

**BLOUNT COUNTY BOARD OF ZONING APPEALS  
REGULAR MEETING  
THURSDAY, MAY 6, 2010**

BZA MEMBERS PRESENT: Harold Brown, Stanley Headrick, Rob Walker, Gordon Wright

The minutes from the previous meeting were read and a motion to approve was made by Gordon Wright with a second by Harold Brown. The members voted unanimously to accept the minutes from the last meeting.

**CASES BEING HEARD AND ACTIONS TAKEN:**

- 1. SPECIAL EXCEPTION: TWO**
- 2. VARIANCE: FOUR**
- 3. APPEALS: ONE**
- 4. OTHER BUSINESS: ONE**

***Special Exception:***

1. Lambert Acres Golf Club is requesting a golf driving range at 3428 Tuckaleechee Pike.

Gordon Wright made a motion to approve the special exception. Harold Brown made a second.

Vote:	Harold Brown	YES
	Stanley Headrick	YES
	Rob Walker	YES
	Gordon Wright	YES

The motion was approved by a unanimous vote.

***Appeal:***

1. Jeffrey Williams is appealing the requirement for a site plan review for additional structures at 3338 E Lamar Alexander Parkway.

--Mr. Williams answered questions from the Board.

Harold Brown made a motion to postpone action on the appeal to find out from the planning commission if the storage buildings need to be permitted and to ask the planning commission for guidance. Stan Headrick made a second.

Vote:	Harold Brown	YES
	Stanley Headrick	YES
	Rob Walker	YES
	Gordon Wright	YES

The motion was approved by a unanimous vote.

***Special Exception: (cont)***

2. Walter H. Warren III is requesting an automobile sales lot at 603 Wallace Harris Avenue.

--Mr Warren answered questions from the Board.

Harold Brown made a motion to approve. Gordon Wright made a second.

Vote:	Harold Brown	YES
	Stanley Headrick	YES
	Rob Walker	YES
	Gordon Wright	YES

The motion was approved by a unanimous vote.

***Variance:***

1. Lester Orr and Jarrod Cruze are requesting a variance from the front setback requirements at 202 Welsh Drive.

--No one was present to answer questions from the Board.

Gordon Wright made a motion to approve. Harold Brown made a second.

Vote:	Harold Brown	YES
	Stanley Headrick	YES
	Rob Walker	YES
	Gordon Wright	YES

The motion was approved by a unanimous vote.

2. Billy Reynolds is requesting a variance from the front setback requirements at 8534 Towns End Lane.

--Mr. Reynolds was present to answer questions from the Board.

--Melanie Davis, attorney with Kizer & Black, represented Paul, Katherine, and Frederick Murphy to voice opposition. The Murphys own adjacent property and are concerned that access to their property has been limited.

Stanley Headrick made a motion to defer action for one month to allow the owner to try to negotiate with the Murphys to allow a swap of property to allow for fulfillment of setback requirements and if a deal can not be reached; then the building must be moved. Harold Brown made a second.

Vote:	Harold Brown	YES
	Stanley Headrick	YES
	Rob Walker	YES
	Gordon Wright	YES

The motion was approved by a unanimous vote.

3. Jimmy W. Waters is requesting a variance from the lot size and density standards for his proposed lot line adjustment at 7090 Old Tuckaleechee Pike.

--Glen Haralson represented Mr. Waters.

Gordon Wright made a motion to approve the variance. Stanley Headrick made a second.

Vote:	Harold Brown	YES
	Stanley Headrick	YES
	Rob Walker	YES
	Gordon Wright	YES

The motion was approved by a unanimous vote.

4. Gene Sweet is requesting a variance from the front setback requirements at 805 Gilbert Avenue.

--Mr. Sweet was present to answer questions from the Board.

Harold Brown made a motion to approve the variance. Gordon Wright made a second.

Vote:	Harold Brown	YES
	Stanley Headrick	YES
	Rob Walker	YES
	Gordon Wright	YES

The motion was approved by a unanimous vote.

***Other Business:***

1. Blackberry Farms is requesting a revision to a previously approved site plan.

Stanley Headrick made a motion to accept revisions. Gordon Wright made a second.

Vote:	Harold Brown	YES
	Stanley Headrick	YES
	Rob Walker	YES
	Gordon Wright	YES

The revisions were approved by a unanimous vote.

THE MEETING WAS ADJOURNED.