

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

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

The minutes from the previous meeting were read and a motion to approve was made by Larry Chesney with a second made by Andy Allen followed by a unanimous vote.

CASES BEING HEARD AND ACTIONS TAKEN:

- 1. SPECIAL EXCEPTION: ONE**
202 S. Old Glory Rd
- 2. VARIANCE: TWO**
4258 Old Walland Hwy
201 Barberry Court
- 3. OTHER BUSINESS:**
None

Special Exceptions:

None

Variance:

1. The applicant is requesting a variance from the front setback requirements at 4258 Old Walland Hwy. The request is for a 4 feet variance which would be a 26 feet front setback.

--The lot hardship is the shape of the lot and the proximity to the river.

--Mr. and Mrs. Cook spoke in favor of the request. It was noted that the property did currently have a septic permit and the property would be built on piers due to the flood zone.

--No opposition presented.

--Stan Headrick made a motion to approve the variance. Larry Chesney made a second.

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

The motion was approved by a unanimous vote.

2. The applicant is requesting a variance from the front setback requirements at 201 Barberry Court. The request is for a 8.41 feet variance which would be a 21.59 feet front setback.

--The lot hardships for this lot are: it is a small lot (0.23 acres) and it is a pie shaped lot in a cul-de-sac.

--Gary Roberts, President of Concord Properties, spoke in favor of the request. He stated that the mistake was noted after the footers were dug and Sterling Engineering did a survey on the property.

--No opposition presented.

--Bruce Damrow made a motion to approve the variance. Larry Chesney made a second.

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

Other Business:

None

THE MEETING WAS ADJOURNED.