



# Mt. Juliet, Tennessee

## Board of Commissioners

### Agenda

2425 North Mt. Juliet Rd  
Mt. Juliet, TN 37122

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**Monday, August 12, 2024**

**6:30 PM**

**Commission Chambers**

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1. **Presentations 5:45 PM - 6:00 PM Proclamations to raise awareness for Human Trafficking**

2. **Public Hearing 6:15 PM**

Citizens Comments limited to three (3) minutes per person - Ordinance 2023-15

3. **Public Notice**

3.A. Public Notice

[0782](#)

**Attachments:** [Public Notice 2nd Reading 8-12-24](#)

- An ordinance amending the Land Use Map and Plan of the City of Mt. Juliet.
- An ordinance to rezone the property known as The Smiley Property located at 815 John Wright Rd, Map 076, Parcel 059.00, from RS-40 to RS-30.

4. **Call to Order & Declare a Quorum Present**

5. **Set Agenda**

6. **Invocation & Pledge of Allegiance**

7. **Approval of Minutes**

7.A. Approval of July 22, 2024 Minutes

[0788](#)

**Attachments:** [MeetingMinutes 7-22-24](#)

8. **Citizens Comments**

Citizens Comment Limited to three (3) minutes per person - Ordinance 2008-24

9. **Commissioner Reports & Comments**

10. **City Manager's Report**

11. **Unfinished Business - Consent Agenda Ordinances - 2nd Reading**

**11.A. AN ORDINANCE AMENDING THE LAND USE MAP AND PLAN OF THE CITY OF MT. JULIET** **0689**

**Sponsors:** Planning Commission Positive Recommendation

**Attachments:** [8 FLU Map Amendment SR](#)  
[UGB LUA ORD](#)  
[Final Urban Growth Boundary Map 4 1 24](#)

**Legislative History**

6/20/24	Planning Commission	**Positive Recommendation to the Board of Commissioners
7/8/24	Board of Commissioners	recommended for approval to the Board of Commissioners

**11.B. AN ORDINANCE TO REZONE THE PROPERTY KNOWN AS THE SMILEY PROPERTY LOCATED 815 JOHN WRIGHT ROAD, MAP 076, PARCEL 059.00, FROM RS-40 TO RS-30** **0692**

**Sponsors:** Planning Commission Positive Recommendation

**Attachments:** [1 Smiley Property RZ SR](#)  
[Smiley Property RZ ORD](#)  
[Smiley Property Legal Desc](#)  
[815 John Wright Road Rezone Planning Comm 4 24 24](#)

**Legislative History**

6/20/24	Planning Commission	**Positive Recommendation to the Board of Commissioners
7/8/24	Board of Commissioners	recommended for approval to the Board of Commissioners

**12. Unfinished Business - Ordinances 1st Reading - Deferred 7/8/24 and 7/22/24**

**12.A. AN ORDINANCE TO AMEND THE LAND USE PLAN FOR THE PROPERTY KNOWN AS ELLIOTT RESERVE LOCATED AT 12440 & 12582 LEBANON ROAD, MAP 053, PARCELS 101.01 & 102.00, FROM THOROUGHFARE COMMERCIAL TO MIXED-USE** **0690**

**Sponsors:** Planning Commission Positive Recommendation

**Attachments:** [3 Elliott Reserve LUA PMDP PUD SR](#)  
[Elliott Reserve LUA ORD](#)  
[Elliott Reserve Legal Desc](#)  
[Elliott Reserve Lebanon Road LUA 6 4 24](#)

**Legislative History**

6/20/24	Planning Commission	**Positive Recommendation to the Board of Commissioners
7/8/24	Board of Commissioners	deferred to the Board of Commissioners

7/22/24	Board of Commissioners	deferred to the Board of Commissioners
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**12.B.** AN ORDINANCE TO REZONE APPROXIMATELY 22.64 ACRES OF PROPERTY AT 12440 & 12582 LEBANON ROAD, MAP 053, PARCELS 101.01 AND 102.00 FROM CG AND CRC TO CMU PUD AND TO ADOPT THE PRELIMINARY MASTER DEVELOPMENT PLAN FOR ELLIOTT RESERVE [0691](#)

**Sponsors:** Planning Commission Positive Recommendation

**Attachments:** [3 Elliott Reserve LUA PMDP PUD SR](#)  
[Elliott Reserve PMDP PUD ORD](#)  
[Elliott Reserve Legal Desc](#)  
[Elliott Reserve Lebanon Road PMDP PUD Rezone 6 4 2 4](#)  
[Elliot Reserve - Deferral Request](#)

**Legislative History**

6/20/24	Planning Commission	**Positive Recommendation to the Board of Commissioners
7/8/24	Board of Commissioners	deferred to the Board of Commissioners
7/22/24	Board of Commissioners	deferred to the Board of Commissioners

**13. New Business - Ordinances - 1st Reading**

**13.A.** AN ORDINANCE TO REZONE THE PROPERTY LOCATED 4470 OLD LEBANON DIRT ROAD, MAP 077, PARCEL 026.00, FROM OPS TO RS-40. [0686](#)

**Sponsors:** Planning Commission Positive Recommendation

**Attachments:** [4470 OLDR RZ ORD](#)  
[4470 Old Lebanon Dirt Rd Exhibit B Rezone 5 7 24](#)  
[4470 OLDR Legal Desc](#)

**Legislative History**

7/18/24	Planning Commission	**Positive Recommendation to the Board of Commissioners
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- 13.B.** AN ORDINANCE ANNEXING THE SOUTH GREENHILL ROAD AND RIGHT OF WAY, LOCATED AT SOUTH GREENHILL ROAD FROM THE NORTHERN PROPERTY CORNER OF 6105 FREEMANTLE CT TO THE NORTHERN PROPERTY CORNER OF PARCEL 073 008.04, IN WILSON COUNTY, TENNESSEE, LOCATED WITHIN THE CITY'S URBAN GROWTH BOUNDARY [0698](#)

**Sponsors:** Planning Commission Positive Recommendation

**Attachments:** [PC Staff Report, S Greenhill Road Annex](#)  
[S Greenhill Road POS](#)  
[SGH Rd Annex Application Executed](#)  
[SGHR Annex ORD](#)

**Legislative History**

6/20/24	Planning Commission	**Positive Recommendation to the Board of Commissioners
7/22/24	Board of Commissioners	deferred to the Board of Commissioners

- 13.C.** AN ORDINANCE TO AMEND THE CODE OF ORDINANCES OF THE CITY OF MT. JULIET, TENNESSEE, SECTION 28-22, TO ADD THE FIRE CHIEF AS A VOTING MEMBER OF THE TRAFFIC COMMISSION [0790](#)

**Sponsors:** James Maness, Mayor

**Attachments:** [FireChief2trafficCommission](#)

- 13.D.** AN ORDINANCE TO AMEND THE CITY OF MT. JULIET CITY CODE TO NOT ALLOW ANY CONSTRUCTION OR COMMERCIAL VEHICLES TO BLOCK STREETS/ROADWAYS INSIDE THE CITY LIMITS FROM 7 AM - 9 AM AND 3 PM - 5 PM MONDAY - FRIDAY [0794](#)

**Sponsors:** Ray Justice, Commissioner

**Attachments:** [No Construction - Commercial vehicles blocking roadways](#)

**14. Resolutions**

- 14.A.** RESOLUTION APPROVING THE AWARD OF THE CONSTRUCTION CONTRACT FOR THE MASS GRADING OF 620 CLEMMONS ROAD AND AUTHORIZING THE MAYOR TO SIGN THE CONTRACT [0787](#)

**Sponsors:** Kenneth Martin

**Attachments:** [2024-8-12, Mass Grading Construction Contract Resolution](#)  
[2024-8-12, Mass Grading Contract Exec Summary](#)  
[620 Clemmons Mass Grading - Construction Contract](#)

- 14.B.** RESOLUTION OF THE MT. JULIET BOARD OF COMMISSIONERS, WILSON COUNTY, TENNESSEE, REQUESTING ALL PUBLIC SAFETY TELECOMMUNICATORS IN MT. JULIET, BE ELEVATED TO THE STATUS OF FIRST RESPONDERS [0791](#)

**Sponsors:** James Maness, Mayor

**Attachments:** [Resolution-FirstResponders](#)

- 14.C.** RESOLUTION OF THE MT. JULIET BOARD OF COMMISSIONERS, WILSON COUNTY, TENNESSEE, SUPPORTING THE AGREED FLOOR PLAN WITH THE MT. JULIET SENIOR ACTIVITY CENTER [0793](#)

**Sponsors:** James Maness, Mayor

**Attachments:** [Resolution-SupportingFloorPlan](#)  
[MJCS A1.01 7 30 2024 Floor Plan](#)

**15. Appointment**

- 15.A.** Appointment: Stakeholder Committee for Roadway Safety Action Plan [0783](#)

**Sponsors:** James Maness, Mayor

**16. Adjournment**