

**From:** [Cole McCormick](#)  
**To:** [Jeff Ridsen](#); [Joe Shirley](#)  
**Cc:** [David Foster](#); [Michelle Mairs](#); [Kelly Grams](#); [Aaron Conklin](#)  
**Subject:** RE: (2025.5.1) Docket 24-00037 Burns Subdivision CCN  
**Date:** Tuesday, October 7, 2025 2:23:30 PM

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Hello Jeff,

Thanks for providing us with a status update on this project.

I am writing to inquire whether or not the Developer's plans for this project were approved at the Williamson County Planning Commission?

Sincerely,  
Cole

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**From:** Jeff Ridsen <Jeff.Ridsen@Adenus.com>  
**Sent:** Monday, October 6, 2025 10:37 AM  
**To:** Cole McCormick <Cole.McCormick@tn.gov>; Joe Shirley <Joe.Shirley@tn.gov>  
**Cc:** David Foster <David.Foster@tn.gov>; Michelle Mairs <Michelle.Mairs@tn.gov>  
**Subject:** [EXTERNAL] Re: (2025.5.1) Docket 24-00037 Burns Subdivision CCN

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Cole -

We met with the new developer a couple weeks ago and the project is moving forward. We issued them new contracts and are awaiting their execution. Once we have the signed contracts in hand, I'll file all the revised documents in the docket. Thanks for your continued patience on this one.

Thanks,  
Jeff

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**From:** Cole McCormick <[Cole.McCormick@tn.gov](mailto:Cole.McCormick@tn.gov)>  
**Sent:** Monday, October 6, 2025 8:13 AM  
**To:** Jeff Ridsen <[Jeff.Ridsen@Adenus.com](mailto:Jeff.Ridsen@Adenus.com)>; Joe Shirley <[Joe.Shirley@tn.gov](mailto:Joe.Shirley@tn.gov)>  
**Cc:** David Foster <[David.Foster@tn.gov](mailto:David.Foster@tn.gov)>; Michelle Mairs <[Michelle.Mairs@tn.gov](mailto:Michelle.Mairs@tn.gov)>  
**Subject:** RE: (2025.5.1) Docket 24-00037 Burns Subdivision CCN

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Hello Jeff,

I know we received our last status update for this docket at the end of July.

The last time we emailed, it sounded like the Developer was close to getting plans approved at the Williamson County Planning Commission, but that's been a few months ago.

**We are writing to request an updated status on this docket.**

Sincerely,

Cole

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**From:** Jeff Riden <[Jeff.Riden@Adenus.com](mailto:Jeff.Riden@Adenus.com)>

**Sent:** Wednesday, July 23, 2025 3:44 PM

**To:** Cole McCormick <[Cole.McCormick@tn.gov](mailto:Cole.McCormick@tn.gov)>; Joe Shirley <[Joe.Shirley@tn.gov](mailto:Joe.Shirley@tn.gov)>

**Cc:** David Foster <[David.Foster@tn.gov](mailto:David.Foster@tn.gov)>; Michelle Mairs <[Michelle.Mairs@tn.gov](mailto:Michelle.Mairs@tn.gov)>

**Subject:** [EXTERNAL] Re: (2025.5.1) Docket 24-00037 Burns Subdivision CCN

Cole -

The response I received from the developer:

Jeff – this project is moving forward. The Preliminary Plans are *finally* on the August 14, 2025 Williamson County Planning Commission agenda! The plan layout is the same 99 lots, but SEC is revising contours. The Contract and Service Agreement will be signed after the PC meeting.

We've had a couple of projects get hung up in Williamson County at the planning commission stage for a variety of reasons. But it looks like they will have the approvals they need within the next few weeks.

Thanks,

Jeff

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**From:** Cole McCormick <[Cole.McCormick@tn.gov](mailto:Cole.McCormick@tn.gov)>  
**Sent:** Tuesday, July 22, 2025 1:47 PM  
**To:** Jeff Riden <[Jeff.Riden@Adenus.com](mailto:Jeff.Riden@Adenus.com)>; Joe Shirley <[Joe.Shirley@tn.gov](mailto:Joe.Shirley@tn.gov)>  
**Cc:** David Foster <[David.Foster@tn.gov](mailto:David.Foster@tn.gov)>; Michelle Mairs <[Michelle.Mairs@tn.gov](mailto:Michelle.Mairs@tn.gov)>  
**Subject:** RE: (2025.5.1) Docket 24-00037 Burns Subdivision CCN

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Hello Jeff,

Commission staff requests a status update for the Burns subdivision project.

Have there been any changes since our last email on May 2<sup>nd</sup>?

Thank you,  
Cole

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**From:** Jeff Riden <[Jeff.Riden@Adenus.com](mailto:Jeff.Riden@Adenus.com)>  
**Sent:** Friday, May 2, 2025 10:45 AM  
**To:** Cole McCormick <[Cole.McCormick@tn.gov](mailto:Cole.McCormick@tn.gov)>; Joe Shirley <[Joe.Shirley@tn.gov](mailto:Joe.Shirley@tn.gov)>  
**Cc:** David Foster <[David.Foster@tn.gov](mailto:David.Foster@tn.gov)>; Michelle Mairs <[Michelle.Mairs@tn.gov](mailto:Michelle.Mairs@tn.gov)>  
**Subject:** [EXTERNAL] Re: (2025.5.1) Docket 24-00037 Burns Subdivision CCN

Cole -

The project is still happening. The current developer is in the process of selling the project to another developer so I'm waiting for that to close before filing all the updated information in the docket.

Thanks,  
Jeff

Sent from my T-Mobile 5G Device  
Get [Outlook for Android](#)

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**From:** Cole McCormick <[Cole.McCormick@tn.gov](mailto:Cole.McCormick@tn.gov)>  
**Sent:** Thursday, May 1, 2025 5:06:32 PM  
**To:** Jeff Riden <[Jeff.Riden@Adenus.com](mailto:Jeff.Riden@Adenus.com)>; Joe Shirley <[Joe.Shirley@tn.gov](mailto:Joe.Shirley@tn.gov)>  
**Cc:** David Foster <[David.Foster@tn.gov](mailto:David.Foster@tn.gov)>; Michelle Mairs <[Michelle.Mairs@tn.gov](mailto:Michelle.Mairs@tn.gov)>  
**Subject:** RE: (2025.5.1) Docket 24-00037 Burns Subdivision CCN

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Hello Jeff,

Commission Staff is requesting a status update on the Company's progress regarding docket no. 24-00037.

I believe we last touched base on this project in January.

Thank you,  
Cole

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**From:** Jeff Riden <[Jeff.Riden@Adenus.com](mailto:Jeff.Riden@Adenus.com)>  
**Sent:** Friday, January 24, 2025 1:17 PM  
**To:** Joe Shirley <[Joe.Shirley@tn.gov](mailto:Joe.Shirley@tn.gov)>  
**Cc:** David Foster <[David.Foster@tn.gov](mailto:David.Foster@tn.gov)>; Michelle Mairs <[Michelle.Mairs@tn.gov](mailto:Michelle.Mairs@tn.gov)>; Cole McCormick <[Cole.McCormick@tn.gov](mailto:Cole.McCormick@tn.gov)>  
**Subject:** [EXTERNAL] Re: Docket 24-00037 Burns Subdivision CCN

This is still alive. TDEC just issued a complete application letter. We're still getting all the updated documentation together, including revised agreements so we can resubmit the petition.

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**From:** Joe Shirley <[Joe.Shirley@tn.gov](mailto:Joe.Shirley@tn.gov)>  
**Sent:** Friday, January 24, 2025 11:47 AM  
**To:** Jeff Riden <[jeff.riden@adenus.com](mailto:jeff.riden@adenus.com)>  
**Cc:** David Foster <[David.Foster@tn.gov](mailto:David.Foster@tn.gov)>; Michelle Mairs <[Michelle.Mairs@tn.gov](mailto:Michelle.Mairs@tn.gov)>; Cole McCormick <[Cole.McCormick@tn.gov](mailto:Cole.McCormick@tn.gov)>  
**Subject:** Docket 24-00037 Burns Subdivision CCN

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Jeff: In this morning's call, I forgot to inquire about the Burns Subdivision CCN. Could you provide us with a short status update on this project? Thanks, Joe