



CITY OF  
**SWEETWATER**  
DEPARTMENT OF PLANNING & DEVELOPMENT

P.O. Box 267  
203 MONROE STREET  
SWEETWATER, TN 37874  
423-337-9678

**AGENDA**  
**SWEETWATER REGIONAL PLANNING COMMISSION**  
**Monday, February 20, 2023**  
***Immediately following the BZA***

- I. Call to Order
- II. Approval of Minutes from the January 23, 2023 Meeting
- III. Agenda Items
  - A. Site Plan Review Wendy's; 903 New Highway 68; Wen-Sweetwater Real Estate, LLC; Map: 033B Group: A Parcel: 11.01; C-3 General Commercial District; Approximately .90 Acres;
  - B. Concept Plan Review; Rendezvous Campgrounds at Sweetwater Farms; 115 Murray's Chapel Road; Rendezvous Campgrounds 37874A LLC; Map: 022 Parcels: 3.02 & 3.03; C-5 Interstate/Interchange District; Approximately 21.5 Acres
  - C. Rezoning Request from C-5 Interstate/Interchange District to M-1 General Industrial District; Applicant: Turner Capital Investment Group; 121 County Road 308 Sweetwater, TN; Map: 011 Parcel: 31.00 Approximately 21.6 Acres
  - D. Rezoning Request from R-1 Low Density Residential District, R-2 and C-3 to R-4 High Density Residential District; Applicant: Primos Land Company, LLC; Old Athens Pike Sweetwater, TN; Map: 33 Parcel: 102.00; Approximately 87 Acres
- IV. Other Business/Public Comment
  - TDOT Planning Grant Update
  - Major Road Plan Update
  - Rezoning Request Tabled (Monroe Street R-1 to R-2)
- V. Adjournment