

HAMBLEN COUNTY PLANNING COMMISSION AGENDA

OCTOBER 2, 2023

4:00 Workshop-Nothing scheduled.

Public Comments

Election of Officers

Call to Order and approval of the September 5, 2023, meeting minutes

Other Business

Adjournment

HAMBLEN COUNTY BOARD OF ZONING APPEALS AGENDA

OCTOBER 2, 2023

Public Comments

Election of Officers

Call to order and approval of the September 5, 2023, meeting minutes

Annual Review

A.) Billy McGhee-3252 Cherokee Drive Morristown 37814 (02-023-105.00 R-1)

Annual Review-Converting the older home into a detached accessory building.

B.) Charles/Sonya Courtney-6875 Stagecoach Road Whitesburg 37891 (04-019-104.00 A-1)

Annual Review-removal of older home from the property

C.) Wesley/Becky Sisk-3008 Turley Bridge Road Morristown 37814 (02-024-069.21 A-1)

Annual Review-Airbnb

D.) Maria Patino-2595 Three Springs Road Russellville 37860 (03-006-019.01 A-1)

Event Venue-Requesting Agricultural exemption

Other Business

Adjournment

Minutes
Hamblen County Planning Commission Meeting
September 5, 2023

Members Present

John Hofer, Chairman
Charles Anderson, Vice Chairman
Kyle Hale, Secretary
Edgar Gray
Bill Hicks
Thomas Doty
Rodney Long

Absent:

Lori Matthews (City Planner)
Josh Cole (City Planner)
Chris Capps (County Attorney)

Staff

Tina Whitaker, Office Manager
Donna Massey, Administrative Assistant
Lindsey Horn, Clerical Assistant
Tommy McKinney, Codes Enforcement Officer
Darrell Chase, Building Inspector
Other guests, see attached roster

Planning Commission Workshop

Lindsey Horn went over the Planning and Zoning GIS Arc Mapping System to show the commissioners the Urban Growth Boundary. A discussion was had over a public version of the map becoming available. JoAnn with the City GIS Department is working on that. Lindsey will follow up with her on the timeline.

Call to Order, Public Comments, and Approval of the Minutes

Mr. John Hofer called the Planning Commission meeting to order.

Mr. Hofer opened the floor for public comments. There were none.

Mr. Hofer asked if there was a motion to approve the August 2023 minutes. Mr. Charles Anderson made a motion to approve. Mr. Edward Gray seconded the motion. All in favor; motion carried.

Rezoning Request

- **Petras Ivis Gutierrez – 2996 Cherokee Dr. (02-024H-A-009.00 – Lot 9)**

Ms. Gutierrez represented the request. She is requesting to rezone her property to A-1 (Agricultural) to use the existing double wide mobile home as an Airbnb. Staff advised that this request was on last month's agenda but due to new construction without the proper permits and inspections it was tabled until those issues were brought into compliance. Darrell Chase, Building Inspector advised the board that those items had been addressed. Based on the Planners recommendation from the previous meeting, Mr. Anderson made a motion to approve this request. Mr. Hale seconded the motion. All in favor; motion carried.

Ms. Gutierrez was informed that her request would now go before the County Commission on September 21st. After it is approved then she can apply for an Administrative Interpretation for Airbnb.

Other Business

County Commission Chairman Chris Cutshaw invited the Planning Commissioners to attend a special Camper Study Committee meeting on September 14th.

Adjournment