



Planning Commission Meeting Minutes

Tuesday, July 08, 2025 at 6:00 PM

The Tom Hardin Room – 100 Public Square, Mount Pleasant, TN

1. Call to Order

Chair John Hunter called the meeting to order.

2. Pledge of Allegiance / Invocation

3. Roll Call

All members were present along with City Manager Phillip Grooms, City Attorney Kori Bledsoe Jones, and City Planning Consultant Will Hager.

A. John Hunter - *Chair*

Jennifer Graham - *Vice Chair*

Pam Johnston - *Secretary / City Commissioner*

Kris Irvin - *Member*

Cedric Hollis - *Member*

4. Approval / Correction of Minutes from Prior Meetings

Member Kris Irvin made a motion to approve the minutes from last month's meeting and Vice Chair Jennifer Graham seconded and motion carried.

A. Meeting minutes on 6-10-25

5. Completion / Review of Unfinished Business from prior meeting

None at this time.

6. Special reports from other City Departments or Committees if applicable

None at this time.

7. New Business

(Comments from citizens may or may not be included, dependent on the issues.)

A. Applicant, John Maher Builders has submitted an application on behalf of owners Spencer M. Armstrong, Adaline A. Pasor and Dana McLendon for annexation for 3 parcels consisting of approximately 106 acres. The applicant requests the property be zoned R-3 High Density Residential for future Single Family Home development. The property is further identified on Tax Map 111 Parcel 29.00 recorded in Book 1983 Page 804-805; Tax Map 111 Parcel 29.05 recorded in Book 1358 Page 833-836 and Tax Map 111 Parcel 29.06 recorded in Book 2734 Page 1072-1074

Member Kris Irvin made a motion to approve the annexation and Secretary Pam Johnston seconded. City Manager Phillip Grooms performed a roll call.

Motion to approve the annexation passes.

Vice Chair Jennifer Graham made a motion to approve the plan of services and Kris Irvin seconded. City Manager Phillip Grooms performed a roll call.

Motion to approve plan of services passes.

Vice Chair Jennifer Graham made a motion to approve resolution 2025-PC-04 for the annexation and to adopt a plan of services and member Cedric Hollis seconded. City Manager Phillip Grooms performed a roll call and motion passes.

Vice Chair Jennifer Graham made a motion not to recommend resolution 2025-PC-05, changing of zoning to R3 and member Kris Irvin seconded. City Manager Phillip Grooms performed a roll call and motion failed.

8. General comments from citizens (May be limited in time and/or number of comments.)

Several concerned citizens in the area signed up to speak. Most of the citizens had the same concerns about increased traffic, water supply, history of the property and overcrowding of the schools.

Jeff Brewer, S.Rowland, Tim and Jennifer Moore, James and Lilly Raegan,

Jerry Thornton, Mike Williams, Bobby McIver, Jim Harrison, Tom Price, Lee Bourque (Burke), Christine White, William Cosey, William Buckner, Dawson Gray, Robert Lacey, Gerald Gabriel, Shelia Rogers, and Jason Fulmer.

9. Board / Staff Comments / Adjournment

Vice Chair Jennifer Graham made a motion to adjourn the meeting and Secretary Pam Johnston seconded and motion carried.