



SMYRNA MUNICIPAL PLANNING COMMISSION

January 4, 2024
5:00 p.m. meeting

Smyrna Town Hall

AGENDA

1. Call to Order Tim Slate - Absent
2. Prayer
Pledge of Allegiance
3. Citizens' Comments: None at this time.
4. Approval of Minutes of the December 7, 2023 meeting. **Approved: 6-0**
5. Old Business:
 - a. Annexation, Zoning, and Plan of Service Request:
 1. Joe Haddix
Bill France Road & Interstate 840
Annexation & I-2, C-2, & R-3 Zoning Request **Deferred 2 Months: 6-0**
 - b. Site Plans:
 1. Addition to Villages of Valley Green, Section IV - **Request to be deferred**
Enon Springs Road W & Wildwood Drive
Owner / Developer: JSD Holdings **Deferred 1 Month: 6-0**
6. New Business:
 - a. Rezoning Request:
 1. Kevin Gangaware **Positive Recommendation to the Town Council: 6-0**
9800 Florence Road
Rezoning R-1 to PRD 54 Single Family Lots on 13.03 Acres
 - b. Site Plans:
 1. Legends of Smyrna, Lot 4A **Approved: 6-0**
Almaville Road
Owner / Developer: Fleeman Living Trust / Greg Patel 12,375 SF Retail/Restaurant multi-tenant building
 2. The Courtyards at Stewarts Creek Amenity Area **Approved: 6-0**
Rocky Fork Almaville Road
Owner / Developer: EPCON Communities Amenity area for the Courtyards at Stewarts Creek subdivision

7. January Bond Review Report **Approved: 6-0**
8. Staff comments and/or other business
9. Adjournment