

Loudon County Planning Department

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AGENDA LOUDON COUNTY REGIONAL PLANNING COMMISSION JANUARY 19, 2016 5:30 p.m.

1. Call to Order and Pledge of Allegiance
2. Roll Call
3. Approval of Minutes from Oct. 20, 2015 meeting (*no meetings in Nov. or Dec. 2015*);
4. Planned Agenda Items:
 - A. Rezoning Request from C-2 General Commercial District to R-1 Suburban Residential District, Shirley Benjamin, 255 Hwy. 70W, Tax Map 010I, Group A, Parcel 10.00;
 - B. Rezoning Request from A-1 Agriculture-Forestry District to C-2 Highway Commercial District, JOS Holdings LLC, Judy Stooksbury, Tax Map 084, Parcel 007.00, **Greenback**;
 - C. Discussion-Article 2. Definitions of the Loudon County Zoning Resolution;
 - D. Election of officers, Chairman, Vice Chairman, and Secretary;
 - E. Certification of Planning Commission Continuing Education and Training Hours for 2015
5. County Commission Action on Planning Commission Recommendations:
 - A. Approved acceptance of roads in the Warriors Trace Subdivision into the County public road system. Roads include: N. Wilkerson Lane, Battlecreek Way, Blackfoot Way, and Red Wolfe Way
6. Codes Department Building Activity Summary for November and December 2015 (see attached)
7. Additional Public Comments
8. Update from Planning Department
9. Adjournment

ITEM B

9
12.5 AC.
A-1

BLACK
10.1
1.76 AC

11.04
9.09

18.9 AC

36.2
2.5 AC

38.0
(8.5 AC)
5.90 AC
M-1

12
455 AC

12.10
12.6
12.8
1.30 AC
1.16 AC
1.02 AC
4/1

R. R.

12.02
2.70 AC
C-2

13
1.58 AC

34
N.
35
HWY.
2.15 AC
A-2

14
115.47 AC

N 452.CC
NO. 93

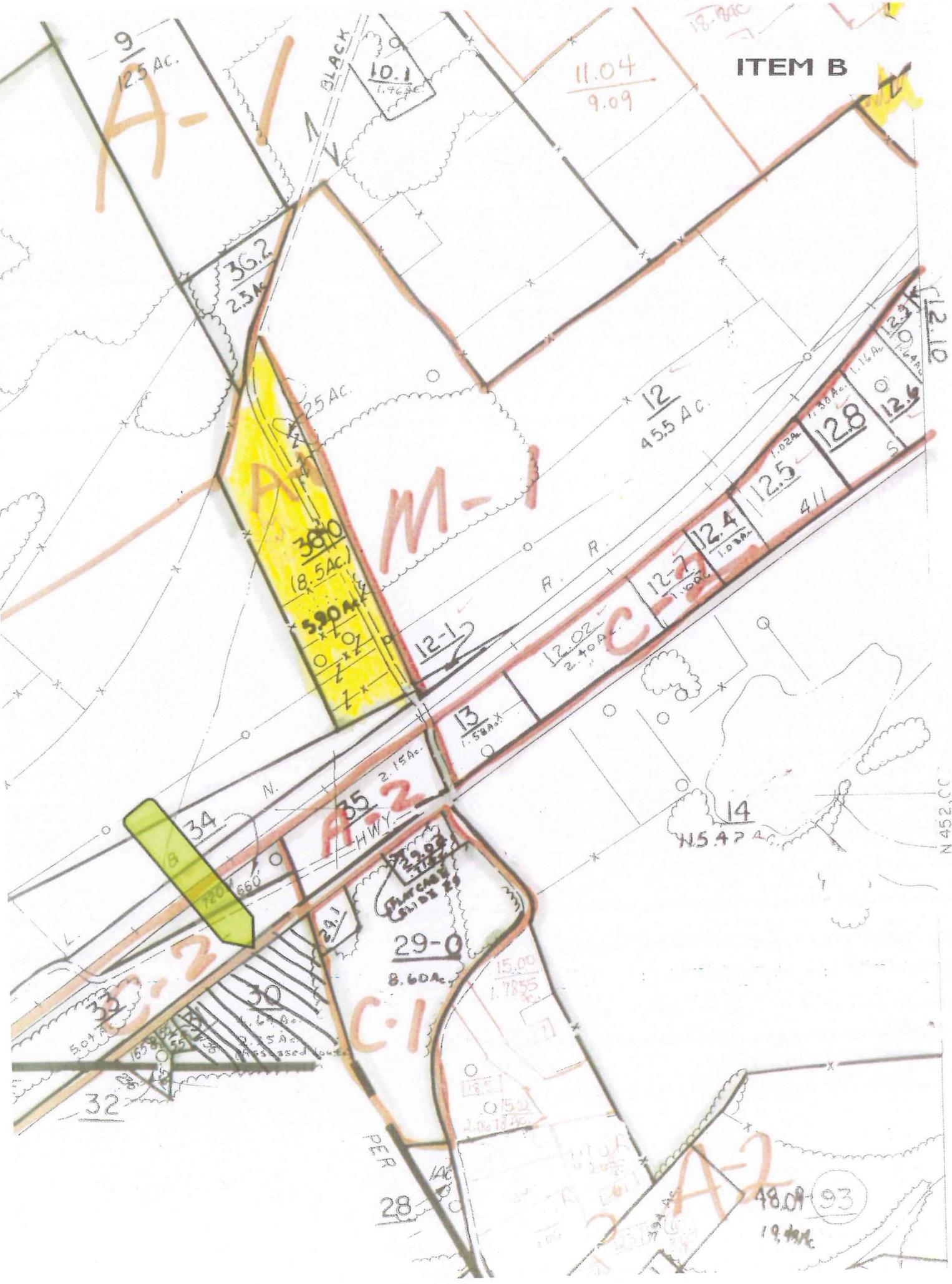


29-0
8.60 AC
C-1

15.00
1.7855 AC

PER
28

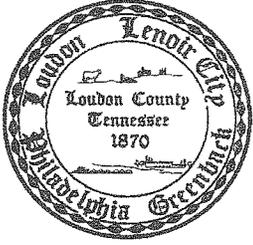
48.09
19.4 AC
93



CODES DEPARTMENT BUILDING ACTIVITY SUMMARY

Month	2015	Fees	Value	2014	Fees	Value	2013	Fees	Value	2012	Fees
January	32	\$14,062	\$3,567,514	20	\$10,742	\$2,957,218	22	\$9,206	\$2,469,383	27	\$11,157
February	24	\$12,375	\$3,123,259	28	\$11,888	\$3,101,993	20	\$8,195	\$2,136,078	29	\$10,142
March	36	\$ 20,232	\$ 5,548,633	34	\$14,418	\$3,792,021	33	\$11,029	\$2,814,170	42	\$13,956
April	37	\$ 14,543	\$ 3,657,482	42	\$19,021	\$5,838,442	39	\$20,608	\$5,973,799	39	\$16,297
May	29	\$ 10,641	\$ 2,690,637	30	\$16,674	\$4,409,645	33	\$16,252	\$4,074,843	33	\$11,500
June	30	\$ 10,892	\$ 2,658,983	33	\$8,762	\$2,972,266	37	\$12,077	\$2,919,546	33	\$11,364
July	35	\$ 22,302	\$ 6,224,534	29	\$11,757	\$2,942,219	35	\$13,785	\$3,636,909	27	\$9,221
August	37	\$ 22,059	\$ 5,945,858	40	\$23,832	\$7,799,894	48	\$18,764	\$5,515,428	36	\$13,928
September	35	\$ 22,178	\$ 6,019,912	39	\$16,670	\$4,418,410	47	\$15,760	\$3,960,609	25	\$10,980
October	55	\$ 24,793	\$ 6,978,700	34	\$17,782	\$4,802,880	30	\$19,272	\$6,014,440	37	\$20,518
November	34	\$ 16,974	\$ 4,517,761	15	\$7,608	\$1,893,712	30	\$18,463	\$5,175,428	23	\$10,353
December	25	\$ 18,414	\$ 5,378,992	36	\$16,859	\$4,199,225	29	\$16,980	\$4,635,359	15	\$4,196
TOTALS	409	\$209,465	\$56,312,265	380	\$176,013	\$49,127,925	403	\$180,391	\$49,325,992	366	\$143,612

15 Single-family building permits issued for December, 2015



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AGENDA
LOUDON COUNTY BOARD OF ZONING APPEALS
JANUARY 19, 2016
Immediately following the Planning Commission Meeting

1. Call to Order
2. Roll Call
3. Swearing In All Witnesses
4. Approval of Minutes from the December 15, 2015 meeting.
5. Planned Agenda Items
 - A. Special Exception-Annual Review of the quarry operation and adjustment of performance bond amount, Vulcan Construction Materials, LLC, 6224 Hwy. 411 S. **Greenback**, Tax Map 80, Parcel 020.00, Jeff May, Vice President and GM and Jill Downer, Mgr. Geologic Services;
 - B. Special Exception-Melissa Waters, Applicant, to live in existing mobile while moving a home to the property and doing repairs, 2000 Bill Smith Road, Tax Map 010, Parcel 237.01, R-1 Suburban Residential District;
 - C. Special Exception-Michael Shubert, property owner, build a garage, accessory to residential dwelling on property zoned C-2, General Commercial District, 12600 East Lee Hwy, Tax Map 025, Parcel 221.00;
 - D. Special Exception-Roy Lee Coffman, property owner, to lease property for use as a wrecker/auto storage business, 3694 Hwy. 11E, Tax Map 015M, Group C, Parcel 002.00, C-2, General Commercial District;
 - E. Variance Request of approximately 10 feet from front yard setback to replace mobile home with doublewide, Nathaniel Costner, property owner, 4790 Steekee Creek Road, Tax Map 056, Parcel 052.00, A-2 Rural Residential District with R-E Overlay;
 - F. Variance Request, Robert Honea, property owner. Place a 3 car garage in front yard 20' from property line. Existing dwelling is on opposite side of Lakeside Drive. Tax Map 021, Parcel 150.00, 3534 Lakeside Drive, A-2, Rural Residential District and F-1, Floodway District.

G. Variance Request for height of proposed grain elevator, AgCentral Co-Op, John Walker, representative, Hwy. 95 S. **Greenback**, Tax Map 071, Parcel 045.00,

H. Election of Officers; Chairman, Vice Chairman and Secretary;

I. Approval of Meeting Calendar for 2016

6. Additional public comments

7. Announcements and/or comments from Board/Commission

8. Adjournment