

## **LOUDON COUNTY COMMISSION WORKSHOP**

Monday, November 17, 2014

County Office Building

6:00 pm

1. **This is the time for audience members to speak on items on or not on the Agenda.**
2. **Loudon County Mayor, Buddy Bradshaw**
  - A. Change to Policy and Procedures Handbook for Transfer of Sick Time.
  - B. Update on the Issuance of Debt.
  - C. Update for Solid Waste Part-time Employee.
  - D. Proposal to Design a Flag for Loudon County.
  - E. Cell Tower Resolution.
3. **Loudon County Commissioner, Van Shaver**
  - A. Update on Adequate School's Facility Tax Collecting.
4. **Loudon County Commissioner, Earlena Maples**
  - A. Constituent Request to Rename the County Health Department Building.
5. **Loudon County Budget Director, Tracy Blair**
  - A. Budget Committee Recommendations.
6. **Any other items**
7. **Adjournment**

**A RESOLUTION TO AMEND THE LOUDON COUNTY ZONING RESOLUTION, ARTICLE 4, SECTION 4.230 DEVELOPMENT STANDARDS FOR PERMITTING TELECOMMUNICATIONS TOWERS AND ANTENNAS, ARTICLE 5, SECTION 5.010 CLASSIFICATION OF DISTRICTS, ARTICLE 5, SECTION 5.041 A-1 AGRICULTURE-FORESTRY DISTRICT, ARTICLE 5, SECTION 5.042 A-2 RURAL RESIDENTIAL DISTRICT, ARTICLE 5, SECTION 5.043 R-1 SUBURBAN RESIDENTIAL DISTRICT, ARTICLE 5, SECTION 5.049 R-E SINGLE FAMILY EXCLUSIVE OVERLAY DISTRICT, ARTICLE 5, SECTION 5.051 TELECOMMUNICATION OVERLAY DISTRICT, AND ARTICLE 7, SECTION 7.150 POSTPONED AND/OR WITHDRAWN AGENDA ITEMS PURSUANT TO TENNESSEE CODE ANNOTATED, SECTION 13-7-105**

**WHEREAS**, the Loudon County Commission, in accordance with Chapter Seven, Section 13-7-105 of the Tennessee Code Annotated, may from time to time amend the number, shape, boundary, area or any regulation of or within any districts, or any other provision of the zoning resolution; and

**WHEREAS**, the Regional Planning Commission has forwarded its recommendation regarding this amendment to the Loudon County Zoning Resolution; and

**WHEREAS**, a notice of public hearing and a description of the resolution appeared in the Loudon County News Herald on October 29-30, 2014, consistent with the provisions of Tennessee Code Annotated Section 13-7-105;

**NOW, THEREFORE, BE IT RESOLVED** by the Loudon County Commission that Article 4, Section 4.230 Development Standards for Permitting Telecommunications Towers and Antennas, Article 5, Section 5.010 Classification of Districts, Article 5, Section 5.041 A-1 Agriculture-Forestry District, Article 5, Section 5.042 A-2 Rural Residential District, Article 5, Section 5.043 R-1 Suburban Residential District, Article 5, Section 5.049 R-E Single Family Exclusive Overlay District, Article 5, Section 5.051 Telecommunication Overlay District, and Article 7, Section 7.150 Postponed and/or withdrawn Agenda Items of the Loudon County Zoning Resolution be amended as follows:

**Article 4, Section 4.230: DEVELOPMENT STANDARDS FOR PERMITTING TELECOMMUNICATIONS TOWERS AND ANTENNAS**

**E. GENERAL REQUIREMENTS**

**3. Setbacks**

- a. Change to read as the following:

**All towers and antenna shall be setback a minimum of fifty (50') from each property line. Towers must be setback from any structure a distance equal to the height of the tower. In the event on the adjacent parcel no structure has been erected on such parcel, the tower shall be set back from the closest location on such parcel that a structure could be erected taking into consideration the setback requirements (or any restrictive covenants or other conditions) which may apply.**

**4. Lighting**

Remove the word "residential" to cause the section to read as follows:

**Towers shall not be artificially lit, unless required by the FAA or other applicable authority. If lighting is required, such lighting shall be oriented inward so as not to project onto surrounding property.**

**5. Height**

Change to read as the following:

**The maximum height of a tower and antenna shall not exceed three hundred**



(300') feet.

8. Users

Change to read as the following:

**A tower shall have at least one carrier commitment at the time of a rezoning application.**

10. Tower Types

Change to read as the following:

**Lattice, monopole, guyed and other commonly designed structure support systems for antennas are allowable. Each application for a rezoning request must, however, include a written justification for the type of tower proposed, taking into consideration its compatibility with surrounding land uses.**

**H. REMOVAL OF BONDS OR LETTER OF CREDIT**

Remove BZA and replace with Loudon County Planning Commission.

**I. APPLICATION REQUIREMENTS FOR** (remove Special Exception and replace with) **T-1 ZONING REQUEST**

Change the first sentence to read as follows:

**The following information shall be submitted to the Loudon County Planning Office thirty (30) days prior to review by the Loudon County Planning Commission.**

2. Change to read as follows:

**Copies of certified letters sent to contiguous property owners advising them of the rezoning request.**

Add to ARTICLE 5 the following section:

**5.051 Telecommunication Overlay District**

**Article 5, Section 5.010: CLASSIFICATION OF DISTRICTS**

**Zoning District**

**District Abbreviation**

Add:

**Telecommunications Overlay District**

**T-1**

**Article 5, Section 5.041: A-1 AGRICULTURE-FORESTRY DISTRICT**

**C. USES PERMITTED AS SPECIAL EXCEPTIONS**

Remove Item 13

**Article 5, Section 5.041: A-2 RURAL RESIDENTIAL DISTRICT**

**C. USES PERMITTED AS SPECIAL EXCEPTIONS**

Remove Item 14

**Article 5, Section 5.043: R-1 SUBURBAN RESIDENTIAL DISTRICT**

**C. USES PERMITTED AS SPECIAL EXCEPTIONS**

**4. Utility facilities necessary for the provision of public services.**

Add the following:

**(Telecommunications towers and antennas are specifically excluded)**

**Article 5, Section 5.049: R-E SINGLE FAMILY EXCLUSIVE OVERLAY DISTRICT**

**D. USES PERMITTED AS SPECIAL EXCEPTIONS**

**4. Utility facilities necessary for provision of public serves.**

Add the following:

**(Telecommunication tower and antennas are specifically excluded.)**

Add the following Section to Article 5:

**5.051. TELECOMMUNICATION OVERLAY DISTRICT**

**A. DISTRICT DESCRIPTION**

The T-1 Overlay District is established to govern the location of telecommunication towers and antennas. Telecommunication towers and antennas can only be located in the T-1 Overlay District. The T-1 Overlay District can only be used in the A-1 Agriculture-Forestry District and the C-2 General Commercial District. The location for each telecommunication tower or antenna must individually be rezoned T-1 prior to any construction. Telecommunication towers and antennas located in the T-1 Overlay District must meet all requirements in Section 4.230 (**DEVELOPMENT STANDARDS FOR PERMITTING TELECOMMUNICATIONS TOWERS AND ANTENNAS**) of the Zoning Resolution of Loudon County, Tennessee.

**B. USES PERMITTED**

1. Telecommunication towers and antennas
2. All uses permitted by the primary zoning district as regulated by Section 4.080.

**C. USES PERMITTED AS SPECIAL EXCEPTIONS**

All special exception uses permitted by the primary zoning district as regulated by Section 4.080.

**D. USES PROHIBITED**

All uses prohibited by the primary zoning district.

Add to **ARTICLE 7** the following section:

**7.150 Postponed and/or Withdrawn Agenda Items**

Any item placed on the agenda of the Loudon County Planning Commission or the Loudon County Board of Zoning Appeals that is postponed and/or withdrawn twice by the petitioner cannot be resubmitted for a period of twelve months.

**BE IT FINALLY RESOLVED**, that this Resolution shall take effect immediately, the public welfare requiring it.

\_\_\_\_\_  
**ATTEST**

\_\_\_\_\_  
**LOUDON COUNTY CHAIRMAN**

\_\_\_\_\_  
**DATE**

\_\_\_\_\_  
**APPROVED: LOUDON COUNTY MAYOR**

The vote on the question of approval of this Resolution by the Planning Commission is as follows:

APPROVED: \_\_\_\_\_

DISAPPROVED: \_\_\_\_\_

\_\_\_\_\_  
**ATTEST: SECRETARY, LOUDON COUNTY  
REGIONAL PLANNING COMMISSION  
Dated: 2014**



October 20, 2014

To Loudon County Board of Commissioners,

I would like to thank the esteemed members of this body for considering the resolution to recognize the dedication and contributions of Marge Price to Loudon County residents during her 30 years as a public health professional.

Marge and Bob Proaps, deceased, undertook the daunting tasks of caring for the rural poor in 1949. Tuberculosis, typhoid, diphtheria, polio and other virulent viruses and diseases were common place. Marge traveled the back roads, by herself, visiting those who needed health services. More than once she was not a welcomed visitor.

She has recounted many stories to me over the years and one of my favorites is when a colleague recommended that she yell "public health nurse", when exiting her car in a certain area. When she asked why this was necessary it was explained that moonshiners were inclined to shoot first and then ask questions.

I know that most of the Commissioners probably had an interaction with Marge sometime in your youth. Some of you probably ran when she showed up because you knew it meant you were going to get a shot. She persevered and the diseases you were inoculated against are largely eradicated in our world today.

This did not happen by accident. Thanks to the dedication of Marjorie Price, Bob Proaps and countless other public health workers we live in a safer world.

It is for these and many other reasons I am submitting this resolution to the Board.

Special thanks to Commissioner Maples for presenting this resolution and to the Board for its' thoughtful consideration

With Respect,

A handwritten signature in dark ink, appearing to read "M. Colvin". The signature is written in a cursive, flowing style.

Maureen "MOE" Colvin

We, the under signed legal residents of Loudon County Tennessee, hereby request that the Loudon County Board of Commissioners adopt a resolution naming the Loudon County Health Department building after Marjorie H. Price in recognition of her many years of public service in Loudon County.

Her tireless efforts were unwavering in times of deadly disease outbreaks in Loudon County. Among the illnesses she encountered in her career were, a typhoid outbreak in Philadelphia, the first week she was on the job, tuberculosis and rabies followed later.

While these deadly diseases have largely been eradicated by vaccinations, they were a huge threat to public health when she undertook the responsibilities. Marge met these formidable obstacles head on at a time when it was uncommon for a woman to undertake such an important job.

We humbly request the passage of this resolution so those who follow in her footsteps will know the struggles and dedication of their predecessors.

NAME

ADDRESS

DUPLICATE

Janis Toney	1303 West 1st Ave. Lenoir City
Hardin Toney	1303 West 1st Ave. Lenoir City
Carmel Lile	260 S. Wingate Dr. Lenoir City
Jamie Williams	4265 Parris Dr. LC 37772
Michael Williams	24766 Mastell Rd 37772
Debbie Toney	752 Butler Dr 37774
Bob Williams	404 B. St. 37771
Andrea Katta	268 Jessie Ln., 37772



# Dangers everywhere

## Lenoir City woman recalls infancy of county health department

BY VICKY NEWMAN

VICKY.NEWMAN@NEWS-HERALD.NET

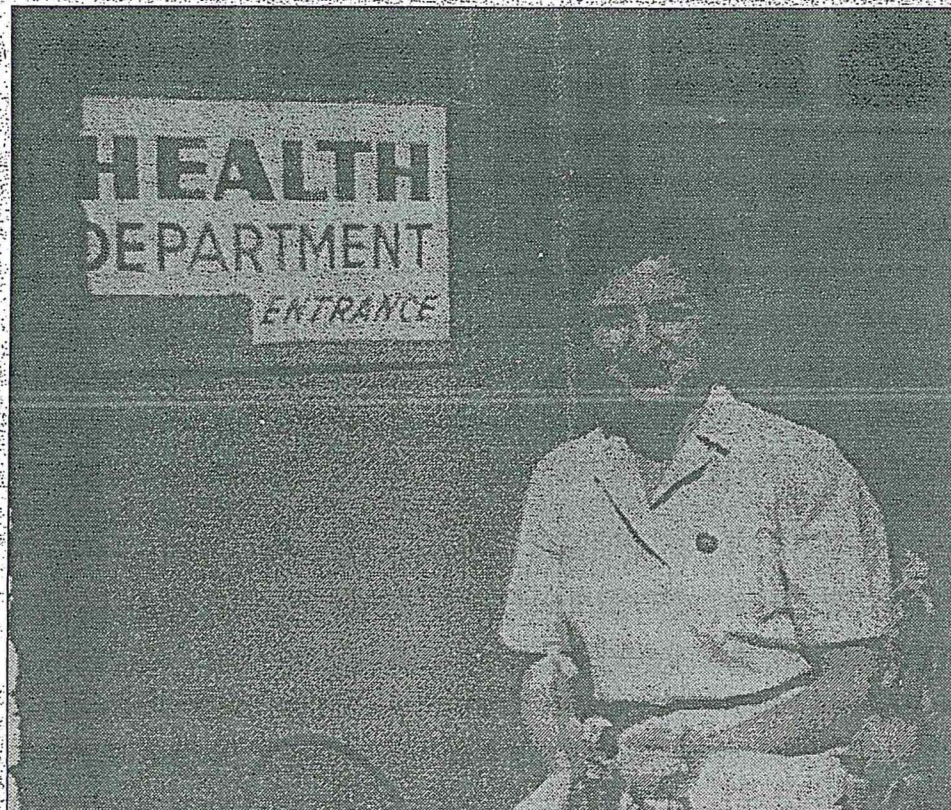
**T**here was a time in Loudon County when only a handful of physicians provided health care for the entire county.

Women rarely drove a vehicle, few traveled alone and fewer still held professional positions. Emergency equipment was largely nonexistent in outlying rural areas.

Tuberculosis was rampant. Whooping cough killed thousands across the state. Lakes and streams were polluted. With threats and outbreaks of infectious diseases such as animal rabies, polio, diphtheria and typhoid fever, the county mortality rate was nearly 50 percent higher than the national average.

Especially for the rural poor, the world was a dangerous place when a young U.S. Navy nurse, Margie Price of Lenoir City, was hired, along with Bob Proaps, environmental health officer, to start the first Loudon County Health Department in 1949. The offices were located in the basement of an unoccupied church building in Loudon.

Price soon would be traveling over rural, unpaved county roads, deep into neigh-



SUBMITTED PHOTO

**Margie Price as a young U.S. Navy nurse.**

ashore," Price said. "It was a good thing he was a good swimmer or he would have drowned."



to treat often deadly diseases. Price repeatedly would place her own safety on the line to reach those who needed her help.

The challenges were formidable.

"The roads were terrible in a lot of the rural areas and I would get flat tires," Price said. She described the numerous hillocks — places where the narrow roadways had no shoulder and a sheer drop into a ravine below. Gas was 25 cents a gallon and Price had bought a brand new Chevrolet for the job. She made home visits all over the countryside, sometimes going alone into places where she knew she likely would not be welcome.

She once visited a family where an X-ray had confirmed tuberculosis. Her mission was to inform the family and persuade the woman to get treatment and prevent the disease from spreading further.

"I unlatched three barbed wire fence gaps to get there," she said. The fences should have been a warning, but Price persevered.

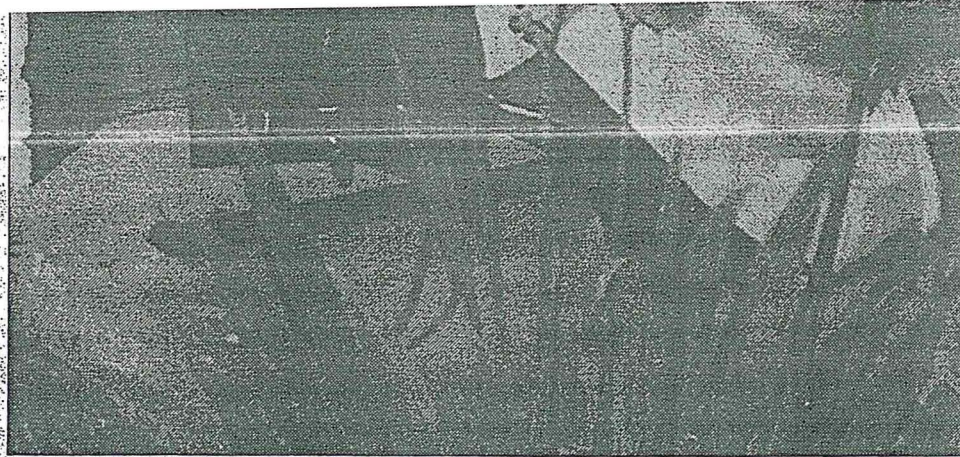
When she knocked on the door, she heard a gruff, "What?" Explaining her mission from outside the closed door, she soon was face-to-face with a man holding a shotgun, who backed her up to the car.

"He told me I better get out," Price said. "He backed up to the car with the shotgun in my chest. I went back out through those three barbed wire gates without stopping to open them. My husband exploded when he saw the car. My car was six months old ... But every time I glanced back, I could still see that shotgun. I didn't take time to stop."

### A new service

The first full-time county health department in Tennessee had been established 30 years earlier, in 1919, by Blount County. The last would be opened in Lewis County in 1967 after the Tennessee General Assembly passed a law that all children would be vaccinated for diphtheria, measles, poliomyelitis, smallpox, tetanus and whooping cough before starting school. By that time, a significant improvement had been made in the number of deaths from those diseases.

Immunization clinics were often held at schools. In the 1950s, Loudon County still had several one-room schools — Jackson School, Russell School, Davis School >



Mrs. James (Marge) Price is shown in her uniform on the steps of the Loudon church basement where Loudon County Health Department offices were located for several years.

Access to some of those schools was by ferry, and some ferries weren't dependable. Price said. She recalls trying to reach schools for immunization clinics, only to have the ferry break down on the way.

"I remember once the Bussell Ferry broke down and we drifted down river all the way to Loudon," Price said. "I told the operator I had children at the school waiting to get shots. He just said, 'Sorry, lady, I can't get the motor started.'"

### Typhoid and tuberculosis

Under such conditions, the struggle to provide public health services fell solely to Price and Proaps for several years. Both were pushed to the limit.

Soon after the office was established, a typhoid outbreak in Philadelphia was traced to contamination from outdoor toilets called "privies" that were built along the creek bank.

"The excrement got into drinking water through wells and streams," Price said. "For 10 days, we had children at Philadelphia with typhoid. Bob went to take care of (the source). Then, I gave immunizations at the school for a week while Bob took care of the clerical part."

During a diphtheria outbreak in Loudon, the infected were quarantined and children were given immunizations. Enforcing the quarantines was sometimes impossible. Residents simply refused to honor them, compounding the challenges to contain disease.

disposal of sewage. Loudon County addressed sanitation in an ordinance adopted in July 1953. The regulations set forth specifications for septic tanks and sanitary pit privies.

A second public health nurse was hired after Price told her supervisor she could no longer do the work alone. Rose "Tommy" Keener covered Lenoir City and the northern section of the county and Price kept Loudon and the southern end. Additional help came later when a clerk was hired. None of those early workers are alive except Price.

### Rabies and wrecks

In January 1965, a rabies outbreak traveled from foxes to dogs and cattle. County and city officials moved quickly to require vaccination of dogs in an effort to curtail the disease's spread. A fox trapping program was instituted. A notice ran in newspapers informing residents of the resolution of the Loudon County Court. Peace officers were instructed to kill stray dogs, which included those without current vaccination tags.

Philadelphia native Richard Everett, pastor of First Baptist Church in Loudon, said he remembers the rabies outbreak well. His grandfather, the Rev. Charles Everett of Knoxville, had been one of the few people of his generation to have survived a case of rabies, or "hydrophobia." An 1894 newspaper article about that incident ran in the

membering her co-worker's return, chilled and soaked. "We said, 'Bob, where's the cat?' It was the wrong thing to say to him."

Another time, Proaps fell into a spring while checking a water supply for contamination and returned to the office with icicles hanging from his clothing. The weather often was severely cold, Price said, and roads would be nearly impassable with ice. "We thought we had to go work no matter what," Price said.

Dangers to workers were not limited to disease and disasters.

When Price was seven months pregnant and traveling on the narrow Browder Hollow Road, a taxi carrying some children veered into her path. She swerved to miss the vehicle and went over the ridge, the car tumbling in flips to rest on its hood in the ravine below. She survived the accident, despite broken bones, and the baby was healthy.

### Health advocate

Price graduated high school in Faragut in 1942 and studied nursing at Fort Sanders Regional Medical Center and University of Tennessee. She said she did not understand what public health was all about, however, until she began seeing the problems and how people were affected. She became a passionate advocate for public health.

Infant mortality rates were high when the department started and premature births were common. Although many babies were born at home, sometimes with midwives in attendance, the survival rates were improved when the health department nurses showed women how to keep babies warm with bricks heated and wrapped in blankets.

"There were no incubators for the babies," Price said.

The mortality rates from infectious diseases began to drop.

"We were met with a lot of opposition from others who didn't understand," Price said. "They didn't understand what the health department did. I saw the infant death rate fall after four or five years. We started polio and typhoid clinics and those diseases backed off. We saw improvements in prenatal care, newborn, VD, crippled children, everything ..."

Newell Wampler Grimes began working for the health department in 1978, two

1942  
1944  
1946  
1948  
1950  
1952  
1954  
1956  
1958  
1960  
1962  
1964  
1966  
1968  
1970  
1972  
1974  
1976  
1978  
1980  
1982  
1984  
1986  
1988  
1990  
1992  
1994  
1996  
1998  
2000  
2002  
2004  
2006  
2008  
2010  
2012  
2014  
2016  
2018  
2020  
2022  
2024  
2026  
2028  
2030  
2032  
2034  
2036  
2038  
2040  
2042  
2044  
2046  
2048  
2050  
2052  
2054  
2056  
2058  
2060  
2062  
2064  
2066  
2068  
2070  
2072  
2074  
2076  
2078  
2080  
2082  
2084  
2086  
2088  
2090  
2092  
2094  
2096  
2098  
2100