

**THE MANCHESTER PLANNING COMMISSION**  
**AGENDA**  
**July 21, 2025**  
**at 5:30 P.M.**

1. Roll Call
2. Approval of Minutes: June 16, 2025
3. Approval of Agenda
4. Comments from Citizens
5. Business:
  - (1) Prem./Final Plat: 2 lots 427 Belmont Rd. for Cecilia Kelly Liv. Trust. UGB Zoned RS-1
  - (2) Prem./Final: 2 lots 569 Carr Rd./Riddle Rd. for Jeffery Keele. UGB Zoned RS-1
  - (3) Prem. Plat: 10 lots on Belmont Dr. for Ronnie Randall. Zoned R-3
  - (4) Final Plat: 55 lots in Stonehenge S/D Phase III off of Interstate Dr. for Donald Parker. Zoned R-4
  - (5) Construction Plans: 78 lots Walnut Grove S/D Phase 2 on Country Club Dr. for Scot St. John. Zoned R-4 **DEFERRED**
  - (6) Rezoning: 728 S. Spring St. for Sue Banks from R-3 to R-4.
  - (7) Rezoning: Stroud Dr. for Trevor Taylor from C-3 to R-3.
  - (8) Rezoning: 1606 Summer St. for Wesley Parker from R-3 to R-4
  - (9) Public Hearing: Amendment to Land Use Plan on Woodbury Hwy. for Manchester LLC.
  - (10) Rezoning: Woodbury Hwy. for Manchester LLC. Map 067, parcel 102.03 from C-2 to R-4
  - (11) Public Hearing: Accepting Plans of Service for annexation of Oakdale St., Map 086, Parcel 020.00 for Curl Properties LLC.
  - (12) Annexation/Rezoning: Oakdale St., Map 086, Parcel 020.00 for Curl Properties LLC from RS-1 in the UGB to R-4.
  - (13) Rezoning: Gilley Circle, Map 068, Parcel 055.00 for Richard O. Agbigor from RS-1 to R-4.
  - (14) Rezoning: Gilley Circle, Map 068F, Group B, Parcel 017.00, Map 068F, Group B, Parcel 018.00 and Map 068F, Group B, Parcel 019.00 for Richard O. Agbigor from RS-1 to R-1
  - (15) Amendment to Title 14-623 regarding Historic district overlay regulation of Signs
6. Report of Chairman:
7. Report of Engineer/Codes Director: Annual Training Completion
8. Adjournment

<https://www.youtube.com/@CityOfManchesterTennessee>

**THE MANCHESTER BOARD OF ZONING APPEALS**  
(Following the Planning Commission Meeting)

**AGENDA**

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**NO NEW BUISNESS-NO MEETING**

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