



Loudon County Planning Department

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MINUTES MEETING REPORT LOUDON REGIONAL PLANNING COMMISSION NOVEMBER 7, 2018

Members Present	Members Absent	Others Present
LeeAnn Chihasz	Jimmy Parks	Ty Ross
Gene Gammons		Grazyna Gammons
Ham Carey, Chairman		Laura Smith, Planning
Debbie Hines		Travis Gray, Codes Enforcement
Salvador Mejia		Michael Price, Partners & Associates
Jeff Harris		Ralph Smith, Professional Land Systems
Dennis Brennan		
Carlie McEachern		

CALL TO ORDER AND APPROVAL OF MINUTES

Chairman, Ham Carey called the meeting to order at 12:30 p.m. The roll was called and the Pledge of Allegiance given. The minutes of the October 3, 2018 meeting were unanimously approved on a motion by Debbie Hines seconded by Jeff Harris.

SUBDIVISION PLAT, SHOPS AT SWEETWATER CREEK, APPLICANT, NED FERGUSON, PROFESSIONAL LAND SYSTEMS, 600 SWEETWATER CREEK BLVD., TAX MAP 048, PARCEL 041.00

Ralph Smith, Professional Land Systems, and Michael Price, Partners & Associates were present to request subdivision plat approval for the property where the Food City is located. At this time, Jimmy Parks arrived and counted as present. The property with the store is currently 17.2 acres and the proposal is for an additional 4 lots. Lot 2RR shows 75.3' of road frontage on Gamble Street, but then immediately narrows to 50', where a proposed driveway would be located. A maintenance agreement for the existing detention pond on proposed Lot 2RR to insure that it would be maintained and undisturbed was also discussed.

ACTION

Ms. Hines moved to approve the plat with the 50' road frontage for Lot 2RR, and the recording of the maintenance agreement for the detention pond. The motion was seconded by Dennis Brennan and approved unanimously.

There was also a discussion regarding a need for a stop sign when leaving the shopping area onto Sweetwater Creek Blvd. It was suggested that Mr. Scruggs be contacted to see if a sign could be installed.

ZONING ORDINANCE AMENDMENT, STANDARDS FOR LIGHTING

There was a discussion regarding the proposed Zoning Ordinance amendment for standards for

lighting that was distributed by Ms. Smith.

ACTION

Mr. Brennan moved to recommend approval which was seconded by Ms. Hines and approved unanimously.

DISCUSSION, ZONING ORDINANCE, SIGNS

The commission also discussed the sign regulations and the draft distributed by staff. Ms. Smith and Mr. Gray are to complete a survey of existing signs in the city including off premise signs, then a draft ordinance amendment will be presented.

ADDITIONAL PUBLIC COMMENT

N/A

ANNOUNCEMENTS AND/OR COMMENTS FROM THE BOARD/COMMISSION

N/A

ADJOURN

The meeting adjourned at 2:17 p.m.

Chairman

Date