



## SMYRNA MUNICIPAL PLANNING COMMISSION

August 4, 2022  
5:00 p.m. meeting

Smyrna Town Hall

### AGENDA

1. Call to Order
2. Prayer  
Pledge of Allegiance
3. Citizens' Comments: None at this time.
4. Approval of Minutes of the July 7, 2022 meeting.
5. Old Business:
  - a. Rezoning Request:
    1. Rob Molchan  
349 Chaney Road  
Rezoning: R-4 to PRD
  - b. Site Plan:
    1. Spartan Raider Smyrna Hotel  
Industrial Boulevard / Lot 9 Colonial Town Park  
Owner / Developer: Felicitas Debt Fund, L.p. / Spartan Raider Development Partners, LLC
6. New Business:
  - a. Rezoning Requests:
    1. Sherif Fouad  
188 Moore Avenue  
Rezoning: C-4 to R-3
    2. Frank Malawski  
President Place/Isabella Lane  
Rezoning: C-2 to PCD
    3. Petergaye Taylor  
10259 Old Nashville Highway  
Rezoning: C-4 to PRD

b. Preliminary Plats:

1. Woodmont, Phase 9  
Blue Diamond Drive  
Owner / Developer: Meritage Homes of Tennessee, Inc.
2. Woodmont, Phase 10  
Blue Diamond Drive  
Owner / Developer: Meritage Homes of Tennessee, Inc.

c. Final Plats:

1. Saddle Grove  
8695 Rocky Fork Almaville Road  
Owner / Developer: Ashton Nashville Residential, LLC / Ashton Woods Homes
2. Stewarts Glen  
8162 Rocky Fork Almaville Road  
Owner / Developer: Patterson Company, LLC

d. Site Plans:

1. Cedar Creek Townhomes, Phase 1  
Rocky Fork Road  
Owner / Developer: Alcorn Properties
2. Range, USA  
Tridon Drive  
Owner / Developer: Swanson Development, LP / Compton Addy
3. Spine and Orthopedic Solutions  
Corner of Rock Springs Road and Jim Parker Drive  
Owner / Developer: Fishing Day, LLC
4. Storplace Canopy Addition  
5916 New Nashville Highway  
Owner / Developer: 2156 Associates

7. Zoning Ordinance Amendment:

- a. Article IV, Section 4.010.1.A  
Residential Parking Requirements

8. Mandatory Referral:

- a. Town of Smyrna  
The Summit Land Sale  
Sam Ridley Parkway, West

9. August Bond Review Report

10. Staff comments and/or other business

11. Adjournment