PLANNING COMMISSION
AGENDA
November 17, 2026

I. Call meeting to order

II. Roll Call

III. Review and approve the minutes from the September 15, 2026 meeting.

IV. **Public Comments:**

Anyone wishing to provide comments germane to any item on this agenda that is germane to the jurisdiction of the local government body shall indicate so by registering prior to the start of the meeting on the sign-up sheet provided at the entrance to the council chambers. No registrations will be allowed after the meeting has been called to order. The presiding officer shall establish an allotted time for each speaker and determine the order of speakers under the guidelines established in the City of Dickson Public Engagement Policy adopted in Resolution #2023-12

V. **Public Hearing:**

Annexation Request

1. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located on Turkey Creek Road (Map 129 Parcel 073.02) to be M-1(Light Industrial)
2. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located at 1069 Turkey Creek Road (Map 129 Parcel 073.01) to be M-1(Light Industrial)
3. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located at 1075 Turkey Creek Road (Map 129 Parcel 073.00) to be M-1(Light Industrial)
4. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located at 1170 Turkey Creek Road (Map 136 Parcel 014.00) (portion of) to be M-1(Light Industrial)
5. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located on Turkey Creek Road (Map 136 Parcel 022.01) to be M-1(Light Industrial)
6. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located on Turkey Creek Road (Map 136 Parcel 017.00) to be A-1(Agricultural

VI. **Old Business:**

1. Williams family and Trent Yates to request rezoning of property located at 1170 Tidwell Switch Road (Map 136 Parcel 024.00) from R-1 (Low Density Residential) to M-1 (Light Industrial) (deferred from October 20th meeting)

2. Williams family and Trent Yates to request rezoning of property located at 1164 Tidwell Switch Road (Map 136 Parcel 023.00) from R-1 (Low Density Residential) to M-1 (Light Industrial) (deferred from October 20th meeting)

3. Williams family and Trent Yates to request rezoning of property located at 1170 Tidwell Switch Road (Map 136 Parcel 014.00 (portion of)) from A-1 (Agricultural) to M-1 (Light Industrial) (deferred from October 20th meeting)

4. Crestview Land Company, Jody Barrett to request rezoning of property located on Crestview Park Drive (Map 120 Parcels 020.00 and 020.03) from B3 (Highway Commercial) and A1 (Agriculture) to R2 (Medium Density Residential) (deferred from October 20th meeting**) Item is officially withdrawn; no action needed at this meeting.**

5. KB2, LLC to request R1 cluster for property located on Oakmont Drive, Blakemore and Laken and Cedar Hill Road behind Oakmont School (Map 120 Parcel 001.00) (61.41 acres) (136 single family homes) (property zoned R-1) (deferred from Octobre 20th meeting) **Item is officially withdrawn; no action needed at this meeting.**

VII. **Design Review: NONE**

VIII. **New Business**:

1. Staff to present Plan of Service for the Williams family annexation request property listed below.

    a. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located on Turkey Creek Road (Map 129 Parcel 073.02) to be M-1(Light Industrial)

    b. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located at 1069 Turkey Creek Road (Map 129 Parcel 073.01) to be M-1(Light Industrial)

    c. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located at 1075 Turkey Creek Road (Map 129 Parcel 073.00) to be M-1(Light Industrial)

    d. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located at 1170 Turkey Creek Road (Map 136 Parcel 014.00) (portion of) to be M-1(Light Industrial)

    e. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located on Turkey Creek Road (Map 136 Parcel 022.01) to be M-1(Light Industrial)

    f. Williams family and Trent Yates to request annexation into the City Limits of Dickson for property located on Turkey Creek Road (Map 136 Parcel 017.00) to be A-1(Agricultural

2. Approve 1 hour of continuing education for the following members for participation in the National Flood Insurance Program training held by RCS Planners on October 28, 2026: Mike Petty, Mary McNeal, CK Pruett, Brandon Cardwell and Steve Scherer

IX. **Storm Water Committee: NONE**

X. **Set Public Hearing**: **NONE**

XI. **Other Business: NONE**

XII. **Open Public Comment Period**

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Adjourn.

MEETING TO BE HELD IN CITY HALL LOCATED AT 600 E. WALNUT STREET IN THE COUNCIL CHAMBERS AT 6:30 P.M. YOU CAN ENTER THROUGH THE REAR OF THE BUILDING.