

Carter County Planning Commission
Meeting Minutes
October 23, 2012

APPROVED
Diane Cannon

Members Present

Ralph Watson, Vice-Chairman
Jack Campbell
Mary Ann Patton
Richard Winters
Jerry Smith
Steve Chambers
Russ Kyte
Bob L. Townsend
Steve Pierce, Chairman

Members Absent

Richard "Dickie" Renfro
Bill Armstrong
Tom "Yogi" Bowers

STAFF MEMBERS PRESENT

Chris Schuettler, Director
Jimmy Church, Assistant Director
Diane Cannon, Secretary
Justyn Markland

LOCAL PLANNING STAFF PRESENT

Glenn Rosenoff, F.T.D.D.

COUNTY OFFICIALS IN ATTENDANCE

Mayor Leon Humphrey

The Chairman called the meeting to order. Roll called and visitors welcomed. Motion by Mr. Chambers to accept August 2012 meeting minutes, seconded by Mr. Watson. Minutes approved unanimously.

- 1.) Rezoning Request for parcels on Hwy. 91.** Redi-Mart requested 4 parcels located on Highway 91, across from Sunoco, be rezoned from A-1A to B-3. Staff recommended approval. Russ Kyte made the motion to approve. Steve Chambers seconded the motion. Motion passed unanimously.
- 2.) Rezoning Request for Bronson's Ridge.** Eastern Eight Development requested property be re-zoned from A-1 to R-1. Staff recommended approval. Mr. Kyte questioned whether or not the correction was made to prevent neighboring properties from getting damage from storm water runoff prior to this request. Mr. Schuettler stated that engineers from **** had worked with Eastern Eight to remedy the situation. Ralph Watson made the motion to approve. Bob Townsend seconded the motion which passed. Motion approved unanimously.
- 3.) Subdivion of J. D. Street's Property.** Mr. Street presented seven lots located off Cove Creek on Dyer Road. Staff recommended approval. Mr. Pierce questioned whether mobile homes would be allowed. Mr. Street stated that the lots were

restricted to all construction of stick built homes only. Ralph Watson made the motion to approve. Steve Chambers seconded the motion. Motion passed unanimously.

4.) Jack Hampton's Report. Mr. Hampton was absent and Mr. Schuettler requested the board remember Mr. Hampton and his wife as they both recuperate in different facilities from illnesses. In his absence, Mr. Justyn Markland presented the monthly report. Mr. Pierce asked Mr. Schuettler how close the office was to having someone who could do the state inspections. Mr. Schuettler advised the board that he, Justyn, Tony, and Jimmy were all working on getting certified in all areas required and hoped to have satisfied all requirements no later than the beginning of 2013.

5.) Codes Enforcement Officer's Report. Justyn Markland presented the report for August. Mr. Schuettler advised the board he had spoken with county attorney, Keith Bowers, earlier in the day to inquire about some of the cases scheduled to go to court and the matter of time it is taking to see them go before the judge. Mr. Pierce asked what could be done. Mr. Schuettler stated that once the case is heard by the judge cleanup can begin with the cost being accessed to the property owner and a lien be placed on the property and re-couped through taxes. Mr. Markland presented a slide show of some of the properties currently being worked.

6.) Director's Comments. **A.) FTDD.** The time has arrived for the Carter County Planning Board to vote on continuing to use the services provided by First Tennessee Development District. Staff recommended continuance. Ralph Watson made the motion. Russ Kyte seconded the motion, which passed unanimously. **B.) Training.** Mr. Schuettler advised that training would be provided in November regarding storm water issues. Training would be offered for board members, planning staff, and other county entities such as the Carter County Highway Department. **C.) MS4 Report.** **D.) Highway Safety Concerns.** Mr. Steve Chambers told the board several people in his district had contacted him following the recent fatal car crash on Hwy. 19E which claimed the lives of two children ages 7 & 2. The residents of the Valley Forge community want a stoplight put in place for safety of the children and residents there. Mr. Watson, board member and former employee of Tennessee Department of Transportation stated that, due to the location of the community, the city would have to be involved with the request. TDOT would have to evaluate the need for a stoplight. FTDD representative, Glenn Rosenoff stated there is "safety dollars" available for county roads that may be available to help with the installation costs. More information can be found by contacting Chris Craig with FTDD or Glenn Berry with Johnson City Metro. Mr. Schuettler stated Roan Mountain recently received such moneys for caution lights that were recently installed. Mr. Winters brought another dangerous area near Bear Branch, which is the stretch of road between TN and NC. This area has claimed approximately 12 lives in recent years. Planning staff will contact city staff to see what can be done to prevent another tragedy.

7.) Public Comments. Ms. Brenda Payne addressed the board following swearing in by the chairman. Ms. Payne lives on Milligan Avenue and voiced concerns over a home and lot that is in her neighborhood and has several cars and trash all over. The cars are creating a hazard for drivers on the narrow road. The property owner, Mr. Mohammed Zaari, is one of the persons slated to appear in court for failure to comply with requests for cleanup. Ms. Payne advised that there is a dog onsite that is not

being properly cared for. Mr. Markland said he would advise Chris Pierce, Animal Control Officer for the county.

8.) Adjournment. Mr. Kyte made the motion to adjourn and Mr. Watson seconded the motion. Motion passed. Meeting adjourned.