

**MINUTES OF A MEETING OF
THE PLANNING COMMISSION OF
THE CITY OF FOREST HILLS**

OCTOBER 15, 2009

The Forest Hills Planning Commission (herein also the “Board”) held its rescheduled monthly meeting on October 15, 2009 at the City’s Offices, 4012 Hillsboro Road, Nashville, Tennessee beginning at 6:00 p.m. Chairman Warner Bass presided. Also present were Mr. James Gardner, Mr. Sandy Moore, Mr. David Waller, Mr. Winston Evans, Mayor Coke, Commissioner Tim Douglas, and Vice Mayor Lovell. Others present are shown on the attached sign-in sheet. A copy of the Agenda is also attached to these minutes.

1. Approval of the minutes of the July 16, 2009 Planning Commission meeting. Upon motion by Mayor Coke, which was seconded by Mr. James Gardner, the Board unanimously voted to approve the minutes of the July 16, 2009 meeting.

2. Letters of Credit: **ACTION REQUIRED**

a. Expiration Date: 11/01/09: Project: Cambridge Downs—Goldston
Bank: UBS Issued: renewed 10/30/08 \$165,600

The City Attorney & City Engineer informed the Members that the a portion of the work at Cambridge Downs is not complete; however, the primary concern is that the subdivision is not 75% complete and the Zoning Ordinance requires the Letter of Credit to be no less than 30% of the original amount, until final paving is completed. In order to protect the residents of Cambridge Downs and the City of Forest Hills, the Attorney

recommended the Board authorize the City Manager and City Attorney to call the Letter of Credit prior to November 1, 2009, unless the Letter is extended. After several questions and discussion, a motion was offered by Mr. Winston Evans, which was seconded by Mr. Sandy Moore, and the Board unanimously voted to approve an extension of the Letter of Credit, no longer than six (6) months, at which time all work is to be completed by the developer, or the Attorney and Manager are authorized to call the Letter of Credit in full.

3. City Engineer & City Attorney: Discussion of Letter of Credit for Cambridge Downs and status of the subdivision.

4. City Attorney, Matt Foster: Mr. Foster requested the Members reaffirm its approval of the Hillsboro Church of Christ assembly plat. The City's Subdivision Regulations state that plat must be recorded within 90 days. The Church did not record the plat because we were working with them on the development plan.

Upon motion by Mr. David Waller, which was seconded by Mr. Sandy Moore, the Board unanimously voted to reaffirm the assembly plat of the Hillsboro church of Christ.

Adjourn

There being no further matters to be discussed and no further business to come before the Board, the meeting was adjourned.

Recorder

Chairman