Board of Commissioners:

Debby Rainey, Mayor

ATTEST:

Brandy Johnson, City Recorder

LEGAL FORM APPROVED:

City Attorney

First Reading: March 4, 2021

Public Hearing Held: May 5, 2022

Second Reading: _____

Published in the Fairview Observer on: April 19, 2022

RESOLUTION 10-22



A RESOLUTION CALLING FOR A PUBLIC HEARING ON THE PROPOSED ANNEXATION OF TERRITORY INTO THE CITY OF FAIRVIEW BY OWNER CONSENT AND APPROVING A PLAN OF SERVICES, MAP 021, PARCEL 046.05, .755 ACRES, HIGHWAY 96 N, PROPERTY OWNERS: WALTER AND BEVERLY TOTTY, AGENT: ROB MOLCHAM, SEC, INC.

**Tax Map 021, Parcel 046.05
Highway 96 N**

Owner: Walter and Beverly Totty

.755 Acres

WHEREAS, the City of Fairview, having been petitioned by interested persons, proposes the extension of its corporate limits by the annexation of certain territory adjoining its existing boundaries and within its urban growth boundaries by owner consent; and

WHEREAS, a Plan of Services for the territory proposed for annexation by owner consent has been reviewed by the Fairview Planning Commission; and

WHEREAS, the governing body desires to conduct a public hearing on the proposed annexation, zoning and plan of services;

NOW THEREFORE BE IT RESOLVED by the City of Fairview Tennessee as follows:

- A. That a public hearing is hereby scheduled for 7:00 pm on June 2, 2022, at Fairview City Hall on the proposed annexation of territory by owner consent, and Plan of Services, to wit:

BEING ALL OF PARCEL 46.05 ON MAP 21 LOCATED IN THE 1st CIVIL DISTRICT OF WILLIAMSON COUNTY, TENNESSEE. BEING BOUND IN GENERAL ON THE NORTH AND EAST BY OTHER PROPERTIES OWNED BY WALTER C. AND BEVERLY D. TOTTY (MAP 21, PARCEL 46.06 - BK. 1158, PG. 134 AND MAP 21, PARCEL 46.09 - BK. 1432, PG. 567), ON THE SOUTH BY GREG DOUGLAS GOINGS (MAP 21, PARCEL 46.10 - BK. 5816, PG. 914), ON THE WEST BY HERLIE A. AND SANDRA RUST LAMPLEY (MAP 21, PARCEL 58.05 - BK. 2087, PG. 59), SAMUEL B. AND JUNE L. WARDEN (MAP 21, PARCEL 58.00 - BK. 2078, PG. 843). BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN THE WEST RIGHT OF WAY OF HIGHWAY 96 NORTH. SAID POINT BEING THE COMMON CORNER OF PARCEL(S) 46.09 AND 46.06. THENCE, LEAVING SAID RIGHT OF WAY AND WITH THE COMMON LINE OF SAID PARCELS S 49°57'02" W FOR A DISTANCE OF 648.95' TO **POINT OF BEGINNING**. SAID POINT BEING A COMMON CORNER OF PARCEL(S) 46.09 AND 46.05; THENCE, LEAVING PARCEL 46.06 AND WITH THE WEST PARCEL LINE OF 46.09 S 17°28'12" W FOR A DISTANCE OF 470.65' TO A POINT IN THE NORTH LINE OF GREG DOUGLAS GOINGS; THENCE, WITH SAID NORTH LINE S 49°57'02" W FOR A DISTANCE OF 39.90' TO A POINT IN THE EAST LINE OF HERLIE A. AND SANDRA RUST LAMPLEY; THENCE, LEAVING GOINGS AND WITH SAID EAST LINE N 02°35'35" E FOR A DISTANCE OF 104.17' TO A POINT; THENCE, CONTINUING WITH SAID EAST LINE N 02°04'56" W FOR A DISTANCE OF 146.11' TO A POINT IN THE EAST LINE OF SAMUEL B. AND JUNE L. WARDEN; THENCE, CONTINUING WITH EAST LINE OF WARDEN N 00°41'06" E FOR A DISTANCE OF 80.41' TO A POINT; THENCE, LEAVING WARDEN N 49°57'02" E FOR A DISTANCE OF 224.00' TO THE **POINT OF BEGINNING**, HAVING AN AREA OF 32,874 SQUARE FEET, 0.755 ACRES.

THIS PARCEL IS A PORTION OF THE SAME PROPERTY CONVEYED TO WALTER C. AND BEVERLY D. TOTTY OF RECORD IN BOOK 1432, PAGE 567 IN THE REGISTER'S OFFICE OF WILLIAMSON COUNTY, TENNESSEE.

- B. That a copy of this Resolution, describing the territory proposed for annexation by owner consent, along with the Plan of Services, shall be promptly sent to the last known address listed in the office of the Williamson County property assessor for each property owner of record within the territory proposed for annexation, with such being sent by first class mail and mailed no later than fourteen (14) calendar days prior to the scheduled date of the hearing on the proposed annexation.
- C. That a copy of this Resolution shall also be published by posting copies of it in at least three (3) public places in the territory proposed for annexation and in a like number of public places in the City of Fairview, and by publishing notice of the Resolution at or about the same time in the Observer, a newspaper of general circulation in such territory and the City of Fairview.
- D. That notice of the time, place and purpose of a public hearing on the proposed annexation by owner consent and the Plan of Services shall be published in a newspaper of general circulation in the City of Fairview not less than fifteen (15) days before the hearing, which notice included the locations of a minimum of three (3) copies of the Plan of Services for public inspection during all business hours from the date of notice until the public hearing.
- E. That written notice of the proposed annexation shall be sent to the affected school system as soon as possible, but in no event less than thirty (30) days before the public hearing.

SECTION 1: PLAN OF SERVICES

WHEREAS, TCA 6-51-102, as amended requires that a Plan of Services be adopted by the governing body of a City prior to the passage of an annexation resolution of any territory or territories.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF FAIRVIEW, TENNESSEE.

Section 1. Pursuant to the provisions of **TCA 6-5-102**, there is hereby adopted, for the area bounded as described above, the following plan of Services:

Police

Patrolling, radio response to calls, and other routine police services, using present personnel and equipment, will be provided on the effective date of annexation.

Fire

Fire protection by the present personnel and equipment of the City of Fairview Fire Department, within the limitations of available water and distances from fire stations, will be provided on the effective date of annexation.

Water

1. Water for domestic, commercial, and industrial use is provided by the Water Authority of Dickson County, Tennessee, in accordance with their established policy and procedures. The City of Fairview, Tennessee, does not provide this service.
2. Water for fire protection is provided and water lines and fire hydrants will be installed by the Water Authority of Dickson County, Tennessee, in accordance with their established policy

and procedures. The City of Fairview, Tennessee, does not provide this service.

3. Any private domestic, commercial, and industrial water sources shall be maintained by the land-owner and shall be constructed to meet the terms and standards for the Williamson County and the State of Tennessee.

Sanitary Sewers

Sanitary Sewer Service may be serviced by the Water Authority of Dickson County, Tennessee, in accordance with their established policy and procedures. The City of Fairview, Tennessee does not provide this service.

Where Sanitary Sewer Service is not provided, an individual sewage disposal system shall be required for residential and non-residential occupied structures. If public sewer facilities are not available and individual disposal systems are proposed, the individual disposal system, including the size of the septic tank and size of the tile fields or other secondary treatment device shall be approved by the County Health Department.

Refuse Collection

Private haulers or the county convenience center will handle refuse collection in the annexed area.

Streets

1. The State Highway Commission under the standards currently prevailing by the State of Tennessee will serve the State Controlled Streets in the annexed area. The City of Fairview, Tennessee under the standards currently prevailing in the City will serve the City Controlled Streets in the annexed area.

2. Traffic signals, traffic signs, street markings, and other traffic control devices will be installed as the need is established by appropriate study and traffic standards.

Schools

The annexed area will be served by the Williamson County School system that serves the entire City of Fairview, Tennessee.

Inspection Services

Any inspection services now provided by the City will begin in the annexed area on the effective date of annexation.

Planning and Zoning

The planning and zoning jurisdiction of the City will extend to the annexed area on the effective date of annexation. City Planning will thereafter encompass the annexed area.

Public Works

Services provided by the Public Works department will be extended to the annexed area on the effective date of annexation to include seasonal chipper and leaf pick up. Reference the city's website for pickup times and specific information regarding what qualifies for this service.

Street Lighting

Existing street lighting will continue to be maintained by the utility provider in the annexed area.

Recreation

Residents of the annexed area may use all City parks on and after the effective date of annexation.

Miscellaneous

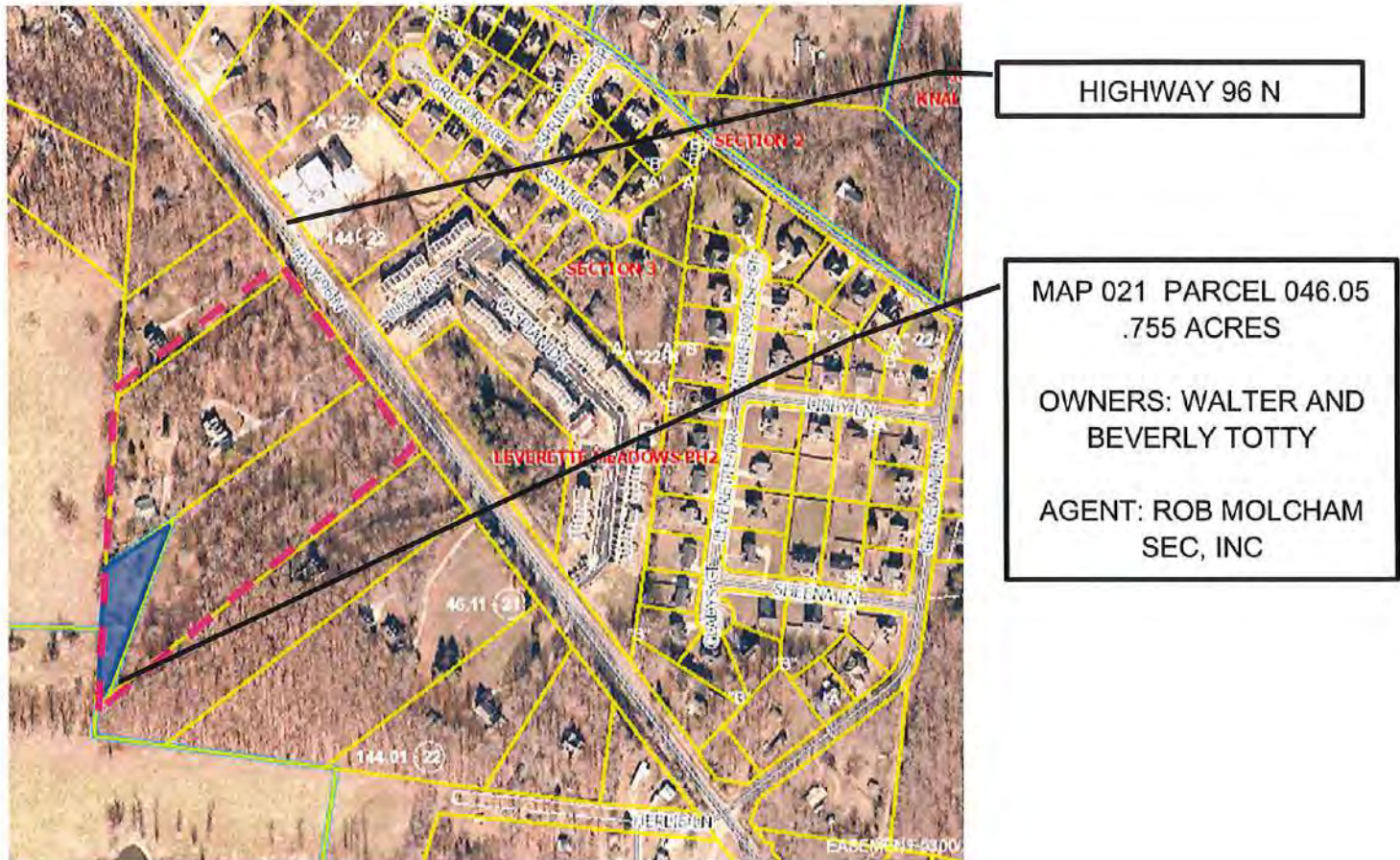
Any other service(s) not classified under the foregoing headings will be in accordance with the standards prevailing in the City of Fairview, Tennessee.

On April 12, 2022, the Fairview, Tennessee Municipal Planning Commission voted upon the plan of services in this Resolution as Follows:

Aye 4, Nay 3, Not voting 0.

This Resolution containing a proposed plan of services for the parcels of land proposed for annexation was returned to the City of Fairview, Tennessee Board of Commissioners with a Recommendation from the City of Fairview, Tennessee Municipal Planning Commission for Approval x, Disapproval , No Recommendation for annexation.

SECTION 2: LOCATION MAP



WHEREUPON, the Mayor declared the Resolution adopted, affixed a signature and the date thereto, and directed that the same be recorded.

Approved this _____ day of _____, 2022.

Mayor

ATTEST: City Recorder

APPROVED AS TO FORM:

City Attorney



ORDINANCE No. 2022-14

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF TENNESSEE, BY REZONING 6.0 ACRES OF PROPERTY CONSISTING OF WILLIAMSON COUNTY TAX MAP 021, PARCEL 046.06, LOCATED ON HIGHWAY 96 N, FROM CG (COMMERCIAL GENERAL) TO RM-8 (MULTI-FAMILY RESIDENTIAL), PROPERTY OWNERS: WALTER AND BEVERLY TOTTY, AGENT: ROB MOLCHAM, SEC, INC.

WHEREAS, the City of Fairview zoning ordinance, and the zoning maps therein adopted be, and the same are hereby amended by rezoning the property herein described as 6.0 acres of property consisting of Williamson County tax map 021, parcel 046.06 (Highway 96 N), from CG (Commercial General) to RM-8 multi-family residential, property owner: Walter and Beverly Totty; Agent: Rob Molcham, SEC, Inc.; and

WHEREAS, said property to be rezoned from CG to RM-8 is located within the corporate limits of the City of Fairview; and

WHEREAS, the City of Fairview Municipal Planning Commission forwarded the request to the Board of Commissioners on April 12, 2022, with a recommendation for approval without conditions; and

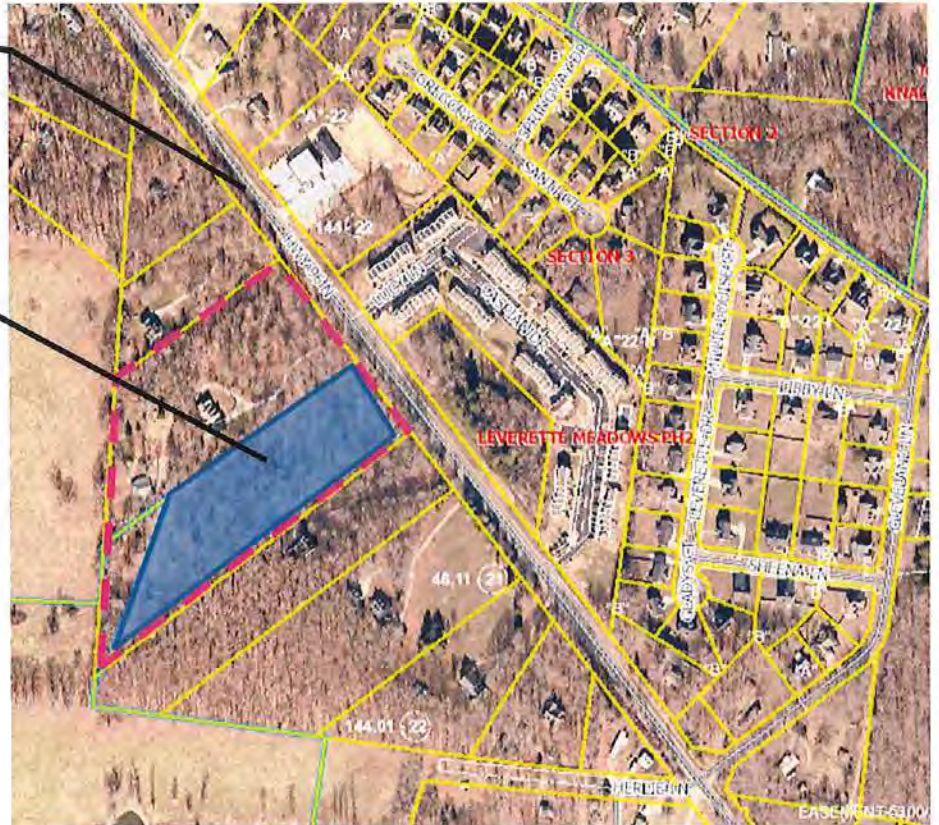
WHEREAS, that all ordinances or parts of ordinances in conflict are hereby repealed; and

NOW THEREFORE BE IT ORDAINED BY THE CITY OF FAIRVIEW, TENNESSEE, BOARD OF COMMISSIONERS AS FOLLOWS:

The zoning ordinance of the City of Fairview, Tennessee, is hereby amended by rezoning 6.0 acres of property consisting of Williamson County tax map 021, parcel 046.06 (Highway 96 N), from CG (Commercial General) to RM-8 multi-family residential, as requested by owner Walter and Beverly Totty, the public welfare requiring it. The rezoning of this site shall be subject to all City of Fairview ordinances and regulations.

Highway 96 N

Rezone 6.0 Acres
Current Zoning: CG
Requested Zoning: RM-8
Highway 96 N
Map: 018 Parcel: 046.06
Owner: Walter and Beverly Totty
Agent: Rob Molcham, SEC, Inc.



Approved by the Board of Commissioners:

Mayor

ATTESTED:

City Recorder

APPROVED AS TO FORM:

City Attorney

Passed 1st Reading: _____

Public Hearing: _____

Passed 2nd Reading: _____

Published for public notice on:

In:

Publication



ORDINANCE No. 2022-15

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF TENNESSEE, BY REZONING 5.67 ACRES OF PROPERTY CONSISTING OF WILLIAMSON COUNTY TAX MAP 021, PARCEL 046.09, LOCATED ON HIGHWAY 96 N, FROM CG (COMMERCIAL GENERAL) TO RM-8 (MULTI-FAMILY RESIDENTIAL), PROPERTY OWNERS: WALTER AND BEVERLY TOTTY, AGENT: ROB MOLCHAM, SEC, INC.

WHEREAS, the City of Fairview zoning ordinance, and the zoning maps therein adopted be, and the same are hereby amended by rezoning the property herein described as 5.67 acres of property consisting of Williamson County tax map 021, parcel 046.09 (Highway 96 N), from CG (Commercial General) to RM-8 multi-family residential, property owner: Walter and Beverly Totty; Agent: Rob Molcham, SEC, Inc.; and

WHEREAS, said property to be rezoned from CG to RM-8 is located within the corporate limits of the City of Fairview; and

WHEREAS, the City of Fairview Municipal Planning Commission forwarded the request to the Board of Commissioners on April 12, 2022, with a recommendation for approval without conditions; and

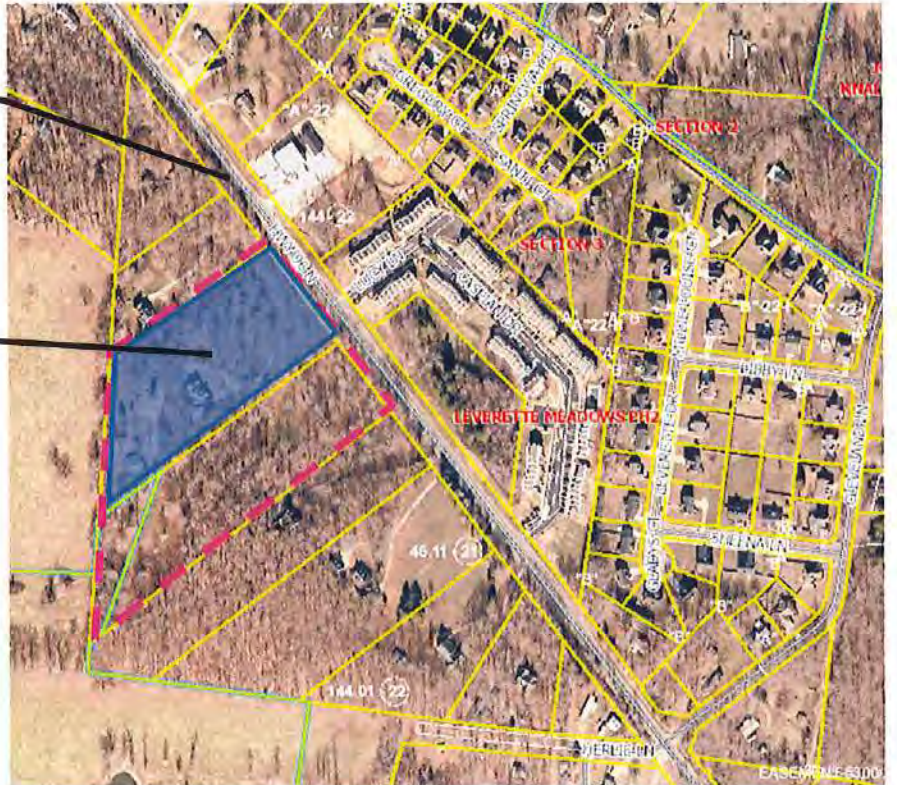
WHEREAS, that all ordinances or parts of ordinances in conflict are hereby repealed; and

NOW THEREFORE BE IT ORDAINED BY THE CITY OF FAIRVIEW, TENNESSEE, BOARD OF COMMISSIONERS AS FOLLOWS:

The zoning ordinance of the City of Fairview, Tennessee, is hereby amended by rezoning 5.67 acres of property consisting of Williamson County tax map 021, parcel 046.09 (Highway 96 N), from CG (Commercial General) to RM-8 multi-family residential, as requested by owner Walter and Beverly Totty, the public welfare requiring it. The rezoning of this site shall be subject to all City of Fairview ordinances and regulations.

Highway 96 N

Rezone 5.67 Acres
Current Zoning: CG
Requested Zoning: RM-8
Highway 96 N
Map: 021 Parcel: 046.09
Owner: Walter and Beverly Totty
Agent: Rob Molcham, SEC, Inc.



Approved by the Board of Commissioners:

Mayor

ATTESTED:

City Recorder

APPROVED AS TO FORM:

City Attorney

Passed 1st Reading: _____

Public Hearing: _____

Passed 2nd Reading: _____

Published for public notice on:

In:

Publication



ORDINANCE No. 2022-16

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF FAIRVIEW, TENNESSEE, BY REZONING 7.19 ACRES OF PROPERTY CONSISTING OF WILLIAMSON COUNTY TAX MAP 042, PARCEL 065.07, LOCATED ON OLD NASHVILLE ROAD, FROM RS-40 (RESIDENTIAL) TO R-20 (RESIDENTIAL), PROPERTY OWNER: JENELLE PINKERTON, AGENT: TIM MANGRUM, INNOVATED CONSTRUCTION CO. LLC

WHEREAS, the City of Fairview zoning ordinance, and the zoning maps therein adopted be, and the same are hereby amended by rezoning the property herein described as 7.19 acres of property consisting of Williamson County tax map 042, parcel 065.07 (Old Nashville Road), from RS-40 (Residential) to R-20 (Residential), property owner: Jenelle Pinkerton; Agent: Timothy Mangrum, Innovated Construction Co. LLC; and

WHEREAS, said property to be rezoned from RS-40 to R-20 is located within the corporate limits of the City of Fairview; and

WHEREAS, the City of Fairview Municipal Planning Commission forwarded the request to the Board of Commissioners on April 12, 2022, with a recommendation for approval without conditions; and

WHEREAS, that all ordinances or parts of ordinances in conflict are hereby repealed; and

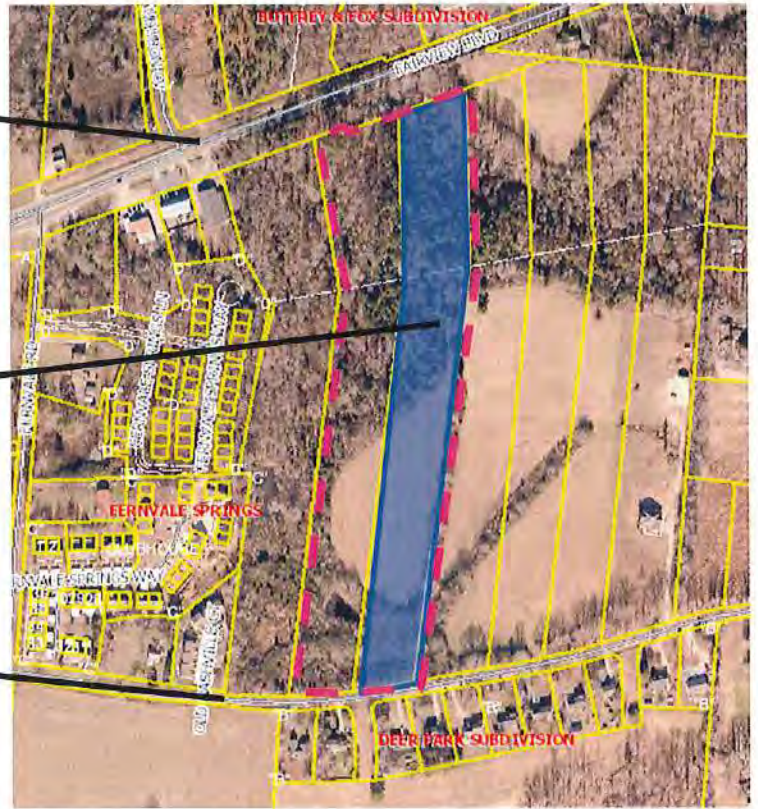
NOW THEREFORE BE IT ORDAINED BY THE CITY OF FAIRVIEW, TENNESSEE, BOARD OF COMMISSIONERS AS FOLLOWS:

The zoning ordinance of the City of Fairview, Tennessee, is hereby amended by rezoning 7.19 acres of property consisting of Williamson County tax map 042, parcel 065.07 (Old Nashville Road), from RS-40 (Residential) to R-20 (Residential), as requested by owner Jenelle Pinkerton, the public welfare requiring it. The rezoning of this site shall be subject to all City of Fairview ordinances and regulations.

Fairview Boulevard

Rezone 7.19 Acres
Current Zoning: RS-40
Requested Zoning: R-20
Old Nashville Road
Map: 042 Parcel: 065.07
Owner: Jenelle Pinkerton
Agent: Timothy Mangrum, Innovated
Construction Co., LLC

Old Nashville Road



Approved by the Board of Commissioners:

Mayor

ATTESTED:

City Recorder

APPROVED AS TO FORM:

City Attorney

Passed 1st Reading: _____

Public Hearing: _____

Passed 2nd Reading: _____

Published for public notice on:

In:

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ORDINANCE No. 2022-17

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF TENNESSEE, BY REZONING 7.19 ACRES OF PROPERTY CONSISTING OF WILLIAMSON COUNTY TAX MAP 042, PARCEL 065.08, LOCATED ON OLD NASHVILLE ROAD, FROM RS-40 (RESIDENTIAL) TO R-20 (RESIDENTIAL), PROPERTY OWNER: ESTATE OF CHARLENE ZOET, AGENT: TIM MANGRUM, INNOVATED CONSTRUCTION CO. LLC

WHEREAS, the City of Fairview zoning ordinance, and the zoning maps therein adopted be, and the same are hereby amended by rezoning the property herein described as 7.19 acres of property consisting of Williamson County tax map 042, parcel 065.08 (Old Nashville Road), from RS-40 (Residential) to R-20 (Residential), property owner: Estate of Charlene Zoet; Agent: Timothy Mangrum, Innovated Construction Co. LLC; and

WHEREAS, said property to be rezoned from RS-40 to R-20 is located within the corporate limits of the City of Fairview; and

WHEREAS, the City of Fairview Municipal Planning Commission forwarded the request to the Board of Commissioners on April 12, 2022, with a recommendation for approval without conditions; and

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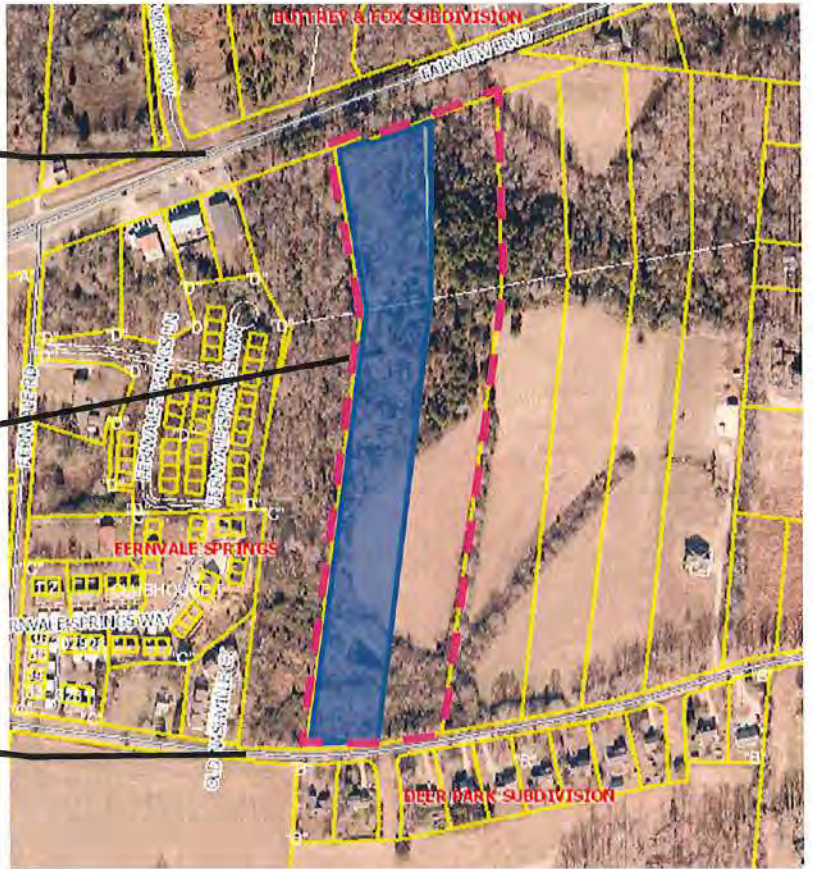
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Fairview Boulevard

Rezone 7.19 Acres
Current Zoning: RS-40
Requested Zoning: R-20
Old Nashville Road
Map: 042 Parcel: 065.08
Owner: Estate of Charlene Zoet
Agent: Timothy Mangrum, Innovated
Construction Co., LLC

Old Nashville Road



Approved by the Board of Commissioners:

Mayor

ATTESTED:

City Recorder

APPROVED AS TO FORM:

City Attorney

Passed 1st Reading: _____

Public Hearing: _____

Passed 2nd Reading: _____

Published for public notice on:

In:

Publication



ORDINANCE No. 2022-18

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF FAIRVIEW, TENNESSEE, BY REZONING 6.86 ACRES OF PROPERTY CONSISTING OF WILLIAMSON COUNTY TAX MAP 022, PARCEL 178.02, LOCATED ON HIGHWAY 96 N, FROM RSM-40 (RESIDENTIAL) TO RM-8 (RESIDENTIAL MULTIFAMILY), PROPERTY OWNER: RICK NEIGHBORS, AGENT: TIM MANGRUM, INNOVATED CONSTRUCTION CO. LLC

WHEREAS, the City of Fairview zoning ordinance, and the zoning maps therein adopted be, and the same are hereby amended by rezoning the property herein described as 6.86 acres of property consisting of Williamson County tax map 022, parcel 178.02 (Highway 96 N), from RSM-40 (Residential) to RM-8 (Residential Multifamily), property owner: Rick Neighbors; Agent: Timothy Mangrum, Innovated Construction Co. LLC; and

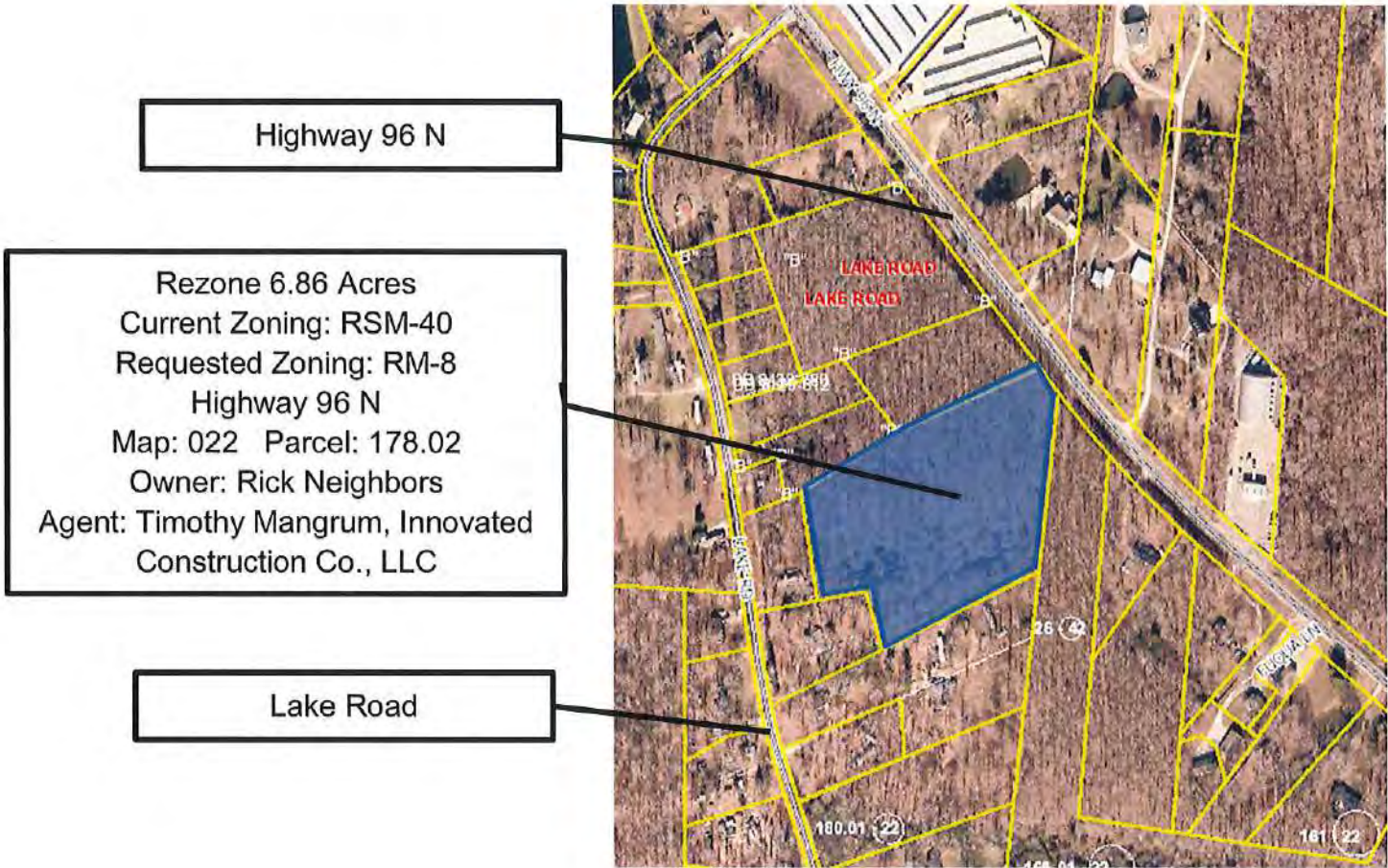
WHEREAS, said property to be rezoned from RSM-40 to R-20 is located within the corporate limits of the City of Fairview; and

WHEREAS, the City of Fairview Municipal Planning Commission forwarded the request to the Board of Commissioners on April 12, 2022, with a recommendation for approval without conditions; and

WHEREAS, that all ordinances or parts of ordinances in conflict are hereby repealed; and

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The zoning ordinance of the City of Fairview, Tennessee, is hereby amended by rezoning 6.86 acres of property consisting of Williamson County tax map 022, parcel 178.02 (Highway 96 N), from RSM-40 (Residential) to RM-8 (Residential Multifamily), as requested by owner Rick Neighbors, the public welfare requiring it. The rezoning of this site shall be subject to all City of Fairview ordinances and regulations.



Approved by the Board of Commissioners:

Mayor

ATTESTED:

City Recorder

APPROVED AS TO FORM:

City Attorney

Passed 1st Reading: _____

Public Hearing: _____

Passed 2nd Reading: _____

Published for public notice on:

In:

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