

**SUMNER COUNTY PLANNING COMMISSION
MINUTES
SEPTEMBER 27, 2005
5:00 P.M.**

**SUMNER COUNTY ADMINISTRATION BUILDING
355 N. BELVEDERE DRIVE
GALLATIN, TN. 37066**

MEMBERS PRESENT:

CHARLES HAYNES, CHAIRMAN
ANTHONY HOLT, VICE CHAIRMAN
TOM GROVE
NANCY CORLEY
BOBBY LEON THOMPSON
RALPH COLLIER
CORDELL BORDERS
LEON STRONG
CECIL RAY
DAVID SATTERFIELD
ROY HIXSON
CYNTHIA HALL TEMPLETON
LUTHER BRATTON
JIM WILLIAMS
RAGAN HALL

MEMBERS ABSENT:

OTHERS PRESENT:

MIKE MOULTON, PLANNING DIRECTOR
ROB GARRISON, STATE PLANNER
LISA WILLIAMS, ADMINISTRATIVE ASSISTANT

CHAIRMAN HAYNES ANNOUNCED AT THE BEGINNING OF THE MEETING THAT THE DESHEA ESTATES PLAT WOULD BE MOVED TO THE END OF THE AGENDA, AND THE GALLATIN FUNERAL HOME SITE PLAN WOULD BE MOVED TO THE BEGINNING OF THE AGENDA.

- **MOTION FOR THE APPROVAL OF AUGUST MINUTES BY MR. COLLIER, SECONDED BY MR. WILLIAMS. MOTION PASSED UNANIMOUSLY.**

GARY HAMMOCK, BUILDING COMMISSIONER, ADDRESSED ENVIRONMENTAL ISSUES AND REQUIREMENTS. MR. HAMMOCK BEGAN BY SAYING THAT THIS WAS FOR THEIR INFORMATION ONLY.

MR. HAMMOCK STATED THAT HE HAD BEEN ASKED BY SOME OF THE COUNTY COMMISSIONERS TO LOOK INTO SOME INFORMATION REGARDING TAKING THE STATE EMPLOYEES, THAT DO THE ENVIRONMENTAL WORK, SEPTIC TANKS, FIELD LINES ETC., FROM BEING A STATE EMPLOYEE AND CHANGE THEM OVER TO A COUNTY EMPLOYEE WHICH WOULD MEAN THEY WOULD BE UNDER THE DIRECT LEADERSHIP OF SUMNER COUNTY. MR. HAMMOCK STATED THAT AFTER RESEARCHING THIS MATTER THERE IS A STATE LAW THAT YOU CAN DO THIS UNDER A CONTRACTUAL BASIS. THIS WOULD BE UP TO THE COUNTY COMMISSIONERS WHETHER THIS COULD BE DONE. YOU HAVE TO MAINTAIN THE MINIMUM CRITERIA THAT THE STATE REQUIRES.

MR. HAMMOCK PRESENTED A PRINTOUT OF WHAT IT WOULD COST THE COUNTY TO MAINTAIN THE ENVIRONMENTAL OFFICE.

MR. HAMMOCK STATED THAT THIS DISCUSSION WILL LIKELY GO TO THE LEGISLATIVE COMMITTEE IN OCTOBER 2005.

THERE WAS DISCUSSION.

MR. SATTERFIELD STATED HE HOPED THIS COMMITTEE GOES AGAINST THIS BECAUSE HE DOES NOT WANT TO SEE POLITICS INVOLVED IN THIS MATTER.

MR. SATTERFIELD STATED THAT HE HAS NOT RECEIVED ANY COMPLAINTS ON THE ENVIRONMENTAL OFFICE AND HE FEELS THEY ARE DOING A GOOD JOB.

MR. SATTERFIELD STATED HE HAD RECEIVED A COMPLAINT ABOUT THE CODES DEPARTMENT ABOUT IT TAKING TWO WEEKS FOR SOMEONE TO GET THEIR BUILDING PERMIT.

MR. HAMMOCK STATED THAT THERE ARE SITUATIONS WHERE HE CANNOT ISSUE THE BUILDING PERMIT IN THREE WORKING DAYS DUE TO THE FACT THEY MAY HAVE TO PROVIDE A FLOOD ELEVATION CERTIFICATE.

MR. BRATTON ASKED MR. HAMMOCK TO CHECK ON THE LIABILITY OF THE INSPECTION PROCESS.

CHAIRMAN HAYNES ASKED MR. HAMMOCK WHO WERE THE COUNTY COMMISSIONERS THAT ASKED YOU TO DO RESEARCH ON THIS MATTER.

MR. HAMMOCK STATED IT WAS COMMISSIONER JOHN SMART, AND OVER THE YEARS THERE HAVE BEEN OTHER COMMISSIONERS.

MR. COLLIER STATED THAT HE HAS NEVER RECEIVED ANY COMPLAINTS ON THE ENVIRONMENTAL OFFICE.

THERE WAS DISCUSSION.

MOTION BY MR. HOLT TO KEEP IT (ENVIRONMENTAL OFFICE) STATUS QUO, SECONDED BY MR. COLLIER. MOTION PASSED UNANIMOUSLY.

CHAIRMAN HAYNES ASKED MR. HAMMOCK TO SHARE THIS MOTION WITH THE LEGISLATIVE COMMITTEE.

1. **NEXTEL COMMUNICATIONS-(JERRY C. THURMAN- PROPERTY OWNER)-(1ST COUNTY COMMISSION DISTRICT)- SITE PLAN-THEY WERE REQUESTING SITE PLAN APPROVAL FOR A 250 FOOT SELF SUPPORTING COMMUNICATIONS TOWER. SUBJECT PROPERTY IS LOCATED AT HAZE HYDE HOLLOW ROAD, BETHPAGE, TN, IS ON TAX MAP 64, PARCEL 44 AND IS ZONED AGRICULTURAL.**

JIM YARBROUGH AND AN UNIDENTIFIED GENTLEMAN CAME FORWARD TO REPRESENT AND EXPLAIN THIS REQUEST.

THERE WAS DISCUSSION.

MR. MOULTON EXPLAINED THAT THEY HAD MET ALL OF THE STAFF COMMENTS.

THERE WAS DISCUSSION.

MR. YARBROUGH STATED THAT THEY WOULD SUBMIT A STAMPED STRUCTURAL ENGINEER'S ANALYSIS STATING THE TOWER WOULD STAND EIGHTY MILE AN HOUR WINDS PRIOR TO MAKING APPLICATION FOR A BUILDING PERMIT.

MOTION FOR APPROVAL BY MR. COLLIER, SECONDED BY MR. WILLIAMS. MOTION PASSED UNANIMOUSLY.

2. **NEXTEL COMMUNICATIONS-(MARILYN AND FRANKLIN WATSON -PROPERTY OWNER) (1ST COUNTY COMMISSION DISTRICT)-SITE PLAN-THEY WERE REQUESTING SITE PLAN APPROVAL FOR A 250 FOOT SELF SUPPORTING COMMUNICATIONS TOWER. SUBJECT PROPERTY IS LOCATED AT 4200 BLEDSOE STREET, WESTMORELAND, TN., IS ON TAX MAP 44, PARCEL 131.01 AND IS ZONED AGRICULTURAL.**

JIM YARBROUGH AND AN UNIDENTIFIED GENTLEMAN CAME FORWARD TO REPRESENT AND EXPLAIN THIS REQUEST.

MR. GARRISON STATED THAT THEY HAVE MET ALL OF THE STAFF COMMENTS.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL BY MR. HOLT, SECONDED BY MR. SATTERFIELD. MOTION PASSED UNANIMOUSLY.

3. **GALLATIN FUNERAL HOME-SITE PLAN-DALE AND ASSOCIATES- (3RD COUNTY COMMISSION DISTRICT)- THEY WERE REQUESTING SITE PLAN APPROVAL FOR A PROPOSED 9,918 SQUARE FOOT FUNERAL HOME. SUBJECT PROPERTY IS LOCATED AT 1620 HIGHWAY 109 NORTH, GALLATIN, TN., IS ON TAX MAP 104, PARCEL 5, CONTAINS 40.891 ACRES AND IS ZONED R1A.**

CHARLEY DEAN P.E. CAME FORWARD TO REPRESENT AND EXPLAIN THIS REQUEST.

MR. MOULTON STATED THAT THEY HAD MEET ALL OF THE STAFF COMMENTS.
MR. MOULTON STATED THAT THE DRAINAGE CALCULATIONS WERE IN THE PROCESS OF BEING REVIEWED BY AN ENGINEER.

MR. DEAN EXPLAINED THAT THE ENGINEER REQUIRED THEM TO PUT IN A DETENTION POND, WHICH WE HAVE DONE. MR. DEAN STATED THAT HE HAD SOME COPIES OF THE REVISED PLAN REFLECTING THE DETENTION POND.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL BY MR. COLLIER, SECONDED BY MR. HALL. MOTION PASSED UNANIMOUSLY.

4. **DESHEA ESTATES-FINAL PLAT -(3RD COUNTY COMMISSION DISTRICT)- REPRESENTED BY CARROLL CARMAN-THEY WERE REQUESTING FINAL PLAT APPROVAL OF 39 LOTS ON/OFF PRUITT LANE. SUBJECT PROPERTY CONTAINS 56.84 ACRES, IS ZONED AGRICULTURAL AND IS ON TAX MAP 105, PARCEL 8.00.**

THIS WAS MOVED TO THE END OF THE AGENDA.

5. **SAVELY-WOOD FARM-PRELIMINARY &FINAL PLAT-(11TH COUNTY COMMISSION DISTRICT)-REPRESENTED BY CARROLL CARMAN-THEY WERE REQUESTING PRELIMINARY & FINAL PLAT APPROVAL OF 3 LOTS ON NEW HOPE ROAD. SUBJECT PROPERTY CONTAINS 5.68 ACRES, IS ON TAX MAP 122, PARCEL 18 AND IS ZONED R1A.**

MR. CARMAN CAME FORWARD TO REPRESENT THIS REQUEST.

MR. MOULTON STATED THAT THEY NEED TO OBTAIN 911 ADDRESSES, AND ADD A PLAT NOTE STATING THAT THERE IS NO TOPO LESS THAN 20% OR SHOW TOPO.

THERE WAS DISCUSSION.

MR. CARMAN STATED THAT THIS PROPERTY IS 100% IN A FLOOD PLAIN AREA.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL BY MR. GROVE SUBJECT TO OBTAINING 911 ADDRESSES, AND ADDING A PLAT NOTE STATING TOPO IS LESS THAN 20%, SECONDED BY MR. SATTERFIELD. MOTION PASSED.

**13 AYES: HOLT, GROVE, CORLEY, THOMPSON, COLLIER, BORDERS, STRONG, RAY, SATTERFIELD, TEMPLETON, BRATTON, WILLIAMS AND HALL
1 ABSTAIN: HIXSON**

6. **THOROUGHbred CROSSING-(AKA PERSHERON CROSSING) PRELIMINARY PLAT-REPRESENTED BY CARROLL CARMAN-(3RD COUNTY COMMISSION DISTRICT) THEY WERE REQUESTING PRELIMINARY PLAT APPROVAL OF 30 LOTS ON/OFF ROCK BRIDGE ROAD. SUBJECT PROPERTY CONTAINS 34.61 ACRES, IS ZONED AGRICULTURAL, AND IS ON TAX MAP 90, PARCEL 5.00.**

MR. CARMAN WAS PRESENT TO REPRESENT THIS REQUEST.

MR. MOULTON STATED THAT THE DRAINAGE CALCULATIONS WILL BE REQUIRED ON THE FINAL SUBMITTAL.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL BY MR. HOLT, SECONDED BY MR. GROVE. MOTION PASSED UNANIMOUSLY.

7. **ROCK SPRINGS FARM SUBDIVISION-FINAL PLAT-REPRESENTED BY RICHARD GRAVES (3RD COUNTY COMMISSION DISTRICT) THEY WERE REQUESTING FINAL PLAT APPROVAL OF 15 LOTS ON/OFF ROCK SPRINGS ROAD. SUBJECT PROPERTY CONTAINS 18.02 ACRES, IS ON TAX MAP 84, PARCELS 84, 85 & P/O 85.01, AND IS ZONED AGRICULTURAL.**

MR. GRAVES CAME FORWARD TO REPRESENT THIS REQUEST.

MR. GARRISON STATED THAT THEY HAD RECOMMENDED THAT THEY PUT IN A DRAINAGE EASEMENT WHERE THE CREEK IS, AND THAT HE NEEDED TO OBTAIN ALL OF THE SIGNATURES.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL CONTINGENT UPON ADDING A DRAINAGE EASEMENT WHERE THE CREEK IS BY MR. WILLIAMS, SECONDED BY MR. GROVE. MOTION PASSED UNANIMOUSLY.

8. **FIVE COVES TRACE-PRELIMINARY PLAT-(6TH COUNTY COMMISSION DISTRICT)-REPRESENTED BY BRUCE RAINEY-THEY WERE REQUESTING PRELIMINARY PLAT APPROVAL OF 49 LOTS ON CAGES BEND ROAD. SUBJECT PROPERTY CONTAINS 27.29 ACRES, IS ON TAX MAP 165, PARCEL 2.00, AND IS ZONED LOW DENSITY RESIDENTIAL PLANNED UNIT DEVELOPMENT.**

MR. RAINEY CAME FORWARD TO REPRESENT THIS REQUEST.

MR. MOULTON STATED THAT THE FIRE HYDRANTS NEED TO BE WITHIN 500 FEET.

MR. RAINEY STATED THAT HE HAS THE HOMEOWNERS ASSOCIATION PREPARED, BUT HE IS STILL IN THE PROCESS OF REVISING THEM. MR. RAINEY EXPLAINED THAT HE WILL BE GLAD TO TURN IN THE HOMEOWNERS ASSOCIATION IN ALONG WITH THE FINAL PLAT.

MR. RAINEY STATED THAT HE TOOK THIS DEVELOPMENT BEFORE THE ZONING BOARD OF APPEALS, AND HAS RECEIVED LOT SIZE VARIANCES ON THIS WHOLE DEVELOPMENT.

MR. MOULTON CONCURRED THAT THIS WAS PRESENTED TO THE ZONING BOARD OF APPEALS, AND THAT THEY WERE GRANTED LOT SIZE VARIANCES.

MR. SATTERFIELD STATED HE FELT THAT BY THE ZONING BOARD OF APPEALS GRANTING LOT SIZE VARIANCES FOR AN ENTIRE DEVELOP THAT THIS WILL SET A PRECEDENCE FOR OTHER DEVELOPMENTS.

MR. HOLT STATED THAT HE FELT THAT WE SHOULD NEVER AGAIN APPROVE A DEVELOPMENT CONTINGENT UPON AMENDING OUR ZONING RESOLUTION.

MR. BRATTON ASKED MR. RAINEY IF HE WOULD PUT A NOTE ON THE FINAL PLAT STATING THAT THE ZONING BOARD OF APPEALS DID IN FACT APPROVE LOT SIZE VARIANCES FOR THIS SUBDIVISION, IF THE AMENDMENT OF THE PLANNED UNIT DEVELOPMENT REGARDING LOT SIZES DOES NOT PASS AT THE NOVEMBER COUNTY COMMISSION MEETING.

MR. MOULTON TOLD THIS BODY THAT THE COUNTY ATTORNEY ATTENDED THE SEPTEMBER ZONING BOARD OF APPEALS MEETING WHEN THEY WERE DISCUSSING AND VOTING ON LOT SIZE VARIANCES FOR THIS DEVELOPMENT AND SHE ADVISED THIS BODY THAT THEY HAD TO PASS THESE VARIANCES.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL BY MR. THOMPSON, SECONDED BY MR. STRONG. MOTION PASSED.

11 AYES: HOLT, GROVE, CORLEY, THOMPSON, BORDERS, STRONG, HIXSON, BRATTON, WILLIAMS, RAY, AND HALL

4 ABSTENTIONS: TEMPLETON, COLLIER, SATTERFIELD AND HAYNES

- 9. AUTUMN CREEK-SECTION 2-1-FINAL PLAT-(7TH COUNTY COMMISSION DISTRICT)-REPRESENTED BY BRUCE RAINEY-THEY WERE REQUESTING A FINAL PLAT APPROVAL OF 29 LOTS OFF ANDERSON ROAD. SUBJECT PROPERTY IS ON TAX MAP 138, PARCEL 31, CONTAINS 13.78 ACRES, AND IS ZONED LOW DENSITY RESIDENTIAL PLANNED UNIT DEVELOPMENT.**

MR. RAINEY CAME FORWARD TO REPRESENT THIS REQUEST.

MR. MOULTON EXPLAINED TO MR. RAINEY THAT WE NEED TO KNOW WHAT YOUR PLANS ARE ON BONDING THE SIDEWALKS, AND WE DO NEED THE REVISED MASTER PLAN RECORDED AS A BOUNDARY SURVEY.

MR. RAINEY DID PROVIDE US WITH A NEW VERSION OF THE MASTER PLAN.

THERE WAS DISCUSSION.

MOTION TO APPROVE CONTINGENT UPON THE SIDEWALKS BEING BONDED, BY MR. SATTERFIELD, SECONDED BY MR. WILLIAMS. MOTION PASSED UNANIMOUSLY.

10. **AUTUMN CREEK-SECTION 6-PRELIMINARY PLAT-(7TH COUNTY COMMISSION DISTRICT)-REPRESENTED BY BRUCE RAINEY**-THEY WERE REQUESTING PRELIMINARY PLAT APPROVAL OF 28 LOTS OFF ANDERSON ROAD. SUBJECT PROPERTY CONTAINS 11.10 ACRES, IS ON TAX MAP 138, PARCEL 31, AND IS ZONED LOW DENSITY RESIDENTIAL PLANNED UNIT DEVELOPMENT.

MR. RAINEY CAME FORWARD TO REPRESENT THIS REQUEST.

MR. MOULTON ASKED MR. RAINEY TO SHOW A FIRE HYDRANT ON THE FINAL. MR. MOULTON STATED THAT HE WOULD LIKE FOR THE MOTION TO INCLUDE THAT MR. RAINEY RECORD THE REVISED MASTER DEVELOPMENT PLAN.

MR. RAINEY STATED THAT HE FAILED TO RECORD THE ORIGINAL MASTER DEVELOPMENT PLAN, THEN ON JULY 7, 2005, I RECORDED THE ORIGINAL MASTER PLAN AS APPROVED AND ADOPTED BY THE COUNTY COMMISSION. MR. RAINEY EXPLAINED THAT WHAT MR. MOULTON IS ASKING HIM TO DO IS COME IN AND RE-RECORD THE REVISED MASTER DEVELOPMENT PLAN WHERE WE MADE THREE OR FOUR CHANGES APPROVED BY THIS BODY.

MOTION FOR APPROVAL BY MR. HIXSON CONTINGENT UPON RECORDING THE REVISED MASTER DEVELOPMENT PLAN, SECONDED BY MR. STRONG. MOTION PASSED UNANIMOUSLY.

11. **SAINT BLAISE RETREAT- FINAL MASTER DEVELOPMENT PLAN/SKETCH PLAT- REPRESENTED BY BRUCE RAINEY-(4TH COUNTY COMMISSION DISTRICT)**-THEY WERE REQUESTING FINAL MASTER DEVELOPMENT PLAN/SKETCH PLAT APPROVAL OF 50.18 ACRES ON SAINT BLAISE COURT. SUBJECT PROPERTY IS ON TAX MAP 124, PARCEL 47, AND IS ZONED LOW DENSITY RESIDENTIAL PLANNED UNIT DEVELOPMENT.

MR. RAINEY WAS PRESENT TO REPRESENT THIS REQUEST.

MR. RAINEY STATED THAT HE WAS GOING TO RECORD THE MASTER DEVELOPMENT PLAN TODAY, BUT BECAUSE OF A MISSING SIGNATURE, HE WAS UNABLE TO DO SO, BUT HE PLANS TO RECORD THIS PLAN TOMORROW.

MR. MOULTON STATED HE HAS MEET ALL OF THE STAFF COMMENTS OTHER THAN THE RECORDING OF THE MASTER DEVELOPMENT PLAN.

MR. COLLIER STATED THAT WE NEED TO WORK ON SOME LANGUAGE TO PREVENT SUBDIVISIONS FROM BEING BUILT WITH OUT STREET LIGHTS.

THERE WAS DISCUSSION.

MOTION FOR APPROVAL BY MR. GROVE, SECONDED BY MR. SATTERFIELD. MOTION PASSED UNANIMOUSLY.

12. **SAINT BLAISE RETREAT-SECTION 1-PRELIMINARY PLAT-REPRESENTED BY BRUCE RAINEY-4TH COUNTY COMMISSION DISTRICT)**-THEY WERE REQUESTING PRELIMINARY PLAT APPROVAL OF 45 LOTS. SUBJECT PROPERTY IS LOCATED OFF SAINT BLAISE COURT, IS ON TAX MAP 124, PARCEL 47, CONTAINS 28.996 ACRES, AND IS ZONED LOW DENSITY RESIDENTIAL PLANNED UNIT DEVELOPMENT.

MR. RAINEY WAS PRESENT TO REPRESENT THIS REQUEST.

MR. MOULTON STATED THAT ALL OF THE STAFF COMMENTS HAVE BEEN SATISFIED.

MOTION FOR APPROVAL BY MR. COLLIER, SECONDED BY MR. HOLT. MOTION PASSED UNANIMOUSLY.

OTHER BUSINESS:

MR. MOULTON REMINDED EVERYONE THAT THE PHASE 1, GROUND WATER CONTROL TRAINING WILL BE ON OCTOBER 4, 2005. MR. MOULTON STATED THAT CHAIRMAN HAYNES HAS GRACIOUSLY OFFERED TO HAVE THIS TRAINING AT SYCAMORE SPRINGS. THE ONES IN ATTENDANCE WILL RECEIVE A CERTIFICATE.

MR. HOLT ASKED MR. MOULTON IF THIS TRAINING SESSION WOULD COUNT TOWARD THEIR FOUR HOURS THE PLANNING COMMISSIONERS WERE REQUIRED TO OBTAIN EACH YEAR. MR. MOULTON CONCURRED,

DESHEA ESTATES-FINAL PLAT -(3RD COUNTY COMMISSION DISTRICT)- REPRESENTED BY CARROLL CARMAN-THEY WERE REQUESTING FINAL PLAT APPROVAL OF 39 LOTS ON/OFF PRUITT LANE. SUBJECT PROPERTY CONTAINS 56.84 ACRES, IS ZONED AGRICULTURAL AND IS ON TAX MAP 105, PARCEL 8.00.

THIS WAS MOVED TO THE END OF THE AGENDA.

FOR THE RECORD, CHAIRMAN HAYNES RECUSED HIMSELF FROM ANY DISCUSSION AND TURNED THE MEETING OVER TO THE VICE-CHAIRMAN HOLT.

VICE-CHAIRMAN HOLT CAME FORWARD TO REPLACE CHAIRMAN HAYNES.

MR. MOULTON STATED THAT THEY NEEDED TO OBTAIN THE 911 ADDRESSES AND ALL OF THE SIGNATURES.

**MOTION TO APPROVE BY MR. HIXSON CONTINGENT THAT THEY OBTAIN THE 911 ADDRESSES, AND ALL OF THE SIGNATURES, SECONDED BY MR. THOMPSON. MOTION PASSED UNANIMOUSLY.
(FYI: CHAIRMAN HAYNES NOT PRESENT)**

DISCUSSION OF THE AD-HOC COMMITTEE WITH THE HENDERSONVILLE PLANNING COMMISSION:

MR. MOULTON STATED THAT THIS AD-HOC COMMITTEE HAS MET SEVERAL TIMES OVER THE LAST SIX MONTHS. WE HAVE FORMED AN AD-HOC TO THE ORIGINAL AD-HOC COMMITTEE. MR. BRATTON WAS ELECTED CHAIRMAN OF THE AD-HOC, AD-HOC COMMITTEE. WE HAVE A DOCUMENT(RE: HENDERSONVILLE UGB-SUMNER COUNTY-LAND USE PLAN) WE FEEL WILL PASS, AND HOPE TO BRING IT TO THIS BODY IN THE VERY NEAR FUTURE.

MR. BRATTON EXPLAINED THAT THEY HAVE WORKED REAL HARD ON THE DOCUMENT AND ASKED THAT EVERYONE WOULD REVIEW THIS WITH AN OPEN MIND.

MR. GARRISON STATED THAT HE WILL BE LEAVING AT THE END OF THE YEAR. MR. GARRISON STATED THAT MR. RON COOPER WILL TAKING HIS PLACE.

VICE-CHAIRMAN THANKED MR. GARRISON FOR A JOB WELL DONE, AND ASKED EVERYONE TO GIVE ROB A HAND.

MEETING ADJOURNED AT 6:15 P.M.