

# TOWN OF NASHVILLE

BRENDA BROWN, MAYOR  
RANDY LANSING, TOWN MANAGER

TOWN COUNCIL  
LYNN HOBBS, MAYOR PRO TEM  
KATE C. BURNS  
LOUISE W. HINTON  
LARRY D. TAYLOR



PLANNING BOARD  
ANN COLLIER, CHAIRPERSON  
BILL LUMPP, VICE-CHAIR  
BETTY LOWE  
AL EDWARDS  
JADE MANTELL  
JACQUELYN LEWIS  
WAYNE SEARS

## MINUTES OF THE NASHVILLE PLANNING BOARD WEDNESDAY, NOVEMBER 30, 2022

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**Members Present:** Bill Lumpp, Jacquelyn Lewis, Jade Mantell, and Wayne Sears

**Members Absent:** Ann Collier, Al Edwards, and Betty Lowe

**Staff Present:** Sherry N. Moss, Planning & Development Director

**Others Present:**

### 1. CALL TO ORDER:

The Nashville Planning Board held its monthly meeting on Wednesday, November 30, 2022 in the Town Council Chambers at 114 W. Church Street at approximately 7:02PM. Vice-Chairman Bill Lumpp recognized a quorum and called the meeting to order.

### 2. MINUTES OF THE PRECEDING MEETING(S): October 26, 2022

The minute of the preceding meetings listed above were motioned to be approved by Board Member Wayne Sears and seconded by Board Member Jade Mantell; there was no further discussion; the motion was unanimously passed 3-0.

### 3. OLD BUSINESS:

**A. PUBLIC HEARING/WORK SESSION:** Ordinances amending Chapter 18 "Land Use Regulations": in the Code of Ordinances for the Town of Nashville:

#### 1. Townhouses (Residential, Commercial) - Continued

The Planning Board and planning staff continued discussion of townhouses. A final draft was prepared for the Planning Board to review. The public hearing was opened. There was no public in attendance to speak in favor or against the townhouse amendments, so the public hearing was closed. Further discussion amongst staff and the board took place. Ms. Moss continued with discussion of the amendments. She requested leaving the original definition as is, proceeding with allowing townhouses within the R-4 zoning district, and ensuring that existing buildings and structures within 500 feet are shown on site plan, per Nashville Code of Ordinances. The board was in favor with the requests. Further discussion then took place on the initial perimeter of the development, along with sidewalks. The board

recommended that a five foot sidewalk along at least one side of every proposed street and a minimum three (3) foot sidewalk from the front entrance of each dwelling unit shall connect to a five (5) foot wide sidewalk that abuts the parking area or street unless an alternative pedestrian access to the public sidewalk is approved by the Town Council.

Vice-Chair Bill Lumpp called for a motion. Board Member Jade Mantell made a motion to approve with the changes discussed this evening. Board Member Jacquelyn Lewis seconded the motion. The motion passed unanimously; 3-0. There was no further discussion.

**4. OTHER BUSINESS:**

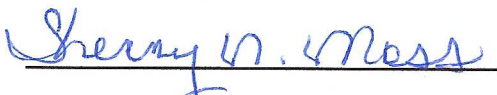
Planning Director Sherry Moss addressed the board of member's terms expiring and coming off the board. She stated she's seeking to add members from the Board of Adjustment to fill the vacancies of the Planning Board and add members from the Planning Board to fill the vacancies of the Board of Adjustment and move the meeting time to 6pm, with both boards meeting the same night, with the Planning Board meeting first, and the Board of Adjustment meeting immediately after. The existing ETJ member on the Board of Adjustment will serve on the Planning Board.

**5. ANNOUNCEMENT OF NEXT MEETING:**

The date of the next meeting is to be determined.

**6. ADJOURNMENT**

Board Member Jade Mantell motioned to adjourn the meeting. Board Member Wayne Sears seconded the motion. Motion unanimously passed 3-0.

  
Secretary

  
Bill Lumpp, Planning Board Vice-Chair