

CLARKSVILLE-MONTGOMERY COUNTY

HISTORIC ZONING COMMISSION & COMMON DESIGN REVIEW BOARD

January 27, 2025  
3:00 P.M.  
329 MAIN STREET

**REGIONAL PLANNING STAFF:**

Brent Clemmons, Design Review Coordinator  
Daniel Morris, GIS Manager  
John Spainhoward, Deputy Director  
Drew Sturdivant, Administrative Specialist

**MEMBERS PRESENT:**

Gail Longton  
Doug Jones  
Gary Shephard  
Marcia Williams  
John Gannon  
David Smith  
Wanda Smith

Jeff Tyndall called meeting to order a 3:00 PM.

Jeff Tyndall stated there was a quorum present and asked for 2025 Chair nominations.

Gail Longton made a motion to elect John Gannon as Chairman, seconded by Eric Huneycutt. All others voted in favor, motion passes for approval.

John Gannon made a motion to elect Gail Longton as vice chairman, seconded by Wanda Smith. All others voted in favor, motion passes for approval.

Jeff Tyndall made a comment.

John Gannon announced upcoming meetings and deferment of the Downtown Historic Overlay until the February CDRB meeting.

**Downtown Historic Overlay**

Brent Clemmons presented.

Public Comment period was opened.

Don Sharpe spoke in favor.

John Gannon made a comment.

Jennifer Rudolph spoke in favor.

Wanda Smith asked Jennifer Rudolph a question, which she answered.

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Wanda Smith made a comment.

Jennifer Rudolph made a comment.

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Wanda Smith made a comment.

Jennifer Rudolph made a comment.

Brenda Harper spoke in favor.

Wanda Smith asked Brenda Harper a question, which she answered.

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Wanda Smith asked Brenda Harper a question, which she answered.

Wanda Smith made a comment.

Brenda Harper made a comment.

Wanda Smith made a comment.

Allen Moser spoke against.

Public Hearing was closed.

Wanda Smith made a motion to defer until February, seconded by Doug Jones. All others voted in favor, motion passes for deferment.

Doug Jones made a motion to approve the minutes from the December 16, 2024 meeting, seconded by Wanda Smith. All others were in favor and minutes were approved.

**CASE NUMBER: MCSD-1-2025**

Application of: Wilson Property

Agent: H. Stephen Lee

Reason for Request: Review the proposed addition of drive-up and entrance canopies and corporate signage for the Traditions First Bank South Clarksville branch. This work includes minor site changes on the existing concrete drive and landscape island to provide a drive-up lane and remote transaction tube system. Additional landscaping for the property will be included as part of the project.

Location of Request: 2224 Madison Street

TAX MAP(S): 081H

PARCEL(S): E 013.01

Brent Clemmons presented.

Doug Jones asked a question which Brent Clemmons answered.

Public Comment period was opened.

Steven Lee spoke in favor.

Wanda Smith asked a question which Steven Lee answered.

Wanda Smith made a comment.

John Gannon made a comment.

Wanda Smith made a comment.

Doug Jones asked a question which Steven Lee and Cal McKay answered.

Doug Jones made a comment.

Cal McKay made a comment.

John Gannon made a comment.

Public Hearing was closed.

Doug Jones made a motion for approval pending handicap accessible parking be added, seconded by Wanda Smith. Eric Huneycutt abstained from voting. All others voted in favor, motion passes for approval.

Wanda Smith made a motion to leave executive session and go into attorney/client privilege.

Doug Jones made a motion to leave attorney/client privilege and go into regular session, seconded by Eric Huneycutt.

Doug Jones made a motion to not appeal DDR-14-2024. Seconded by Wanda Smith, all others voted in favor. Motion passes.

**PUBLIC COMMENT PERIOD:**

No public comments were made.

Doug Jones made a motion to adjourn at 3:46 p.m., seconded by Wanda Smith.

Attest:

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