



CITY OF GERMANTOWN TENNESSEE

1930 South Germantown Road • Germantown, Tennessee 38138-2815
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Planning Commission

Rezoning and Annexation Subcommittee/Subdivision and Site Plan Subcommittee/ SmartCode Review Committee

Wednesday, December 18, 2019 – 4:00 p.m.

Economic and Community Development Building
1920 S. Germantown Rd. – Klein Conference Room

1. Case Number & Project Name: (19-947) 9695 Poplar Ave.
Location: 9695 Poplar Ave.
Property Owner/Applicant: Centennial Homes, LLC – John Porter, President
Representative: Reaves Firm – Mike Davis
Existing Zoning: “O” Office
Area: 7.46 acres
Request: Approval of a rezoning of one parcel from O (Office) to RE (Residential Estate)

2. Case Number & Project Name: (19-948) 7271 Neshoba Rd.
Location: 7271 Neshoba Rd.
Property Owner: Regina Wildun and Christina Heindel
Applicant/Developer: Bluff City Builders – Brian Lurie
Existing Zoning: “R” Low-Density Single-Family Residential
Area: 3.88 acres
Request: Approval of a rezoning of one parcel from R (Low-Density Single-Family Residential) to R-1 (Medium-Density Single-Family Residential)

3. Case Number & Project Name: (19-926) Germantown Elementary School
Location: 2730 Cross Country Drive
Property Owner/Applicant: Shelby County Schools – Joris Ray, Superintendent
Representative: Kevin Ledford
Existing Zoning: “R” Low-Density Single-Family Residential
Area: 13 acres
Request: Approval of a revised final site plan (building addition)

4. Case Number & Project Name: (19-946) Evangelical Christian School
Location: 1920 Forest Hill Irene Rd.
Property Owner/Applicant: Evangelical Christian School – Braxton Brady, Head of School
Representative: Archimania – Todd Steele
Existing Zoning: “R” Low-Density Single-Family Residential
Area: 8.141 acres
Request: Approval of a revised final site plan (building addition)

5. Discussion: Smart Growth Design Guidelines in accordance with adopted Resolution 19R08