

Final Plat- 6681 Polk Lane

July 14, 2026

The applicant is requesting approval of a final plat for 6681 Polk Lane. The total property is 6.91 acres and is partially in the Mount Pleasant city limits and partially in Maury County. The purpose of this plat is to split one lot into 2 lots. The portion inside Mount Pleasant city limits is zoned R-1 (Low-density residential and the portion in Maury County is zoned RG (Residential General). If approved, the property will be split into one lot (Lot 1) that is fully inside the Mount Pleasant city limits. Lot 1 will be 1.8 acres and zoned R-1. The other lot (Tract 2) will be partially inside the Mount Pleasant city limits and partially located in Maury County. Tract 2 will be 5.11 acres and will be zoned R-1 and RG. Lot 1 has an existing house that is to remain and tract 2 has an existing barn and shed that are to remain. There are currently no city utilities serving the property.

The plat shows existing septic on each proposed lot. We recommend the addition of a backup septic location be added to each proposed lot on the plat. The existing septic areas and the proposed backup septic locations may want to be updated to be designated by squares instead of the shown cloud shaped linework that is currently on the plat and labeled as existing and proposed.

The current plat shows one existing driveway that serves the house on Lot 1 and the barn on Tract 2, but Lot 1 is to install a second driveway to access the existing house, according to a note on the plat.

Items you may want to require as a condition of approval are:

- A Certificate of Approval for the Health Department to sign shall be added to the plat for the septic areas.
- The addition of backup septic areas be added to the plat with updated line work, as stated above.

The Planning Commission may approve or deny the request based on your deliberation.