



## PLANNING COMMISSION AGENDA

December 19, 2022\* – 6:00 PM

(\*Note = This meeting is one week earlier than normal.)

**City Hall  
3101 Goodman Road  
Horn Lake, MS 38637**

1. Call to Order.
2. Roll Call and Pledge of Allegiance.
3. Approval of Previous Meeting Minutes from 11-28-2022.
4. Old Business.  
None.
5. New Business.
  - a) **Case No. 2111 SPDR:** A request for a site plan and design review (SPDR) for an expansion of an existing retail land use in the form of an addition of a garden center and feed room at 6915 Windchase Drive by Tractor Supply, Co., Inc., applicant; Saorsa Architecture, engineer or designer. Subject parcel consists of 3.04-acres +/- . The subject parcel is currently zoned as C-4, Planned Commercial District.
  - b) **Case No. 2113 SDPP:** A request for approval of a commercial subdivision preliminary plat (SDPP) named "Walls Water Commercial Subdivision," located at approximately 6098 MS Highway Route 301 in Horn Lake by Walls Water Association, landowner; and by Jones-Davis and Associates, Inc., engineering company; for land zoned as C-4, Planned Commercial District, consisting of 2.00 acres +/- and one (1) lot. (Address is unofficial and unassigned and no developer is named as of 11-18-2022.)
  - c) **Case No. 2114 VAR:** A request for a rear yard setback variance for a proposed new building from the required 60 feet to 30 feet, thus a 30 feet variance, T4 Investments, LLC (aka EEP, Inc.), landowner; Guckert Construction Management, LLC, applicant. Subject parcel is located at 6441 U.S. Highway 51 North and consists of 2.35-acres +/- . The subject parcel is currently zoned as C-4, Planned Commercial District. (**Note:** This case is a public hearing and the Horn Lake Planning Commission is acting as the Board of Adjustment per Section 24-20 of the City Code for this case.)
6. Other Business.



- a) Planning department hirings/personnel changes.
  - b) Comprehensive plan update.
  - c) Training opportunity.
7. Adjournment.