FRIENDSVILLE, TN, CITY HALL
PLANNING BOARD
MEETING
July 20, 2026
6:00 P.M.

Invocation:

Call to Order: Vice-Chairman

Pledge of Allegiance: All

Roll Call: City Recorder

Approval of Minutes: April 20, 2026, Meeting

Monday, July 20, 2026
Minutes

The Planning Board met for the regular meeting. Vice- Chairman called the meeting to begin at 6:05 p.m. Following the Pledge of Allegiance, a quorum was established.

On roll call, the following board were present: Vice- Chairman Daniel Cline, Secretary, Dale Wilkins, Vice Mayor Jonathan Newberry.

Board Members Absent: Mayor, Steven Cardwell and Chairman, Jason Martin

City Staff attending, Codes Enforcement Officer, Barry Ottinger, City Planner, Jordan Rockwell and City Administrator, Kim Rogers.

Minutes of the public hearing meeting of April 20, 2026.

Motion Made: Vice-Mayor Newberry to approve

Seconded By: Secretary, Dale Wilkins

Motion Made: All approved.

Public Comments:

Mr. McCallie addressed the rezoning of his property along S Farnum from M-1 to R-1. Lengthy discussion was held within the board and public addressing concerns. Jordan Rockwell suggested including the property in the Hwy 321 overlay zone. He said this would achieve a similar outcome if Mr. McCallie did not want his property rezoned. Daniel Cline recommended to the board that further discussion was necessary, and the item was tabled for the next meeting.

Discussion:

- Property 3201 W. Lamar Alexander Pkwy, discussion to add to agenda

  Motion Made: Vice-Mayor Newberry to approve

  Seconded By: Vice-Chairman, Daniel Cline

  Motion Made: All approved.

Drew Desonlis would like to construct buildings on his lot zone commercial (C-1) at 3201 W. Lamar Alexander Pkwy. Discussion on what was allowed and the need to ensure a good fit for the city. Any building must be screened from the street or Hwy. Plans are to be submitted to the Building Official, and Jordan Rockwell recommended a survey be made to document the location of the approved structure.

- 108 Endsley Quarry Lane

Jim Odle was in attendance to confirm the board's approval for the Laundry located at 108 Endsley Quarry Lane. Jordan Rockwell confirmed the board did approve the construction of the Laundry and all requirements set forth at that meeting had been met. Building Official, Barry Ottinger, said he needed the actual builder to submit the building permit request.

Motion Made: Vice-Mayor Newberry to approve

Seconded By: Vice-Chairman, Daniel Cline

Motion Made: All approved.

- Discussion was held about the proposed Highway 321 overlay zone.

Jordan Rockwell advised and said his company would assist in developing a map. Jordan Rockwell said he would bring an example of a "Data Center Ordinance" to the next meeting for our review.

- Chairman Jason Martin has resigned from the Planning Commission, along with Mayor Steven Cardwell stepping down and appointing Councilman Jonathan Newberry as his replacement. The current board has 3 members with 5 needed for a full complement. It was agreed to post in the community the need for volunteers to fill the last two positions.

Adjournment: Mayor Cardwell asked if anyone had anything to discuss; if not, he needed a motion to adjourn.

Motion Made: Commissioner Rogers to approve:

Seconded By: Vice Mayor Newberry.

Motion Made: All approved

Meeting Ended: 6:51 p.m.

Vice-Chairman, Daniel Cline

City Recorder, Kourtney Hawkins