



CITY APPOINTEES
 MARY SHARP, VICE CHAIR
 BERLIN BOYD
 RUSTY LINKOUS
 MARGARET PRITCHARD
 JAMES TOLES

MEMPHIS AND SHELBY COUNTY
LAND USE CONTROL BOARD

EST. 1922 AS MEMPHIS PLANNING COMMISSION - REORGANIZED IN 1976

JOSH WHITEHEAD, AICP, SECRETARY

CITY HALL - 125 N. MAIN ST., STE. 466 - MEMPHIS, TENNESSEE 38103 - (901) 576-8619



COUNTY APPOINTEES
 JON MCCREERY, CHAIR
 ROBERT NORCROSS
 EMILY TRENHOLM
 LISA WILBANKS
 ROSLYN WILLIS

MINUTES
May 9, 2013

Meeting Attendance

LUCB Board Members

OFFICERS/MEMBERS	NAME	PRESENT	ABSENT
Chairman	Jon McCreery	X	
Vice Chairman	Mary Sharp	X	
Member	Berlin Boyd	X	
Member	Rusty Linkous	X	
Member	Margaret Pritchard	X	
Member	Robert Norcross	X	
Member	James Toles	X	
Member	Emily Trenholm	X	
Member	Lisa Wilbanks	X	
Alt. Member	Frank Colvett, Jr.	X	

Call to Order and Roll Call

Chairman McCreery called the meeting to order at 10:00 a.m. Josh Whitehead called the roll. There was a quorum.

LUCB Staff: Josh Whitehead, Brian Bacchus, Don Jones, Gregory Love, Terry Langlois, Calvin Abram, and Norman Saliba.

Others Present: Gene Bryan, Michael Fahy, Zach Randolph, Roderick Saylor and Delinor Smith.

Chairman's Opening Remarks

Chairman McCreery read the General Order of the Public Hearing proceedings and the Conflict of Interest Statement. He also noted the new Mission Statement on the Agenda and advised the Board to read it at their convenience.

Secretary's Report

There was none.

Wilbanks, and Chairman McCreery

APPROVED

Item 4: CASE #: S.E. 13-01

Request: Site Plan modifications to add a second drive-thru queuing lane; rearrange parking and drive aisles; and relocate perimeter landscaping within the Rembert Street right-of-way.

Location: Northeast corner of Union Avenue and Rembert Street

Applicant: Chick-Fil-A, Inc.

Representative for applicant: Roderick Saylor, 801 Corporate Dr., Lexington, KY 40503

MOTION: Approval with conditions according to staff's recommendation.

MADE BY: Pritchard

SECOND: Boyd

AYES: Boyd, Colvett, Linkous, Norcross, Pritchard, Sharp, Toles, Tremholm, Wilbanks, and Chairman McCreery

APPROVED

Item 5: CASE #: P.D. 13-313

Request: Vehicle sales, servicing, rental, and leasing-under CMU-3.

Location: Intersection of Germantown Parkway and Market Plaza Drive

Applicant: Tombo Properties, Inc.

Representative for applicant: Zach Randolph, 3350 Players Club Pkwy., Ste. 130, Memphis, TN 38125

Chairman McCreery recognized the following people who spoke from the audience in opposition to the case.

Gene Bryan, 8923 Hickory Trail Dr., Cordova, Tennessee 38018

MOTION: Approval with conditions according to staff's recommendation.

MADE BY: Pritchard

SECOND: Wilbanks

AYES: Boyd, Linkous, Norcross, Pritchard, Sharp, Toles, Tremholm, Wilbanks, and Chairman McCreery

APPROVED

Item 6: CASE #: S.U.P 13-211

Request: To allow the placement of a 150 foot concealed canister CMCS Tower within a RS-6 Zoning District (RS-6).

Location: 1304 N. Graham

Applicant: Tower Ventures
Representative for applicant: Michael Fahy, 7520 Capital Dr., Germantown, TN 38138

MOTION: Approval with conditions according to staff's recommendation.
MADE BY: Pritchard
SECOND: Sharp
AYES: Boyd, Colvett, Linkous, Norcross, Pritchard, Sharp, Toles, Tremholm, Wilbanks, and Chairman McCreery

APPROVED

Item 7: CASE #: Z.T.A. 13-002 CC

Request: Adopt Amendments to Sections of the Memphis and Shelby County Unified Development Code that address Contextual Infill Development, Accessory Structures, Fencing, Outdoor Storage, Ground-Mounted Signs, Neighborhood Meetings for Revisions to Approved Special Use Permits and Planned Developments, Revisions to Approved Special Use Permits, Certificates of Occupancy, Pre-Existing Uses and Structures and Other Provisions of the Code.

Applicant: Memphis and Shelby County Office of Planning and Development
Representative for applicant: Josh Whitehead, 125 N. Main St., Ste. 468, Memphis, TN 38103

MOTION: Approval according to staff's recommendation.
MADE BY: Pritchard
SECOND: Wilbanks
AYES: Boyd, Colvett, Linkous, Norcross, Pritchard, Sharp, Toles, Tremholm, Wilbanks, and Chairman McCreery

APPROVED

ADJOURNMENT:

There being no further business, the meeting there upon was adjourned.

MINUTES APPROVED: 6-13-13

CHAIRMAN _____
Michael Fahy
SECRETARY _____