

**BLOUNT COUNTY BOARD OF ZONING APPEALS
REGULAR MEETING
THURSDAY, MARCH 1, 2012**

BZA MEMBERS PRESENT: Andy Allen, Larry Chesney, Stanley Headrick, Rob Walker

The minutes from the previous meeting were read and a motion was made to approve.

CASES BEING HEARD AND ACTIONS TAKEN:

1. SPECIAL EXCEPTION: TWO

--1135 Middlesettlements Rd.
--3201 Wrights Ferry Rd.

2. VARIANCE: TWO

--216 River Ford Rd.
--1632 E Pearly Smith Rd.

Special Exception:

1. William Orr is requesting a special exception for a frozen beverage stand at 1135 Middlesettlements Road.

--Mr. Orr was present to answer questions from the Board. Beverage stand will be seasonal; April to September.

Larry Chesney made a motion to approve the special exception. Andy Allen made a second.

Vote:	Andy Allen	YES
	Larry Chesney	YES
	Stanley Headrick	YES
	Rob Walker	YES

The motion was approved by a unanimous vote.

2. Mike Raines is requesting a special exception for a commercial garage at 3201 Wrights Ferry Road.

--The applicants were present to answer questions from the Board.

--Vehicles will be sitting on the lot for up to twenty-one (21) days; according to state law.

--Twenty (20) to thirty (30) vehicles at a time will be on the premises.

--Applicant will install a buffer according to the Blount County Zoning Regulations.

Stan Headrick made a motion to approve. Larry Chesney made a second.

Vote:	Andy Allen	NO
	Larry Chesney	YES
	Stanley Headrick	YES
	Rob Walker	YES

The motion was approved by a majority vote.

Variance:

1. John and Dawn Gillis are requesting a variance from the side building setbacks at 216 River Ford Road.

- Charlie Palmer spoke in opposition.
- Anthony Vance spoke in opposition.
- Dawn Gillis, property owner, answered questions from the Board.

Larry Chesney made a motion to deny the special exception. Stan Headrick made a second.

Vote:	Andy Allen	YES
	Larry Chesney	YES
	Stanley Headrick	YES
	Rob Walker	YES

The motion was approved by a unanimous vote.

2. Tammy Sowalla is requesting a variance from the side building setback at 1632 E Pearly Smith Road.

- Tammy Sowalla, property owner, answered questions from the Board.
- Charlie Conley, contractor, answered questions from the Board.

Andy Allen made a motion to approve the variance request. Larry Chesney made a second.

Vote:	Andy Allen	YES
	Larry Chesney	YES
	Stanley Headrick	NO
	Rob Walker	YES

THE MEETING WAS ADJOURNED.