

P.O. BOX 267 203 MONROE STREET SWEETWATER, TN 37874 423-337-9678

AGENDA SWEETWATER REGIONAL PLANNING COMMISSION Monday, May 19, 2025 Immediately following the BZA

- I. Call to order
- II. Adoption of the Agenda
- III. Approval of Minutes from April meeting
- IV. Public Comment
- V. Agenda Item
 - A. Subdivision Request; Applicant: Vanderbilt Mortgage & Finance; P.O. Box 4398 Maryville, TN; Tax Map 024, Parcel 140.00; Sweetwater Planning Region; Approx. 4.99 ac.
 - B. Site Plan Review; Applicant: T&C Landscape; 1117 Mayes Ave. Sweetwater, TN; Tax Map 023C, Group D, Parcel 002.00; C-3 General Commercial District; Approximately 1.26 ac.
- VI. City Planner's Report
- VII. Adjournment

Monroe County - Parcel: 024 140.00



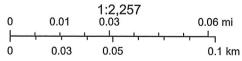


Date: May 13, 2025

County: MONROE

Owner: WORLEY ROBERT ETUX JANICE

Address: UNDERWOOD RD Parcel ID: 024 140.00 Deeded Acreage: 4.92 Calculated Acreage: 0



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400' SITE HICKS KITE RD OB HILES WICHAEL UNDERWOOD
WID349 PG. 502 5/8" REBAR FOUND JAMES NATHAN AND BONNIE JEAN WILLIAMS WD378 PG. 86 DOOR SETTINGS 245.03' 02'34'12' 150' SETBACK 0.89 Acres A PART OF ROBERT VORLEY ETAL VD425 PG 519 30,0' SETBACI ROBERT WORLEY ETAL BK, 196 PG, 462 I certify that the eater systen installed, or proposed for installation fully neets requirements of the Tennessee State Health Department, and is hereby approved as shown. CERTIFICATION OF DIMERSHIP MID DEDICATION

THE DESCRIPTION OF A CHARACTER OF THE PROPERTY Show and described herein hareby independent to carriery that the carriers of interests, alloys, values, park or other public ways and open space to public use as noted. CERTIFICATION OF APPROVAL OF WATER SYSTEMS I certify that the flat shown and described hereon, is a true and correct survey to the accuracy required by the regional borning complision and that nanuments have been placed as shown hereon, to the specifications of the regional planning convission.

CERTIFICATION OF SUBSURFACE DISPOSAL

Subsidistin is approved for publishing apposit interview/doper shall estain from the Convisioner/helth Authority or representative, a perit for each lot prior to say construction on the property. The perit shall establish the readon size desting and state of the perit shall be shal

A PART OF TALLS VD425 PG. S19

15.0' SETBACK

LOT 1

150' SETBACK

LIDOAL HEALTH AUTHORIT

CERTIFICATION OF STREETS

l certify that streets and related appurtenances installed, or proposed for installation. Fully neet the specifications established by the Marroe County Planning Cornisssion.

MONROE COUNTY ROADS SUPERINTENDEN

I hereby certify that the private water supply and/or seems disposal utility system or systems installed, or proposed for installation, fully next the requirements of the Terressee State Department of the Environment and Conservation, and are hereby approved as shown.

CERTIFICATION OF THE APPROVAL OF VATER AND SEVAGE SYSTEMS

30,0*

PER SECTION 69 OF THE SUBDIVISION REGULATIONS WHICH STATES 'A 15' UTILITY AND DRAINAGE EASEMENT IS RESERVED ADJACENT TO ALL ROAD RIGHT OF WAY AND 7.5' EITHER SIDE OF SIDE AND REAR LOT LINES'

PARCEL ID: TAX MAP 024, PARCELS 140.00

MICHAEL UNDERWOOI WD349 PG. 502

THIS PROPERTY IS NOT IN A SPECIAL FLOOD HAZARD AREA IT IS IN ZONE X ACCORDING TO FIRM #47123C0135D EFFECTIVE DATE: 2/3/2010 MONROE COUNTY 470233

lennessee Department of Environment and conservation

Officer or Ms/her Authorized Representative

CERTIFICATION OF STREET NAMES

ROBERT WORLEY ETAL BK. 196 PG. 462

I certify that all street nanes are in compliance with E-911 and do not conflict with other street names in the county.

CERTIFICATION OF ELECTRIC LINES

I certify the electric lives have been installed in an acceptable namer and according to the requirements of this corpany, or a letter of credit, security bond has been posted with the blanking corrission to assure corpletion of all negated inprovements in case of default.

ELECTRIC COMPANY REPRESENTATIVE

CERTIFICATION OF APPROVAL FOR RECORDING

I certify that his plat has been found to comply with the subdivision requirements of the founds obtainly partial regions with the exception of such variences, if only which are noted in proceeding have been installed, or an exceptible surety posted in order to assure completion. His plat is approved for recording in the offect of the county register.

300' SETRACE

SVEETVATER REGIONAL PLANNING COMMISSION, SECRETARY

I HEKETH CERTET HAIT HUS SARVEY REPURITED YT HUS PLAT WAS DOWN HEKEEN HAGEN OF DRECET SECREVISION THE SARVEY SOWN HEKEEN WAS HET ANAITEL. THE SARVEY SOWN HEKEEN WAS AND SARVEY SELTER ALL THE AND OF SPECIFICATIONS, R.F. ZHIT GAMES.

CATACORY 1 SURVEY.
SAID SURVEY NEETS ALL THE

11,2550 H

SURVEYORS CERTIFICATE

JAMES NATHAN AND BONNIE JEAN VILLIAMS VD378 PG, 86

15,0" SETTACK

3.13 ACRES
A PART OF
ROBERT VORLEY ETAL
VD425 PG, S19
AND A PART OF
BK, 196 PG, 462

GRAPHIC SCALE - FEET PLAT OF 150

PERTY LOCATED ON THE SOUTH SIDE OF UNDERVIOOD RD 500° DANIEL STACY JOHNSON 71 OWENS LANE ONDON KY 40744

ROBERT WORLEY ETAL BK. 196 PG, 462

PLAT OF SURVEY TOTAL ACRES

RB CLIENTS NAME/ADDRESS TITLE OF SURVEY

BOUNDARY BY THIS SURVEY EXISTING FENCE LINE ALL OTHER CORNERS ARE AS SHOWN 5/8'x18' REBAR WITH PLASTIC CAP STAMPED 'D. JUHNSON 3591', SET THIS SURVEY .

REBAR SET NEXT TO CORNER POST / STACK OF STONES

NA U

150" SETBACK

TEO SETBACK

5/8"

REBAR FOUND

DRAWN BY SURVEY WAS PREFICHED

D JOHNSON HARCH 13, 2025 THELL

HARCH 21, 2025

LEGEND-

DOUGLAS LAWSON

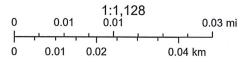
Monroe County - Parcel: 023C D 002.00





Date: May 13, 2025

County: MONROE Owner: ROWE RICHARD Address: MAYES AVE Parcel ID: 023C D 002.00 Deeded Acreage: 0 Calculated Acreage: 0



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