



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

AGENDA

July 27, 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: **June 22, 2026**

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

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1. CASE NUMBER: **DDR - 13 - 2026**
APPLICATION OF : **Madison Street United Methodist Church 403 Annex**
AGENT: **Jerry W. Clark**
REASON FOR THE REQUEST: **Paint front (south) and wrap around side to first buttress on west side where brick is yellow. We intend to pressure wash the affected area, apply thoroseal sealer, recaulk joints, and apply two coats of latex. Remainder of building to remain as is for the present time.**
LOCATION OF REQUEST : **403-411 Madison Street**
TAX MAP(S): **066K**
PARCEL (S): **A 015.00**
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2. CASE NUMBER: **DDR - 14 - 2026**
APPLICATION OF : **Charles Mario Johnson**
AGENT: **Erica Arthur**
REASON FOR THE REQUEST: **Request to continue painting and to keep the exterior color and landscaping. Add signage on top of building.**
LOCATION OF REQUEST : **508 Franklin Street**
TAX MAP(S): **066F**
PARCEL (S): **H 002.00**
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3. CASE NUMBER: **DDR - 15 - 2026**
APPLICATION OF : **Chris Blackwell**
AGENT: **Pam Powell**
REASON FOR THE REQUEST: **The project involves conversion of an existing commercial use into an apartment building. We intend to add a level to the existing building. We will have approximately 12 apartments, mixed one and two bedroom units.**
LOCATION OF REQUEST : **25 Crossland Avenue**
TAX MAP(S): **066J**
PARCEL (S): **G 006.00**

4. CASE NUMBER: **DO - 72 - 2026**
APPLICATION OF : **Tim Horton's Coffee Shop**
AGENT: **Beth Dorminey (OnPoint)**
REASON FOR THE REQUEST: **Developer proposes a 1,600 sq. ft. Tim Horton's coffee shop and (1) 1,500 sq. ft. retail tenant. Proposed coffee shop and retail is 26.0' and 29.7' behind the front setback, respectively. Variance requested for 60% facade at setback requirement.**
LOCATION OF REQUEST : **1445 Fort Campbell Boulevard**
TAX MAP(S): **043K**
PARCEL (S): **A 035.00**

5. CASE NUMBER: **DO - 73 - 2026**
APPLICATION OF : **Todd Morris**
AGENT:
REASON FOR THE REQUEST: **Request CDRB approval of building elevations/materials.**
LOCATION OF REQUEST : **1979 Madison Street**
TAX MAP(S): **080D**
PARCEL (S): **C 021.00**

6. CASE NUMBER: **DO - 75 - 2026**
APPLICATION OF : **Bert Singletary**
AGENT:
REASON FOR THE REQUEST: **Requesting CDRB approval for site plan and building elevations and materials for a mixed use development.**
LOCATION OF REQUEST : **Meadowhill Tract 8**
TAX MAP(S): **081J**
PARCEL (S): **A 003.00**
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IV. OTHER BUSINESS:

**Historic Ordinance (9.3) & Downtown Ordinance (9.5) Recommendation
(Recommended for Approval)
Adopt Historic District and Downtown Design Guidelines**

V. PUBLIC COMMENT PERIOD:

For Items Not on the Agenda