

## **FARRAGUT VISUAL RESOURCES REVIEW BOARD – Minutes**

The Farragut Visual Resources Review Board met on Tuesday, July 26, 2016 in the Board Room at the Farragut Town Hall. Brittany Moore presided. Members in attendance were, Brittany Moore, Cindy Hollyfield, Jeanie Stow, Duane Winkler, Edwin Anderson and Randy Armstrong. Marty Layman was absent.

### **1. Minutes:**

The June 28, 2016 minutes were approved as submitted.

### **2. Landscape Applications:**

#### **a) Autumn Care III Assisted Living – 400 Herron Road**

Staff explained that the project is proposed at the south intersection of Herron Road and N. Campbell Station Road for an assisted care living facility and noted that the property currently is mostly an open field with the exception of heavy tree cover along southeastern property line and a thicket along the northern property line. Staff provided an overview of the landscape plan and noted fourteen (14) items that will need to be addressed. Staff explained that the outstanding items have been discussed with the landscape architect and staff has asked that the revisions not be submitted until the site plan is finalized. Staff recommended approval of the landscape plan subject to the following fourteen (14) items being addressed on the final submittal:

- 1) Please include the tax map and parcel information;
- 2) Please include a location map;
- 3) On the planting schedule, please include the intended use of all plant material (e.g. buffer strip, stormwater basin, shade tree, replacement tree, etc.)
- 4) Please show the visibility triangles at the property entrance;
- 5) On sheet L101, please correct the sweet gum's abbreviation on the tree shown closest to N. Campbell Station, currently shown as "LS\*\*\*\*\*";
- 6) Please show the location of all light poles on the plan. It does not appear that all of the pole lights are shown;
- 7) The 35-foot planted buffer will need to be extended down the entire northern property line with special screening consideration given around the dog park area. Existing non-invasive material within the "thicket" may be counted, if identified, towards the buffer planting requirements. Please be aware, that non-native and/or invasive material, such as the Paulownia tomentosa, do not count towards the plantings within the buffer area;
- 8) Is tree protection fencing needed west of the walking trail? If so, please provide a tree protection fencing detail and show the fencing on the plan;
- 9) Please clearly identify the top of the new stormwater detention basin;
- 10) Please show the zoning of the subject property and all abutting properties;
- 11) If any low impact development features are to be constructed on the site, please show those features on the plan;
- 12) Please add a note to the landscape plan which indicates that the plan reflects and is consistent with the remaining plan sheets associated with this project;

- 13) Please remove the ground mounted sign from the landscape plan, as the sign and its associated landscaping will require a separate review by the VRRB;
- 14) If any modifications are made to the site plan, please revise the landscape plan to be consistent with the final site plan.

A motion was made by Hollyfield to approve the landscape plan subject to the fourteen outstanding items noted by staff. Motion was seconded by Stow and motion passed unanimously.

**3. Discussion *Reed vs. Town of Gilbert* Supreme Court decision and implications for the Town's sign ordinance.**

Staff provided a brief overview of the recent Supreme Court decision in *Reed v. Town of Gilbert*.