



TOWN OF ASHLAND CITY
Planning and Future Growth Committee
Meeting
November 10, 2022 6:00 PM
Minutes

CALL TO ORDER

Mayor Smith called the meeting to order at 6:00 p.m.

ROLL CALL

PRESENT

Committee Member Tim Adkins
Committee Member Amanda bell
Committee Member Nicole Binkley
Committee Member Valerie Kemp
Committee Member Chris Kerrigan
Committee Member Sierra Knaus
Committee Member Amy Perkins
Committee Member Mayor JT Smith
Committee Member Michael Smith
Committee Member Kevin Thompson
Committee Member Leslie Wakefield
Committee Member Tony Young

ABSENT

Committee Member Vivian Foston
Committee Member Gerald Greer
Committee Member Joseph Preciado
Committee Member Steven Stratton
Committee Member Mike Stuart
Committee Member Jerome Terrell

INTRODUCTIONS

At this time, the board members introduced themselves.

ELECT OFFICERS

Mayor Smith stated that this will need to be deferred to the next meeting.

ADOPT BY-LAWS

1. By-Laws

A motion was made by Committee Member Smith, Seconded by Committee Member Young, for the council to review the By-Laws for approval. All approved by voice vote.

NEW BUSINESS

2. Presentation by Rick Gregory

At this time, Mr. Gregory gave a presentation to the board about State laws, annexations, Dillon's Rule, zoning, and subdivision regulations.

3. Why Are You Involved?

Committee Member Wakefield stated that she felt it was her duty to be involved or she had no voice. Committee Member Binkley stated that there is very little land left and she wanted to do what is best with the little we have left. Committee Member Smith stated that this is a small city with large development and everything needs to be in place to achieve quality development. Committee Member Kerrigan stated that he wanted to make sure we build with better standards. Committee Member Perkins stated that she wanted a plan to sustain growth moving forward. Committee Member Bell stated that she wants to educate herself as well as her clients to better prepare for challenges and protect her investments. Committee Member Young stated that he wanted to manage growth, not control it, to make every one happier. Committee Member Adkins stated that he wanted to make sure the right thing is done for Ashland City as we grow. Committee Member Kemp stated that she wanted to help create a set of guidelines that help

develop a nice community and not just Nashville's leftovers. Committee Member Knaus stated that she wanted to see the community develop and grow. Mr. Nicholson stated that as the Building and Code Director he wants to make sure we get this done and we can use this as our guidelines. He stated that these guidelines dictate a lot for other areas like Police, Fire, and the Water Department.

4. What Is Wrong Now?

Mr. Gregory asked what do they see is wrong now in the City and what do we need that we don't have. Committee Member Bell stated that there is no consistency. Committee Member Kemp stated that a lot of the time the left hand doesn't know what the right hand is doing there is no clear defined vision and that we don't know how to react to things. She stated that historically, the County and the City do not have a good working relationship. Committee Member Kemp is concerned about the jail being built in the center of the City and she wants to know what the City's involvement in that is. She stated that we need to strengthen our relationships with the County Mayor and County Sheriff. Mayor Smith stated that he spoke with the County Mayor yesterday and the relationship is better than it has been. Committee Member Bell stated that the County is the parent and the City is the child and the parent should be helping take care of the child. She stated that she isn't sure how many others have been to a town with a jail in the center of it, but when there is one the town dies.

5. How Do We Fix It?

Mr. Gregory stated that one of the tools we have available to help development are PUD's. He stated that developers don't always like PUD's because they have to spend the money up front developing a site plan the PUD is based on. Committee Member Bell stated that the PUD allows more control over the project. Mr. Gregory stated that they act just like a site plan, like a set of guidelines. He stated that if anything changes it has to come back for approval. Committee Member Bell stated that if we push PUD's we may get push back, but they may be what we want since we would have more control. After much discussion, the committee decided to start with the design guidelines and everyone looking through the current zoning book.

ADJOURNMENT

A motion was made by Committee Member Binkley, Seconded by Committee Member Smith, to adjourn the meeting. All approved by voice vote and the meeting adjourned at 7:30 p.m.

CHAIRPERSON MAYOR SMITH