



Planning Commission Meeting Agenda

Tuesday, July 14, 2026 at 6:00 PM

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

1. Call to Order
2. Pledge of Allegiance / Invocation
3. Roll Call

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

A. Regular Session minutes 6-9-26

5. Completion / Review of Unfinished Business from prior meeting
6. Special reports from other City Departments or Committees if applicable
7. New Business

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

- A. **Applicant:** Mark Smith, True Rail Enterprises, LLC has submitted a request for the review and consideration of a site development plan for a proposed industrial facility by True Rail Enterprises, LLC. The proposed site encompasses approximately 62.05 acres located along South Main Street. The applicant seeks approval of the site plan in accordance with the City of Mount Pleasant's zoning and subdivision regulations.
- B. **Public Hearing, Applicant:** Joseph N Bone has submitted a rezone request for a property located at 1681 N Main St, better described as Map 126, Parcel 016.00. The applicant requests for 2.58 acres to be rezoned from R-1 Low Density Residential to CH Highway Commercial.
- C. **Applicant:** Billy Hill, on behalf of Lineage Metals **Request a** Site plan approval for a proposed 25,000- square- foot building to be **located** on Joe Frank Porter Road, within the Cherry Glen Industrial Park on 6.85 acres, better identified as Map 126, Parcel 041.69 zoned IL (Light Industrial)
- D. **Applicant:** Roger Kelly request to subdivide 6681 Polk Lane consisting of 7.11 acres into two parcels consisting of 1.80 acres and 5.11 acres. The property is more identified as Map 126 Parcel 037.01 zoned R-1 Low Density Residential.
- E. **Applicant:** Derrick Mayberry, DTM Enterprise, LLC has submitted a Preliminary Plat for the construction of 4 town homes on .23 acres identified on Tax Map 133J; Group F Parcel 001.00; and located at 222 Appletree St. The property is zoned R-3 (High Density Residential).

8. General comments from citizens (May be limited in time and/or number of comments.)
9. Board / Staff Comments / Adjournment