



SITE PLAN REVIEW PROCEDURE

The site plan review is a process in which site plans of proposed commercial and industrial developments, and multi-family housing developments are formally reviewed by the Planning Commission through the planning staff in order to help maintain the aesthetic characteristics of Greeneville and protect the health, safety and general welfare of citizens.

In Greeneville, site development plans are necessary to determine whether a proposed building project is consistent with all applicable regulations and sound principles of urban planning and development.

The Town of Greeneville requires a site development plan for the following situations:

1. Any use or development in all zoning districts, including special or conditional uses, except for individually developed one-unit detached dwelling units.
2. When a “major” change is proposed in a previously approved site development plan.
3. When an existing residential use is proposed for conversion to a commercial, industrial or higher density residential use.
4. All public or semi-public buildings.

