



# Blount County Government

359 Court Street  
Maryville, TN 37804-5906

## Meeting Minutes

### Planning Commission

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Thursday, March 28, 2019

5:30 PM

Blount County Courthouse, Room 430

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#### I. CALL TO ORDER: Chairman

#### II. ROLL CALL: Secretary

Rollcall

**Present** 7 - Commissioner Geneva Harrison, Commissioner Steve Mikels, Commissioner Linda Webb, Commissioner Roy Gamble, Commissioner Tom Hodge, Commissioner Bruce McClellan, and Commissioner Ed Stucky

**Absent** 5 - Commissioner Scott King, Commissioner Brian Robbins, Commissioner Jeff Jopling, Commissioner Darrell Tipton, and Commissioner Clifford Walker

#### III. APPROVAL OF MINUTES:

A motion was made by Commissioner Harrison, seconded by Commissioner McClellan, that the be February 28, 2019 minutes be approved. An electronic vote was taken. The Chairman declared the motion to have passed by the following vote:

**Yes:** 7 - Commissioner Harrison, Commissioner Mikels, Commissioner Webb, Commissioner Gamble, Commissioner Hodge, Commissioner McClellan, and Commissioner Stucky

**No:** 0

**Absent:** 5 - Commissioner King, Commissioner Robbins, Commissioner Jopling, Commissioner Tipton, and Commissioner Walker

**Abstain:** 0

#### IV. PUBLIC HEARINGS: None

#### V. PUBLIC INPUT ON ITEMS ON THE AGENDA.

No one spoke and the public input was closed.

#### VI. SITE PLAN:

1. Site plan review for maintenance building at Little Arrow Outdoor Resort, 118 Stables Drive, Townsend.

**Attachments:** [Site Plan - 118 Stables Dr Little Arrow Outdoor Resort](#)

**A motion was made by Commissioner Hodge, seconded by Commissioner Gamble, that the site plan for Little Arrow Outdoor Resort be approved. An electronic vote was taken. The Chairman declared the motion to have passed by the following vote:**

**Yes:** 7 - Commissioner Harrison, Commissioner Mikels, Commissioner Webb, Commissioner Gamble, Commissioner Hodge, Commissioner McClellan, and Commissioner Stucky

**No:** 0

**Absent:** 5 - Commissioner King, Commissioner Robbins, Commissioner Jopling, Commissioner Tipton, and Commissioner Walker

**Abstain:** 0

2. Site plan review for bathroom building at Smoky Mountain Speedway, 809 Brickmill Road, Maryville.

**Attachments:** [Site Plan - 809 Brickmill Rd Smoky Mtn Speedway](#)

**A motion was made by Commissioner Hodge, seconded by Commissioner Webb, that the site plan for Smoky Mountain Speedway be approved. An electronic vote was taken. The Chairman declared the motion to have passed by the following vote:**

**Yes:** 7 - Commissioner Harrison, Commissioner Mikels, Commissioner Webb, Commissioner Gamble, Commissioner Hodge, Commissioner McClellan, and Commissioner Stucky

**No:** 0

**Absent:** 5 - Commissioner King, Commissioner Robbins, Commissioner Jopling, Commissioner Tipton, and Commissioner Walker

**Abstain:** 0

## **VII. HEARINGS:**

**A. Concept Plans: None**

**B. Preliminary Plats - Major Subdivisions: None**

**C. Final Plats - Major Subdivisions:**

C1. Farmington View Phase 3 off of Miser Station Road by Farmington View LLC.  
80 proposed lots to be served off of new county roads.

**Attachments:** [C1 - Staff Memo - Farmington View Phase 3](#)

A motion was made by Commissioner Harrison, seconded by Commissioner Gamble, that final plat for Farmington View Phase 3 off of Miser Station Road be approved subject to staff recommendation including the renewal of the preliminary plat.

Outstanding items to be completed:

1. Renewal of Preliminary Plat.
2. Completion of all drainage improvements and site stabilization as listed in staff analysis and final inspection by staff.
3. Final certification (and requested as-builts) from project engineer for road and drainage facilities.
4. A Property Owner's Association shall be required for the storm drainage facilities and the detention lots.
5. Signature plats including electric, water and sewer utilities certifications or a surety posted to each utility that electric, water and sewer is available to each lot.
6. \$40.00 per lot platting fee.

An electronic vote was taken. The Chairman declared the motion to have passed by the following vote:

**Yes:** 7 - Commissioner Harrison, Commissioner Mikels, Commissioner Webb, Commissioner Gamble, Commissioner Hodge, Commissioner McClellan, and Commissioner Stucky

**No:** 0

**Absent:** 5 - Commissioner King, Commissioner Robbins, Commissioner Jopling, Commissioner Tipton, and Commissioner Walker

**Abstain:** 0

**D. Preliminary and Final Plats - Major Subdivisions: None**

**E. Preliminary and Final Plats - Minor Subdivisions:**

[E1. Re-subdivision of the Howard Franklin and Dustin Franklin Property off Calderwood Highway by Howard Franklin and Dustin Franklin: 3 lots off of a state road.](#)

**Attachments:** [E1 - Staff Memo - H Franklin D Franklin Property](#)

A motion was made by Commissioner McClellan, seconded by Commissioner Webb, that the preliminary and final plat for the re-subdivision of the Howard Franklin and Dustin Franklin property off Calderwood Highway be approved subject to staff recommendation and completion of out standing items.

Outstanding items to be completed:

1. A copy of the state highway entrance permit shall be supplied to staff as well as the improvements shall be completed prior to releasing final plat.
2. Signature plats with all certifications and a \$20.00 per lot platting fee.

An electronic vote was taken. The Chairman declared the motion to have passed by the following vote:

**Yes:** 7 - Commissioner Harrison, Commissioner Mikels, Commissioner Webb, Commissioner Gamble, Commissioner Hodge, Commissioner McClellan, and Commissioner Stucky

**No:** 0

**Absent:** 5 - Commissioner King, Commissioner Robbins, Commissioner Jopling, Commissioner Tipton, and Commissioner Walker

**Abstain:** 0

[E2. Hudspeth Property by Hudspeth and Leath off of Glover Road: 3 Lots and two lot line adjustments along the county road.](#)

**Attachments:** [E2 - Staff Memo - Hudspeth Property](#)

A motion was made by Commissioner McClellan, seconded by Commissioner Harrison, that the preliminary and final plat for Hudspeth Property off of Glover Road be approved subject to completion of outstanding tiems.

Outstanding items to be completed:

1. Sight distance improvements including the removal of some vegetation shall be completed prior to releasing the final plat.
2. Signature plats with all certifications and a \$20.00 per lot platting fee.

An electronic vote was taken. The Chairman declared the motion to have passed by the following vote:

**Yes:** 7 - Commissioner Harrison, Commissioner Mikels, Commissioner Webb, Commissioner Gamble, Commissioner Hodge, Commissioner McClellan, and Commissioner Stucky

**No:** 0

**Absent:** 5 - Commissioner King, Commissioner Robbins, Commissioner Jopling,  
Commissioner Tipton, and Commissioner Walker

**Abstain:** 0

**VIII. MISCELLANEOUS ITEMS: None**

**IX. LONG RANGE PLANNING:**

**1. Staff Reports.**

Staff noted that the public hearing notice for the amendment to the Subdivision Regulations was posted in the Daily Times on March 25, 30 days prior to the public hearing in April.

**X. REPORTS OF OFFICERS AND COMMITTEES:**

**XI. UNFINISHED BUSINESS:**

**XII. OTHER NEW BUSINESS:**

**XIII. PUBLIC INPUT ON ITEMS NOT ON THE AGENDA.**

No one spoke and the public input was closed.

**XIV. ADJOURNMENT.**