



Town of Collierville

500 Poplar View Parkway · Collierville, TN 38017 · 901-457- 2360
www.colliervilletn.gov

Planning Commission - 6:00 PM

Notice is hereby given that the Planning Commission will meet on **Thursday, March 07, 2024** for a regularly scheduled meeting. Accommodations have been made to ensure that the public is still able to participate in the meeting if they do not come in person. For information on how to participate in the meeting if you cannot attend go to: <https://www.colliervilletn.gov/government/town-departments/development/planning/pending-development-applications..> At that time, consideration will be given to the following:

The agenda is subject to change until formal approval by the Board

- 1 **Call to order**
- 2 **Pledge of Allegiance**
- 3 **Roll Call**
- 4 **Approval of Minutes**
 - 4.a February 1, 2024
[Minutes](#)
- 5 **Approval of Agenda Additions/deletions**
- 6 **Citizen Comments**
- 7 **Approval of Consent Agenda**
 - 7.a Case #240130 – Oak Hill Subdivision, Phase 3 Final Plat – Request approval of a Final Subdivision Plat for 34 single-family residential lots on 13.55 acres on the south side of Shelton Road, west of Collierville-Arlington Road.
Applicant: McCarty Granberry Engineering (Brandon Young)
Property Owner: Crews Development (Jason Crews)
Project Planner: Josh Hankins

[Staff Report](#)
 - 7.b Case #240288 – The Grove at Clara’s Ridge Subdivision, Phase 1 Final Plat – Request approval of a Final Subdivision Plat for 30 single-family residential lots on 18.33 acres located on the east side of Sycamore Road, south of Collierville High School.

Applicant: McGuire Engineering (Mark McGuire)
Property Owner: Crews Development (Steven Williams)
Project Planner: Maria De Mesa
[Staff Report.pdf](#)

- 7.c Case #240289 – The Grove at Clara’s Ridge Subdivision, Phase 2 Final Plat – Request approval of a Final Subdivision Plat for 23 single-family residential lots on 14.16 acres located on the east side of Sycamore Road, south of Collierville High School.
Applicant: McGuire Engineering (Mark McGuire)
Property Owner: Crews Development (Steven Williams)
Project Planner: Maria De Mesa
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8 Formal Agenda

- 8.a Case #231368 – Alaina Estates Subdivision – Request approval for a Preliminary Subdivision Plat for three (3) single-family residential lots on 2.12 acres located at the southeast quadrant White Road and Byhalia Road.
Applicant: Aimen Alaina (Project Manager)
Design Professional: ETI Corporation (Doug Baker)
Property Owner: Alaina Abedalsalam
Project Planner: Nabanita Nira

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9 Other Business

- 9.a Ordinance 2023-09, An Ordinance to Amend Title XV, Chapter 151, of the Town of Collierville Code of Ordinances by Amending §151.003 Definitions Related to Vesting; §151.024(G)(7)(e) Related to the Maximum Height of Cell Towers; §151.115(D) Related to Off-Site Parking Requirements; §151.171 to § 151.180 Related to Reserved Parking Signage; §151.311 Site Plan Review Related to the Effective Period of Site Plan Approval; §151.155(E) Additional Provisions Related to Vesting; the Creation of § 151.008 Traffic Impact Analysis; and, the Creation of § 151.313 Vesting. Additionally, it is an Ordinance to Amend Title IX, Chapter 92, of the Town of Collierville Code of Ordinances by Amending §92.39 Driveway Curb Cuts.

Applicant/Project Planner: Town of Collierville (Jaime W. Groce)

[Staff Report](#)

- 9.b Planning Commission Resolution 2024-A (Public Hearing) – A resolution of the Planning Commission of the Town of Collierville amending the subdivision regulations as follows: Amend Article I, Section 7 related to Previously Preliminarily Approved Subdivisions or Finally Approved Subdivisions; Amend Article I, Section 9 related to Conditions; Amend Article II, Section 3 related to Preliminary Plat and Subdivision Infrastructure Construction Plans (Major Subdivisions Only); Article II, Section 5 related to Development Agreements Required Prior to Construction; Article III, Section 7 related to Street Design and Improvements; and, Article IV, Section 2 related to the Preliminary Subdivision Plat Application.

10 Adjournment

The Town of Collierville does not discriminate on the basis of race, color, national origin, age, sex or disability in its hiring and employment practices, or in admission to, access to, or operation of its programs, the Civil Rights Act of 1964 (42 U.S.C. 200d) and the Americans with Disabilities Act of 1990, Pub. L 101- 336. If you need accommodations, please call 457-2212.