



SMYRNA MUNICIPAL PLANNING COMMISSION

November 7, 2024
5:00 p.m. meeting

Smyrna Town Hall

AGENDA

1. Call to Order
2. Prayer
Pledge of Allegiance
3. Citizens' Comments:

"The Town's Public Comment Period shall be reserved for those citizens that have signed up to address a Board or Committee, at least twenty-four (24) hours in advance of the meeting, pursuant to the Town's Public Comment Policy. Speakers are limited to three (3) minutes. Additional comments may be submitted in writing".

4. Approval of Minutes of the October 3, 2024 meeting.

5. New Business:

- a. Annexation, Zoning, and Plan of Service Request:

1. Catalyst Design Group
Rocky Fork Almaville Road
Annexation & PRD Zoning Request

- b. Preliminary Plats:

1. Rocky Fork Road
2302 Rocky Fork Road
Owner / Developer: Kepley Properties, LLC

2. Alfaro PRD
Rocky Fork Almaville Road & Briley Road
Owner / Developer: Porfirio Alfaro

- c. Final Plats:

1. Alfaro PRD
Rocky Fork Almaville Road
Owner / Developer: Porfirio Alfaro

2. Seven Oaks Business Center, Resubdivision of Lot 7
Almaville Road & Seven Oaks Boulevard
Owner / Developer: Bob Parks & 360 Development, LLC / CSC Properties

3. Lot 1 Seven Oaks Storage
859 Seven Oaks Storage
Owner / Developer: Bob Parks & 360 Development, LLC / Inkana Development

d. Site Plans:

1. Big Son Gas Station
206 Big Son Lane
Owner / Developer: Smyrna Investment, Inc.
 2. Gambill Lane PRD
NE Corner of Gambill Lane & Enon Springs Road, West
Owner / Developer: Hollingshead Land, LLC
 3. Grand Wash/ Retail / Gas Station
NW Corner of Nissan Drive & Sam Davis Road
Owner / Developer: Car Wash Pro Designers / Riverstone Investments, LLC
 4. Villagewood Townhomes
Wildwood Drive & Country Village Drive
Owner / Developer: Infinity Home Builders / Scott Butler
 5. WAWA
170 Sam Ridley Parkway, West
Owner / Developer: Equitable Property Company, LLC
6. Zoning Ordinance Amendment:
- a. Amendment to the Zoning Ordinance: Article IV, Section 4.070
7. November Bond Review Report
 8. Staff comments and/or other business
 9. Adjournment