

PLANNING COMMISSION RESOLUTION 25-01

A RESOLUTION ADOPTING THE CODIFIED VERSION OF THE SPRINGFIELD MUNICIPAL/REGIONAL PLANNING COMMISSION SUBDIVISION REGULATIONS.

Whereas, pursuant to the authority and powers granted to the Springfield Municipal/Regional Planning Commission by Section 13-3-403, Tennessee Code Annotated, to adopt and amend subdivision regulations; and

Whereas, the City of Springfield, Tennessee, has reorganized its subdivision regulations to improve accessibility and understanding for the public, developers, and city staff; and

Whereas, the reorganization, completed by Municode (CivicPlus), focused on improving the formatting of the existing content without altering its substance; and

Whereas, a new web-based platform will feature hyperlinks and a linked table of contents for easier navigation; and

Whereas, the agreement with Municode (CivicPlus) provides for tri-annual electronic updates and annual printed supplements to maintain the regulations' accuracy;

Whereas, the Springfield Municipal/Regional Planning Commission wishes to adopt the codified subdivision regulations governing subdivisions within the city and planning region as shown on "Exhibit A" attached.

NOW, THEREFORE, BE IT RESOLVED by the Springfield Municipal/Regional Planning Commission hereby adopts the codified subdivision regulations as the official regulations governing subdivisions within the city and planning region as shown on "Exhibit A" attached.

Adopted this 6th day of March 2025.



Dustin Thomas, Chairman

ATTEST:



Carolyn Durham, Community Development Director

Exhibit A: Summary of Updates

Ordinance Number	Initial Adoption Date	Topic	Change	Summary of Change	Rationale
A-807(D)		Off-street Parking and Loading Requirements - Commercial Activities	Modify	Modify provision for commercial center parking requirements to gradually decrease parking rate as building size increases	Approved Oct. 2024- updates to be included in next codification
A-808(J)	2006	Sign Regulations - Exempt Signs	Modify	Modify provision for temporary real estate signs to increase sign size area to 8 sq. ft. in residential zones and 16 sq. ft. in all other zones	Outdated- Proposed update to align with modern standards
A-1001:A-1010		Special Districts and Overlays	Modify	Replace provision for planned unit developments in order to incorporate special districts and other changes resulting from the update of the Comprehensive Plan in 2023.	Approved Oct. 2023- updates to be included in next codification