



MEMORANDUM

TO: Baxter Municipal Planning Commission Members

FROM: Tommy Lee, Staff Planner

DATE: September 24, 2026

SUBJECT: October 1, 2026 Planning Commission Meeting

The Baxter Municipal Planning Commission will hold its regularly scheduled meeting on Thursday October 1, 2026 at 5 P.M. at Baxter City Hall. The agenda for the planning commission meeting is as follows:

1. Call to order.
2. Approval of August 6, 2026 minutes.
3. Consideration of final subdivision plat for property located on Chestnut Street (McCartney Division) *
4. Other business as necessary.
5. Adjourn.

CTL

*See Agenda Review

Richard Waller___ Robert Vinson___ Jeff Herald___ Greg Phillips___ Donna Jones___ Susan Swartzentrover___

Danny Holmes-Mayor___ Bob Lane-Building Inspector___ John Ramsey-Public Work Director___

Matt White-Fire Chief___ Tom Bennett-City Engineer___

Agenda Review

McCartney Division—Final

Luke McCartney submitted a final subdivision plat for the purpose of subdividing 4.80 acres into eleven (11) proposed new lots for property located on Chestnut Street. The lots would range in size from 0.23 acres (10,051 square feet) to 0.64 acres and all of the proposed new lots are currently vacant. The proposed new lots are zoned R-1 (Low Density Residential) and are served by an existing eight (8) inch sewer line, an existing six (6) inch water line, three (3) existing fire hydrants, a proposed city street (Chestnut Cove) and would comply with all other requirements of both the zoning ordinance and the subdivision regulations. The proposed final plat was granted preliminary approval at the October 3, 2024 meeting.