

**BLOUNT COUNTY PLANNING COMMISSION
REGULAR SESSION
THURSDAY, JANUARY, 2007 - 5:30 P.M.
Blount County Courthouse Commission Room**

Planning Commission Members: Chairman, Jim Scully, Ernest Blankenship, Rick Brownlie, Tonya Burchfield, Gary Farmer, Brad Harrison, Scott Helton, Tom Hodge, Holden Lail, Bruce McClellan, Bill Proffitt, and Ed Stucky.

Staff: John Lamb, Director of Planning; Douglas Hancock, Planner; Roger Fields, Building Commissioner; Gaye Hasty, administrative assistant; Gary Ferguson, Director, Environmental Health Department; Tony Abbott and Ron Sharp, Blount County Highway Department; Justin Teague, Stormwater Administrator.

AGENDA

- I. Call to Order: Chairman
- II. Roll Call: Secretary
- III. Approval of Minutes: December 12, 2006 Special Called meeting and December 19, 2006 minutes.
- IV. Public Hearings:
 1. Request by Barry Counts for rezoning from R-1-Rural District 1 to RAC- Rural Arterial Commercial for property located at 6130 Highway 411 South, being Parcel 1.02 of Tax Map 110, being a through lot of 470 feet of depth from Hwy 411 South to Old Niles Ferry Road.
 2. Request by Roger Lowe for rezoning from R-2 Rural District 2 to R-1 Rural District 1 for property located at 1042 Old Oliver Road, being Tax Map 50, Parcel 120.01.
- V. Hearings:
 - A. Concept Plans: None.
 - B. Preliminary Plats – Major Subdivisions: None.
 - C. Final Plats – Major Subdivisions: None.
 - D. Preliminary and Final Plats – Major Subdivisions:
 1. Lola Faye Robinson Property off Martin Road – 3 lots.
 - E. Preliminary and Final Plats – Minor Subdivisions:

1. James Irwin Property off Calderwood Highway – 3 lots.
2. Plante Property off Carrs Creek Road – 3 lots.

VI. Miscellaneous Items/ Site Plans:

A. Miscellaneous Items:

1. Replat of lots 8, 9, 10, 11, & 12 and a portion of the Recreation Area for Section 1 of Chalet Village off of Lindsey Street and Lake Shore Drive – Top of the World.
2. Extension of preliminary plat Whitehead and Davis Property off Payne Hollow Road – 4 lots.
3. Preliminary Plats approved under Section 6.01.2(c) Land Unsuitably Located for Subdivision – Standard of School Capacity as Criteria Precedent to Platting (Previously Section 6.1(2)).
 - A. Sharondel Estates off Morganton Road.
 - B. Window Ridge, Phase 2 off Gregory Road.
 - C. Agape Woods off Laurel Road.
 - D. Griffitt's Mill off Chota Road.

A. Site Plans:

1. Access Storage at 5005 U S Highway 411 South.

VII. Long Range Planning and Zoning:

1. Proposed amendment to the zoning regulations to apply adequate infrastructure criteria to multi-family developments.
2. Timeline and content of comprehensive planning process.
3. Initial consideration of outdoor sports fields in R-1 zone.
4. Issues of incompatible zoning in Urban Growth Boundary and Rural Areas.
5. Amendment to flood plain zoning regulations to incorporate new FEMA flood plain maps.
6. Principles of acceleration and deceleration lanes.
7. Staff reports.

VIII. Reports of Officers and Committees:

IX. Unfinished Business:

X. Other New Business:

XI. Adjournment: