



## SMYRNA MUNICIPAL PLANNING COMMISSION

October 3, 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. Minutes:
  - a. Approval of Minutes of the September 5, 2024 meeting, September 10 and September 26, 2024 Special Called meetings.
5. Old Business:
  - a. Annexation, Zoning, and Plan of Service Request:
    1. Joe Haddix - **Requested to be deferred three months**  
Bill France Road & Interstate 840  
Annexation & I-2, C-2, & R-3 Zoning Request
  - b. Rezoning Request:
    1. Janet Ibrahim Nasef  
Rocky Fork Road  
Rezoning R-3 with ESO to PRD with ESO
6. New Business:
  - a. Rezoning Request:
    1. Josh Newman  
308-330 Chicken Pike  
Rezoning R-1 to R-4
  - b. Sketch Plat:

1. Rocky Fork Road  
2302 Rocky Fork Road  
Owner / Developer: Kepley Properties, LLC
- c. Preliminary Plats:
  1. Vintage Smyrna Block 2  
Needham Drive/White Birch Avenue/Carriage House Drive  
Owner /Developer: Vester Waldron Family Limited Partnership / TDK  
Construction Company
- d. Final Plats:
  1. Spring Branch, Phase I  
602 & 604 Rock Springs Road  
Owner / Developer: Green Trails
  2. The Courtyards at Stewarts Creek, Phase I  
Rocky Fork Almaville Road  
Owner / Developer: Epcon Communities
- e. Site Plans:
  1. Chipotle Seven Oaks  
Seven Oaks Blvd. & Almaville Road  
Owner / Developer: CSC Properties, LLC
  2. Double 7 Airport Hanger  
Doug Warpoole Road/Kitty Hawk Drive  
Owner / Developer: D7-5, LLC
  3. Vintage Block 2  
Needham Drive/White Birch Avenue/Carriage House Drive  
Owner / Developer: Vester Waldron Family Limited Partnership / TDK  
Construction Company
  4. Wyndham Echo  
827 Industrial Boulevard  
Owner / Developer: Holladay Properties
7. October Bond Review Report
8. Staff comments and/or other business
9. Adjournment