BLOUNT COUNTY BOARD OF ZONING APPEALS
REGULAR MEETING
THURSDAY, NOVEMBER 1, 2012

BZA MEMBERS PRESENT: Andy Allen, Larry Chesney, Bruce Damrow, Stanley Headrick, Rob Walker

The minutes from the previous meeting were read and a motion to approve was made by Larry Chesney with a second made by Andy Allen followed by a unanimous vote.

CASES BEING HEARD AND ACTIONS TAKEN:

1. SPECIAL EXCEPTION: ONE
   202 S. Old Glory Rd
2. VARIANCE: TWO
   4258 Old Walland Hwy
   201 Barberry Court
3. OTHER BUSINESS:
   None

Special Exceptions:
None

Variance:
1. The applicant is requesting a variance from the front setback requirements at 4258 Old Walland Hwy. The request is for a 4 feet variance which would be a 26 feet front setback.

--The lot hardship is the shape of the lot and the proximity to the river.

--Mr. and Mrs. Cook spoke in favor of the request. It was noted that the property did currently have a septic permit and the property would be built on piers due to the flood zone.

--No opposition presented.

--Stan Headrick made a motion to approve the variance. Larry Chesney made a second.

Vote: Andy Allen YES
      Larry Chesney YES
      Bruce Damrow YES
      Stanley Headrick YES
      Rob Walker YES

The motion was approved by a unanimous vote.
2. The applicant is requesting a variance from the front setback requirements at 201 Barberry Court. The request is for a 8.41 feet variance which would be a 21.59 feet front setback.

--The lot hardships for this lot are: it is a small lot (0.23 acres) and it is a pie shaped lot in a cul-de-sac.

--Gary Roberts, President of Concord Properties, spoke in favor of the request. He stated that the mistake was noted after the footers were dug and Sterling Engineering did a survey on the property.

--No opposition presented.

--Bruce Damrow made a motion to approve the variance. Larry Chesney made a second.

Vote:  Andy Allen       YES
       Larry Chesney     YES
       Bruce Damrow     YES
       Stanley Headrick  YES
       Rob Walker       YES

Other Business:
None

THE MEETING WAS ADJOURNED.