



**CLARKSVILLE-MONTGOMERY COUNTY
HISTORIC ZONING COMMISSION &
COMMON DESIGN REVIEW BOARD**

AGENDA

March 23, 2026

3:00 P.M.

329 MAIN STREET
(MEETING ROOM-BASEMENT)

I. CALL TO ORDER/QUORUM CHECK / PLEDGE OF ALLEGIANCE

II. APPROVAL OF PREVIOUS MEETING MINUTES: **February 23, 2026**

III. HISTORIC ZONING COMMISSION & COMMON DESIGN REVIEW BOARD CASES:

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1. CASE NUMBER: **HZ - 1 - 2026**
APPLICATION OF : **Urban Six Realty**
AGENT: **Jonathan Clark**
REASON FOR THE REQUEST: **The project consists of existing site demolition of two existing structures along with proposed new apartment buildings, road widening and considerable site redevelopment. Please see attached civil site and architectural drawings describing the proposed scope.**
LOCATION OF REQUEST : **507 N. 1st Street & 524 N. 2nd Street**
TAX MAP(S): **066B 066B 066B**
PARCEL (S): **B 009.00 B 020.00 B 023.00**
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2. CASE NUMBER: **DDR - 3 - 2026**
APPLICATION OF : **Marvel Cosmetic Surgery**
AGENT: **Brad Martin / Lyle Cook Martin Architects**
REASON FOR THE REQUEST: **Renovation to exterior of a former office building structure.**
LOCATION OF REQUEST : **211 University Avenue**
TAX MAP(S): **066K**
PARCEL (S): **B 006.00**
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3. CASE NUMBER: **DDR - 4 - 2026**
APPLICATION OF : **The Warehouse for Dark Leaf Properties**
AGENT: **Brad Martin / Lyle Cook Martin Architects**
REASON FOR THE REQUEST: **Renovation of exterior of former warehouse structure.**
LOCATION OF REQUEST : **20 McClure Street**
TAX MAP(S): **066B**
PARCEL (S): **B 001.00**

4. CASE NUMBER: **DO - 2 - 2026**
APPLICATION OF : **Summer Hons**
AGENT: **Nick Madonia - Kimley Horn**
REASON FOR THE REQUEST: **Requesting to construct a free-standing 3,432 SF Chase Bank on the corner of Madison Street and Golf Club Lane located at 1788 1790 1798 Madison Street. The proposed Bank elevations and site layout are designed to meet the intent of the Madison Street Corridor Overlay district standards.**
LOCATION OF REQUEST : **1788 1790 1798 Madison Street**
TAX MAP(S): **080B**
PARCEL (S): **C 007.00**

5. CASE NUMBER: **DO - 9 - 2026**
APPLICATION OF : **Chick-Fil-A, Inc.**
AGENT: **Mark Campbell**
REASON FOR THE REQUEST: **Chick-Fil-A restaurant with all associated and warranted parking, drive-through, utilities and site enhancement.**
LOCATION OF REQUEST : **1607 & 1611 Fort Campbell Boulevard**
TAX MAP(S): **043B 043B**
PARCEL (S): **A 014.01 A 014.02**

6. CASE NUMBER: **DO - 24 - 2026**
APPLICATION OF : **Millan Enterprises**
AGENT: **Millan Enterprises**
REASON FOR THE REQUEST: **Adding a drive thru lane and partial building demolition.**
LOCATION OF REQUEST : **2631 Highway 41A**
TAX MAP(S): **081H**
PARCEL (S): **B 004.01**

7. CASE NUMBER: **DO - 25 - 2026**
APPLICATION OF : **Red Snapper LLC**
AGENT: **McKay Burchett & Company**
REASON FOR THE REQUEST: **Proposed contractor storage building.**
LOCATION OF REQUEST : **1661 Fort Campbell Boulevard**
TAX MAP(S): **043B 043B**
PARCEL (S): **A 003.00 A 020.01**

8. CASE NUMBER: **DO - 26 - 2026**
APPLICATION OF : **VHS Development**
AGENT:
REASON FOR THE REQUEST: **Approval of Persinger Place Apartments.**
LOCATION OF REQUEST : **3405 Allen Road**
TAX MAP(S): **006**
PARCEL (S): **037.00 (p/o)**

IV. OTHER BUSINESS:

V. PUBLIC COMMENT PERIOD:
For Items Not on the Agenda