

Loudon County Planning Department

101 Mulberry Street, Suite 101
Loudon, Tennessee 37774
Office: 865-458-2055
Fax: 865-458-3598
www.loudoncounty-tn.gov

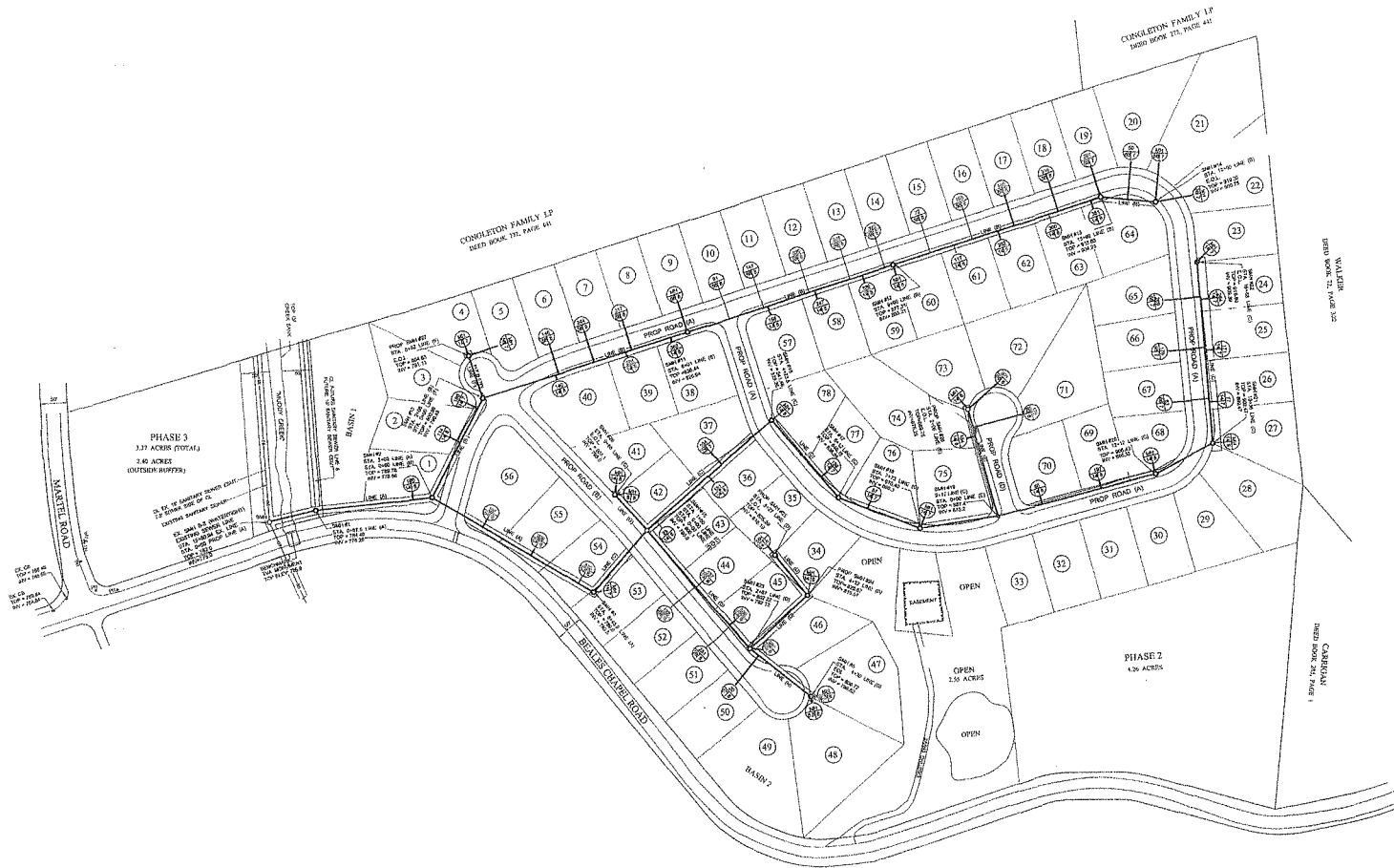
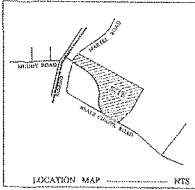
AGENDA LOUDON COUNTY REGIONAL PLANNING COMMISSION May 17, 2016 5:30 p.m.

1. Call to Order and Pledge of Allegiance
2. Roll Call
3. Approval of Minutes from April 19, 2016 meeting
4. Planned Agenda Items:
 - A. Preliminary Plat Extension Request for 24 months, D. Jerry Wheeler, property owner, Blakely Park Subdivision, 1025 Beals Chapel Road, Tax Map 016, Parcel 214.04, R-1, Suburban Residential District;
5. Codes Department Building Activity Summary for April 2016 (see attached)
6. Additional Public Comments
7. Update from Planning Department
8. Adjournment

CATCH BASIN TABLE			
TYPE	STRUCTURE	DEPTH	AMOUNT
CB1	752.4	752.2	752.4
CB2	752.8	752.3	752.5
CB3	753.1	751.3	752.2
CB4	753.9	751.2	752.5
CB5	753.9	750.7	752.3
CB6	754.1	750.1	752.1
CB7	754.6	749.6	752.1
CB8	754.6	749.2	752.4
CB9	754.8	748.9	752.4
CB10	754.3	748.3	752.3
CB11	754.5	747.5	752.5
CB12	754.8	746.9	752.4
CB13	754.8	746.8	752.4
CB14	754.5	746.5	752.5
CB15	754.5	746.0	752.5
CB16	754.5	745.5	752.5
CB17	754.5	745.0	752.5
CB18	754.5	744.5	752.5
CB19	754.5	744.0	752.5
CB20	754.5	743.5	752.5
CB21	754.5	743.0	752.5
CB22	754.5	742.5	752.5
CB23	754.5	742.0	752.5
CB24	754.5	741.5	752.5
CB25	754.5	741.0	752.5
CB26	754.5	740.5	752.5
CB27	754.5	740.0	752.5
CB28	754.5	739.5	752.5
CB29	754.5	739.0	752.5
CB30	754.5	738.5	752.5
CB31	754.5	738.0	752.5
CB32	754.5	737.5	752.5
CB33	754.5	737.0	752.5
CB34	754.5	736.5	752.5
CB35	754.5	736.0	752.5
CB36	754.5	735.5	752.5
CB37	754.5	735.0	752.5
CB38	754.5	734.5	752.5
CB39	754.5	734.0	752.5
CB40	754.5	733.5	752.5
CB41	754.5	733.0	752.5
CB42	754.5	732.5	752.5
CB43	754.5	732.0	752.5
CB44	754.5	731.5	752.5
CB45	754.5	731.0	752.5
CB46	754.5	730.5	752.5
CB47	754.5	730.0	752.5
CB48	754.5	729.5	752.5
CB49	754.5	729.0	752.5
CB50	754.5	728.5	752.5
CB51	754.5	728.0	752.5
CB52	754.5	727.5	752.5
CB53	754.5	727.0	752.5
CB54	754.5	726.5	752.5
CB55	754.5	726.0	752.5
CB56	754.5	725.5	752.5
CB57	754.5	725.0	752.5
CB58	754.5	724.5	752.5
CB59	754.5	724.0	752.5
CB60	754.5	723.5	752.5
CB61	754.5	723.0	752.5
CB62	754.5	722.5	752.5
CB63	754.5	722.0	752.5
CB64	754.5	721.5	752.5
CB65	754.5	721.0	752.5
CB66	754.5	720.5	752.5
CB67	754.5	720.0	752.5
CB68	754.5	719.5	752.5
CB69	754.5	719.0	752.5
CB70	754.5	718.5	752.5
CB71	754.5	718.0	752.5
CB72	754.5	717.5	752.5
CB73	754.5	717.0	752.5
CB74	754.5	716.5	752.5
CB75	754.5	716.0	752.5
CB76	754.5	715.5	752.5
CB77	754.5	715.0	752.5
CB78	754.5	714.5	752.5
CB79	754.5	714.0	752.5
CB80	754.5	713.5	752.5
CB81	754.5	713.0	752.5
CB82	754.5	712.5	752.5
CB83	754.5	712.0	752.5
CB84	754.5	711.5	752.5
CB85	754.5	711.0	752.5
CB86	754.5	710.5	752.5
CB87	754.5	710.0	752.5
CB88	754.5	709.5	752.5
CB89	754.5	709.0	752.5
CB90	754.5	708.5	752.5
CB91	754.5	708.0	752.5
CB92	754.5	707.5	752.5
CB93	754.5	707.0	752.5
CB94	754.5	706.5	752.5
CB95	754.5	706.0	752.5
CB96	754.5	705.5	752.5
CB97	754.5	705.0	752.5
CB98	754.5	704.5	752.5
CB99	754.5	704.0	752.5
CB100	754.5	703.5	752.5

JUNCTION BOX TABLE			
TYPE	STRUCTURE	DEPTH	AMOUNT
JB1	752.4	752.2	752.4
JB2	752.8	752.3	752.5
JB3	753.1	751.3	752.2
JB4	753.9	751.2	752.5
JB5	753.9	750.7	752.3
JB6	754.1	750.1	752.1
JB7	754.6	749.6	752.1
JB8	754.6	749.2	752.4
JB9	754.8	748.9	752.4
JB10	754.3	748.3	752.3
JB11	754.5	747.5	752.5
JB12	754.8	746.9	752.4
JB13	754.8	746.8	752.4
JB14	754.5	746.5	752.5
JB15	754.5	746.0	752.5
JB16	754.5	745.5	752.5
JB17	754.5	745.0	752.5
JB18	754.5	744.5	752.5
JB19	754.5	744.0	752.5
JB20	754.5	743.5	752.5
JB21	754.5	743.0	752.5
JB22	754.5	742.5	752.5
JB23	754.5	742.0	752.5
JB24	754.5	741.5	752.5
JB25	754.5	741.0	752.5
JB26	754.5	740.5	752.5
JB27	754.5	740.0	752.5
JB28	754.5	739.5	752.5
JB29	754.5	739.0	752.5
JB30	754.5	738.5	752.5
JB31	754.5	738.0	752.5
JB32	754.5	737.5	752.5
JB33	754.5	737.0	752.5
JB34	754.5	736.5	752.5
JB35	754.5	736.0	752.5
JB36	754.5	735.5	752.5
JB37	754.5	735.0	752.5
JB38	754.5	734.5	752.5
JB39	754.5	734.0	752.5
JB40	754.5	733.5	752.5
JB41	754.5	733.0	752.5
JB42	754.5	732.5	752.5
JB43	754.5	732.0	752.5
JB44	754.5	731.5	752.5
JB45	754.5	731.0	752.5
JB46	754.5	730.5	752.5
JB47	754.5	730.0	752.5
JB48	754.5	729.5	752.5
JB49	754.5	729.0	752.5
JB50	754.5	728.5	752.5
JB51	754.5	728.0	752.5
JB52	754.5	727.5	752.5
JB53	754.5	727.0	752.5
JB54	754.5	726.5	752.5
JB55	754.5	726.0	752.5
JB56	754.5	725.5	752.5
JB57	754.5	725.0	752.5
JB58	754.5	724.5	752.5
JB59	754.5	724.0	752.5
JB60	754.5	723.5	752.5
JB61	754.5	723.0	752.5
JB62	754.5	722.5	752.5
JB63	754.5	722.0	752.5
JB64	754.5	721.5	752.5
JB65	754.5	721.0	752.5
JB66	754.5	720.5	752.5
JB67	754.5	720.0	752.5
JB68	754.5	719.5	752.5
JB69	754.5	719.0	752.5
JB70	754.5	718.5	752.5
JB71	754.5	718.0	752.5
JB72	754.5	717.5	752.5
JB73	754.5	717.0	752.5
JB74	754.5	716.5	752.5
JB75	754.5	716.0	752.5
JB76	754.5	715.5	752.5
JB77	754.5	715.0	752.5
JB78	754.5	714.5	752.5
JB79	754.5	714.0	752.5
JB80	754.5	713.5	752.5
JB81	754.5	713.0	752.5
JB82	754.5	712.5	752.5
JB83	754.5	712.0	752.5
JB84	754.5	711.5	752.5
JB85	754.5	711.0	752.5
JB86	754.5	710.5	752.5
JB87	754.5	710.0	752.5
JB88	754.5	709.5	752.5
JB89	754.5	709.0	752.5
JB90	754.5	708.5	752.5
JB91	754.5	708.0	752.5
JB92	754.5	707.5	752.5
JB93	754.5	707.0	752.5
JB94	754.5	706.5	752.5
JB95	754.5	706.0	752.5
JB96	754.5	705.5	752.5
JB97	754.5	705.0	752.5
JB98	754.5	704.5	752.5
JB99	754.5	704.0	752.5
JB100	754.5	703.5	752.5

HEADWALL TABLE			
TYPE	STRUCTURE	DEPTH	AMOUNT
H1	752.4	752.2	752.4
H2	752.8	752.3	752.5
H3	753.1	751.3	752.2
H4	753.9	751.2	752.5
H5	753.9	750.7	752.3
H6	754.1	750.1	752.1
H7	754.6	749.6	752.1
H8	754.6	749.2	752.4
H9	754.8	748.9	752.4
H10	754.3	748.3	752.3
H11	754.5	747.5	752.5
H12	754.8	746.9	752.4
H13	754.8	746.8	752.4
H14	754.5	746.5	752.5
H15	754.5	746.0	752.5
H16	754.5	745.5	752.5
H17	754.5	745.0	752.5
H18	754.5	744.5	752.5
H19	754.5	744.0	752.5
H20	754.5	743.5	752.5
H21	754.5	743.0	752.5
H22	754.5	742.5	752.5
H23	754.5	742.0	752.5
H24	754.5	741.5	752.5
H25	754.5	741.0	752.5
H26	754.5	740.5	752.5
H27	754.5	740.0	752.5
H28	754.5	739.5	752.5
H29	754.5	739.0	752.5
H30	754.5	738.5	752.5
H31	754.5	738.0	752.5
H32	754.5	737.5	752.5
H33	754.5	737.0	752.5
H34	754.5	736.5	752.5
H35	754.5	736.0	752.5
H36	754.5	735.5	752.5
H37	754.5	735.0	752.5
H38	754.5	734.5	752.5
H39	754.5	734.0	752.5
H40	754.5	733.5	752.5
H41	754.5	733.0	752.5
H42	754.5	732.5	752.5
H43	754.5	732.0	752.5
H44	754.5	731.5	752.5
H45	754.5	731.0	752.5
H46	754.5	730.5	752.5
H47	754.5	730.0	752.5
H48	754.5	729.5	752.5
H49	754.5	729.0	752.5
H50	754.5	728.5	752.5
H51	754.5	728.0	752.5
H52	754.5	727.5	752.5
H53	754.5	727.0	752.5
H54	754.5	726.5	752.5
H55	754.5	726.0	752.5
H56	754.5	725.5	752.5
H57	754.5	725.0	752.5
H58	754.5	724.5	752.5
H59	754.5	724.0	752.5
H60	754.5	723.5	752.5
H61	754.5	723.0	752.5
H62	754.5	722.5	752.5
H63	754.5	722.0	752.5
H64	754.5	721.5	752.5
H65	754.5	721.0	752.5
H66	754.5	720.5	752.5
H67	754.5	720.0	752.5
H68	754.5	719.5	752.5
H69	754.5	719.0	752.5
H70	754.5	718.5	752.5
H71	754.5	718.0	752.5
H72	754.5	717.5	752.5
H73	754.5	717.0	752.5
H74	754.5	716.5	752.5
H75	754.5	716.0	752.5
H76	754.5	715.5	75

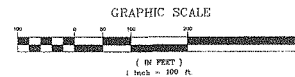


SITE UTILITIES

SANITARY SEWER : 6" DIA.
 WATER : 6" DIA.
 ELECTRIC : 6" DIA.
 GAS : 6" DIA.
 TELEPHONE : 6" DIA.
 CABLE : 6" DIA.

SITE NOTE

- CORNER MONUMENTS AS SHOWN HEREON
- VERIFY EXACT SIZE, DEPTH AND LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO CONSTRUCTION.
- 10' UTILITY AND DRAINAGE EASEMENT INSIDE ALL EXTERIOR BOUNDARY LINES AND ALONG ROAD RIGHTS-OF-WAY, 6' EACH SIDE ALL INTERIOR LOT LINES.
- DEED REFERENCE: DEED BOOK 140, PAGE 318
EASEMENT REFERENCE: DEED BOOK 274, PAGE 254
- PROPERTY SHOWN ON TAX MAP 18, PARCEL 214
- PROPERTY SUBJECT TO ALL APPLICABLE EASEMENTS, SETBACKS AND RESTRICTIONS OF RECORD.
- TOTAL AREA: 43.06 ACRES, 1,873,885.71 SQ.FT.
- BEARINGS SHOWN HEREON ARE MAGNETIC AND NOT RELATED TO U.S.G.S. DATUM
- THERE IS TO BE A 10' WIDE EASEMENT, 7.5' EITHER SIDE OF THE CENTERLINE SEWAGE PIPE AS INSTALLED, PER LOCAL REQUIREMENTS



OWNER
 BLAKELY PARK
 1405 WOODLAND
 PO BOX 23435
 KNOXVILLE, TENNESSEE 37923

ENGINEER

LAMAY & ASSOCIATES
 CONSULTING ENGINEERS
 1105 KINGTON PIKE
 KNOXVILLE, TN 37922
 PH: 865-671-0183

DESIGNED BY:

REL
 DRAWN BY:
 GMS
 CHECKED BY:
 REL

APPROVED

ENGINEER
 WATER AND WASTE WATER

NO.	DATE	REVISION	NO.	DATE	REVISION

SCALE
 HORIZONTAL: 1"=100'
DATE
 02-28-2011

FIRST UTILITY DISTRICT

AS-BUILT SANITARY SEWER PLAN

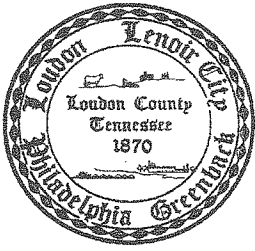
BLAKELY PARK
 BEALS CHAPEL ROAD
 DISTRICT 2 • LOUDON COUNTY • TENNESSEE

DRAWING NO. 4852

SHEETS 1 OF SHEETS 3

CODES DEPARTMENT BUILDING ACTIVITY SUMMARY

Month	2016	Fees	Value	2015	Fees	Value	2014	Fees	Value	2013
January	29	\$17,422	\$4,833,900	32	\$14,062	\$3,567,514	20	\$10,742	\$2,957,218	22
February	32	\$18,074	\$4,600,697	24	\$12,375	\$3,123,259	28	\$11,888	\$3,101,993	20
March	37	\$23,104	\$6,218,806	36	\$ 20,232	\$ 5,548,633	34	\$14,418	\$3,792,021	33
April	51	\$20,837	\$5,448,355	37	\$ 14,543	\$ 3,657,482	42	\$19,021	\$5,838,442	39
May				29	\$ 10,641	\$ 2,690,637	30	\$16,674	\$4,409,645	33
June				30	\$ 10,892	\$ 2,658,983	33	\$8,762	\$2,972,266	37
July				35	\$ 22,302	\$ 6,224,534	29	\$11,757	\$2,942,219	35
August				37	\$ 22,059	\$ 5,945,858	40	\$23,832	\$7,799,894	48
September				35	\$ 22,178	\$ 6,019,912	39	\$16,670	\$4,418,410	47
October				55	\$ 24,793	\$ 6,978,700	34	\$17,782	\$4,802,880	30
November				34	\$ 16,974	\$ 4,517,761	15	\$7,608	\$1,893,712	30
December				25	\$ 18,414	\$ 5,378,992	36	\$16,859	\$4,199,225	29
TOTALS	149	\$79,437	\$21,101,758	409	\$209,465	\$56,312,265	380	\$176,013	\$49,127,925	403



Loudon County Planning Department

101 Mulberry Street, Suite 101
Loudon, Tennessee 37774
Office: 865-458-2055
Fax: 865-458-3598
www.loudoncounty-tn.gov

AGENDA
LOUDON COUNTY BOARD OF ZONING APPEALS
May 17, 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 April 19, 2016 meeting
5. Planned Agenda Items
 - A. Special Exception, applicant, Thomas Heilig, request to allow accessory structure (30'x 50' pole barn for personal storage) with no existing principal structure, 11490 Watt Cemetery Road, Tax Map 058, Parcel 71.07, A-2, Rural Residential District;
 - B. Variance Request, Aaron Bentley, request for sideyard setback for addition to home, 209 Webb Drive, Tax Map 033N, Parcel 028.00, R-1, Rural Suburban District;
6. Additional public comments
7. Announcements and/or comments from Board/Commission
8. Adjournment

ITEM A

DISTANCE
86.34'
97.76'
77.96'
21.57'
104.08'
105.22'
117.57'

5' easement centered

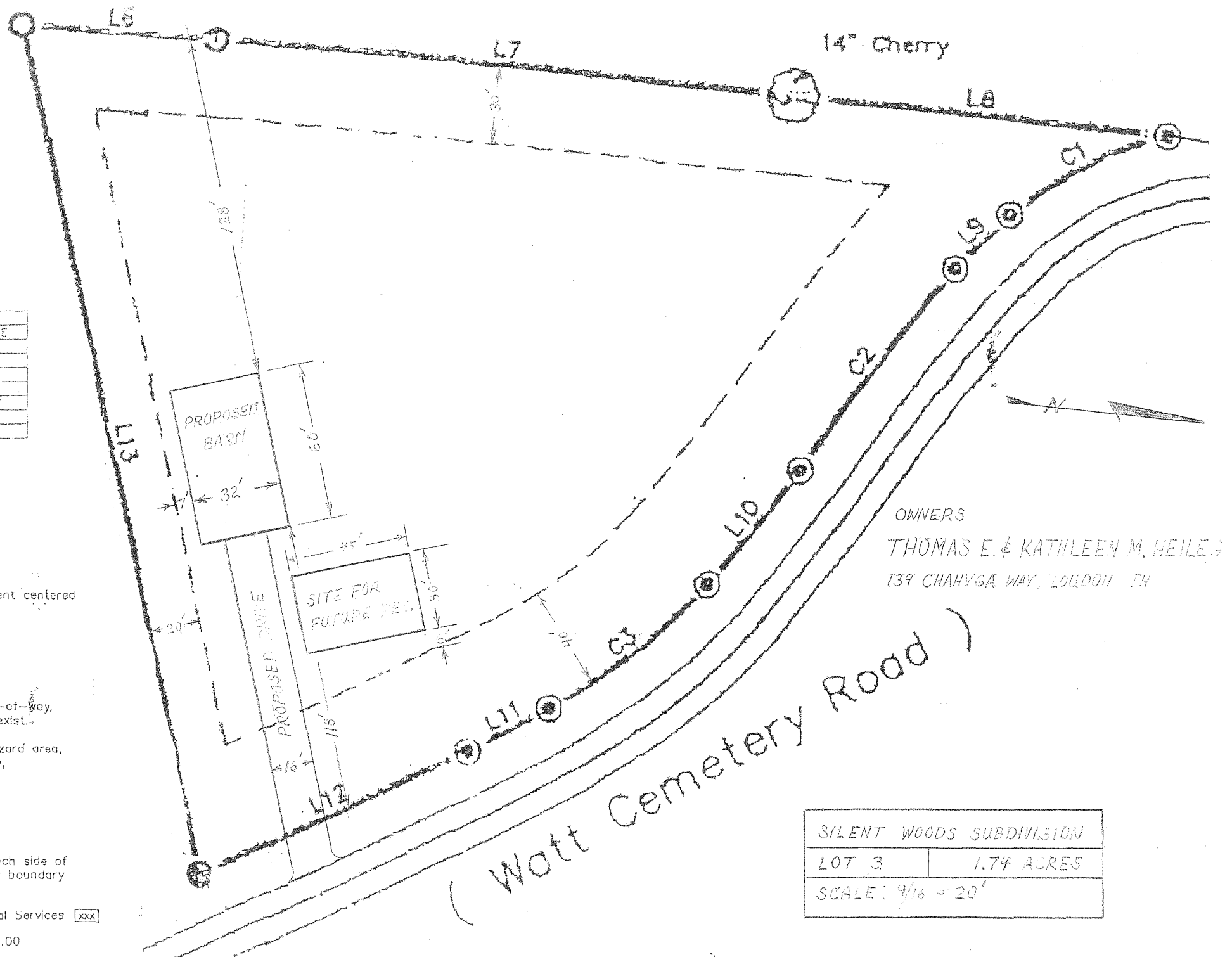
all rights-of-way,
at may exist...

flood hazard area,
02000,

along each side of
1 exterior boundary

Municipal Services ☒

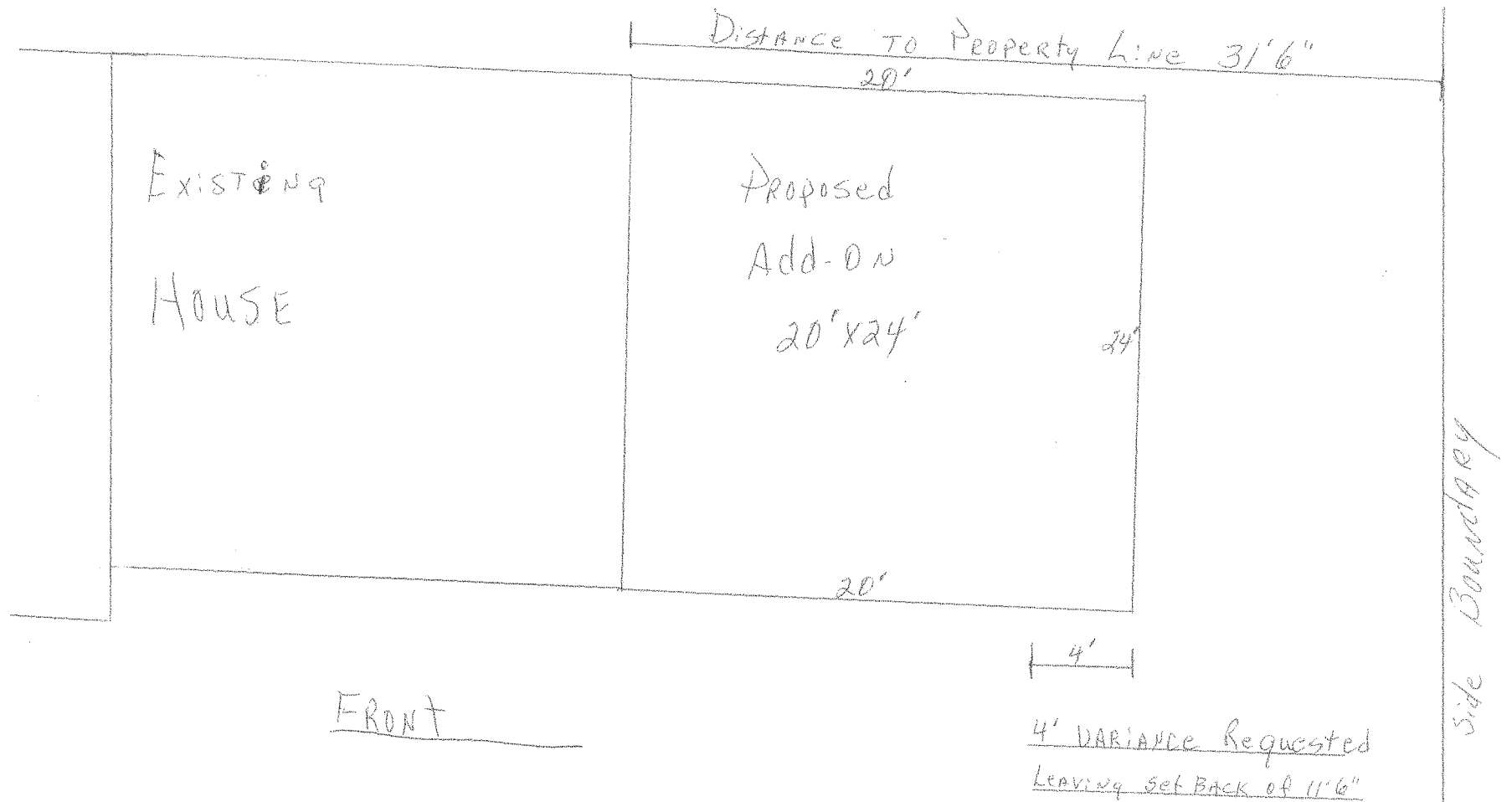
arcel C71.00



SILENT WOODS SUBDIVISION	
LOT 3	1.74 ACRES
SCALE: 9/16" = 20'	







Dewain & Kathy Bentley — 209 Webb Dr. Loudon 37774

ITEM B



