

**BLOUNT COUNTY PLANNING COMMISSION  
REGULAR SESSION  
THURSDAY, SEPTEMBER 27, 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: August 23, 2007 minutes.
- IV. Public Hearings and action to recommend on proposed amendments to the Subdivision Regulations:
  - 1. Section 4.03.5 Lot line adjustments for existing standard lots.
  - 2. Section 6.04.1 (a)(1) deleting section concerning added area for corner lots.
- I. Public Hearings and action to recommend on rezoning requests:
  - 1. From R-2 to R-1 for properties on Old Cades Cove Road, Tax Map 106, Parcels 029.00, 029.02, 028.00 and 028.01.
  - 2. From R-1 to RAC for property at 5005 Hwy 411 South, Tax Map 100, part of Parcel 022.01.
  - 3. From R-1 to RAC for property at 106 Pearle Drive, Tax Map 089L, Group A, Parcel 024.00
  - 4. From S to RAC for property located at 4004 Hwy 411 South, Tax Map 090, Parcel 087.01.
  - 5. From R-1 to R-2 property located at 7818 Berry Williams Road, Tax Map 096, Parcel 034.00.
- I. Site Plans:
  - 1. 2124 Jericho Road, expansion of an existing use.
  - 2. 115 Ramsey Road, expansion of an existing use.
- I. Hearings:

- A. Concept Plans: None.
- B. Preliminary Plats – Major Subdivisions:
  - 1. Fairway Vista at Laurel Valley off Laurel Road - 19 lots.
  - 2. Lovingood Estates off Middlesettlemets Road – 3 lots.
- C. Final Plats – Major Subdivisions: None.
- D. Preliminary and Final Plats – Major Subdivisions: None.
- E. Preliminary and Final Plats – Minor Subdivisions:
  - 1. Amburn Builders, LLC off Peach Orchard Road – 2 lots.
  - 2. Re-plat of Lot 1 of the Rex Adams Property off Adams Road – 2 lots.
  - 3. Webb/Leitch Property off West Cunningham Road – 3 lots.
  - 4. Williford Property off Glover Road – 3 lots.

- VIII. Miscellaneous Items:
  - 5. Re-plat of lots 21, 22, & 23 of the Sandystands Top of the World off Sandystand Road.

- IX. Long Range Planning:
  - 6. Discussion of Subdivision Regulations proposed amendments:
    - A. Section 6.02.5 (a)(1) concerning paving of entrance to common driveway.
    - B. Section 6.02.5 (c) concerning phasing of final road pavement in multi-phase private road developments.
    - C. Sections 8.02.4, 8.06.1 and 8.08 concerning stone base, curb, and road cross section.
  - 1. Discussion and possible action of Zoning Regulations proposed Amendments:
    - A. Section 7.2 subsections E and F concerning drainage and Erosion control plan requirements for site plans.
    - B. Section 7.14 concerning commercial and industrial design guidelines.
  - 2. Review of Environmental Health Action Team Action Plan.
  - 3. Consideration of possible Policies Plan revisions.

- X. Reports of Officers and Committees:
- XI. Unfinished Business:
- XII. Other New Business:
- XIII. Adjournment:

