

Loudon County Commission Workshop

Loudon, Tennessee

Monday, October 21, 2024

Courthouse Annex

6:00 pm

AGENDA

To provide public comment, prior to the start of the meeting please write your name on the sign-up sheet located on the podium for the Public Hearing

- 1) Comments by Members of the General Public
- 2) Loudon County Codes Enforcement Director – Jim Jenkins
 - A) A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-1, R-E, F-1, AGRICULTURE FORESTRY DISTRICT, SINGLE FAMILY EXCLUSIVE OVERLAY DISTRICT, FLOODWAY DISTRICT TO A-3, R-E, F-1, DEVELOPING AGRICULTURE DISTRICT, SINGLE FAMILY EXCLUSIVE OVERLAY DISTRICT, FLOODWAY DISTRICT. LOUDON COUNTY TAX MAP 036, PARCELS 158.00, APPROXIMATELY 1.76 ACRES ONLY, LOCATED 270 KISER STATION RD, LOUDON COUNTY, TN, SITUATED IN THE 3RD LEGISLATIVE DISTRICT
 - B) A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-2, RURAL RESIDENTIAL DISTRICT, TO A-3, DEVELOPING AGRICULTURE DISTRICT, LOUDON COUNTY TAX MAP 084, PARCEL 069.02, APPROXIMATELY 1 ACRE ONLY, LOCATED 859 MCGHEE RD, LOUDON COUNTY, TN, SITUATED IN THE 3RD LEGISLATIVE DISTRICT

C) A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-1, AGRICULTURE FORESTRY DISTRICT TO A-2 RURAL RESIDENTIAL DISTRICT. APPROXIMATELY 3 ACRES ONLY LOUDON COUNTY TAX MAP 076, PARCEL 055.00, LOCATED 15101 SUNNYSIDE RD, LOUDON COUNTY, TN, SITUATED IN THE 4TH LEGISLATIVE DISTRICT

D) A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-1, AGRICULTURE FORESTRY DISTRICT TO A-3, DEVELOPING AGRICULTURE DISTRICT. APPROXIMATELY 2 ACRES ONLY LOUDON COUNTY TAX MAP 077, PARCEL 008.00 LOCATED MAYO RD, LOUDON COUNTY, TN, SITUATED IN THE 4TH LEGISLATIVE DISTRICT

E) A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-2, RURAL RESIDENTIAL DISTRICT, TO A-3, DEVELOPING AGRICULTURE DISTRICT, LOUDON COUNTY TAX MAP 084, PARCEL 085.00, APPROXIMATELY 1 ACRE ONLY, LOCATED 7299 NILES FERRY RD, LOUDON COUNTY, TN, SITUATED IN THE 3RD LEGISLATIVE DISTRICT

F) A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-1, AGRICULTURE FORESTRY DISTRICT TO A-3, DEVELOPING AGRICULTURE DISTRICT. APPROXIMATELY 1 ACRE ONLY LOUDON COUNTY TAX MAP 072, PARCEL 058.08 LOCATED 8475 ERIE RD, LOUDON COUNTY, TN, SITUATED IN THE 4TH LEGISLATIVE DISTRICT

3) Commissioner – Rosemary Quillen

A) Any updates after tax increase for school project, traffic study, bonds

4) Commissioner – Bill Satterfield

A) Two wheelchairs for courthouse Annex (one for the upper and lower level- total 2) to help accommodate customers using services in the Annex building

- 5) Director of Accounts and Budgets - Erin Rice
 - A) Budget Recommendations

RESOLUTION _____

A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-1, R-E, F-1, AGRICULTURE FORESTRY DISTRICT, SINGLE FAMILY EXCLUSIVE OVERLAY DISTRICT, FLOODWAY DISTRICT TO A-3, R-E, F-1, DEVELOPING AGRICULTURE DISTRICT, SINGLE FAMILY EXCLUSIVE OVERLAY DISTRICT, FLOODWAY DISTRICT. LOUDON COUNTY TAX MAP 036, PARCELS 158.00, APPROXIMATELY 1.76 ACRES ONLY, LOCATED 270 KISER STATION RD, LOUDON COUNTY, TN, SITUATED IN THE 3RD LEGISLATIVE DISTRICT

WHEREAS, the Loudon County Commission, in accordance with Chapter Seven, §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 district or districts, or any other provision of any zoning resolution, and

WHEREAS, the Regional Planning Commission has forwarded a recommendation regarding the amendment to the Zoning Map of Loudon County, Tennessee,

WHEREAS, a notice of public hearing and a description of the resolution appeared in, The Daily Edition on October 11, 2024 consistent with the provisions of Tennessee Code Annotated, §13-7-105, and

NOW, THEREFORE, BE IT RESOLVED by the Loudon County Commission that the Zoning Map of Loudon County, Tennessee be amended as follows:

Located 270 Kiser Station Rd, situated in the 3rd Legislative District, referenced by Tax Map 036, Parcel 158.00 to be rezoned from A-1, R-E, F-1 (Agriculture Forestry District) (Single family Exclusive Overlay District) (Floodway District) to A-3, R-E, F-1 (Developing Agriculture District) (Single Family Exclusive Overlay District) (Floodway District) Approximately 1.796 acres only

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 votes on the question of approval of this Resolution by the Planning Commission are as follows:

APPROVED: 7

DISAPPROVED: 0

ABSTAINED: _____


ATTEST: SECRETARY LOUDON COUNTY
REGIONAL PLANNING COMMISSION

RESOLUTION _____

A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-2, RURAL RESIDENTIAL DISTRICT, TO A-3, DEVELOPING AGRICULTURE DISTRICT, LOUDON COUNTY TAX MAP 084, PARCEL 069.02, APPROXIMATELY 1 ACRE ONLY, LOCATED 859 MCGHEE RD, LOUDON COUNTY, TN, SITUATED IN THE 3RD LEGISLATIVE DISTRICT

WHEREAS, the Loudon County Commission, in accordance with Chapter Seven, §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 district or districts, or any other provision of any zoning resolution, and

WHEREAS, the Regional Planning Commission has forwarded a recommendation regarding the amendment to the Zoning Map of Loudon County, Tennessee,

WHEREAS, a notice of public hearing and a description of the resolution appeared in, The Daily Edition on October 11, 2024 consistent with the provisions of Tennessee Code Annotated, §13-7-105, and

NOW, THEREFORE, BE IT RESOLVED by the Loudon County Commission that the Zoning Map of Loudon County, Tennessee be amended as follows:

Located 859 McGhee Rd, situated in the 3rd Legislative District, referenced by Tax Map 084, Parcel 069.02, to be rezoned from A-2 (Rural Residential District) to A-3(Developing Agriculture District).
Approximately 1 acre only

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 votes on the question of approval of this Resolution by the Planning Commission are as follows:

APPROVED: 7

DISAPPROVED: 0

ABSTAINED: _____

Pamela Y. McKew
ATTEST: SECRETARY LOUDON COUNTY
REGIONAL PLANNING COMMISSION

Dated: 10-11-24

RESOLUTION NO. _____

ILLUSTRATION ATTACHMENT

REZONE FROM A-2 (RURAL RESIDENTIAL DISTRICT)
TO A-3 (DEVELOPING AGRICULTURE DISTRICT)
REFERENCED BY LOUDON COUNTY TAX MAP 084, PARCEL 069.02
APPROXIMATELY 1 ACRE ONLY
LOCATED AT 859 MCGHEE RD,
LOUDON COUNTY, TN, SITUATED IN THE
3RD LEGISLATIVE DISTRICT



RESOLUTION _____

**A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-1, AGRICULTURE FORESTRY DISTRICT TO A-2 RURAL RESIDENTIAL DISTRICT.
APPROXIMATELY 3 ACRES ONLY
LOUDON COUNTY TAX MAP 076, PARCEL 055.00,
LOCATED 15101 SUNNYSIDE RD, LOUDON COUNTY, TN,
SITUATED IN THE
4TH LEGISLATIVE DISTRICT**

WHEREAS, the Loudon County Commission, in accordance with Chapter Seven, §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 district or districts, or any other provision of any zoning resolution, and

WHEREAS, the Regional Planning Commission has forwarded a recommendation regarding the amendment to the Zoning Map of Loudon County, Tennessee,

WHEREAS, a notice of public hearing and a description of the resolution appeared in, The Daily Edition on October 11, 2024 consistent with the provisions of Tennessee Code Annotated, §13-7-105, and

NOW, THEREFORE, BE IT RESOLVED by the Loudon County Commission that the Zoning Map of Loudon County, Tennessee be amended as follows:

Located 15101 Sunnyside Rd, situated in the 4th Legislative District, referenced by Tax Map 076, Parcel 055.00 to be rezoned from A-1 (Agriculture Forestry District) to A-2 (Rural Residential District)
Approximately 3 acres only

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 votes on the question of approval of this Resolution by the Planning Commission are as follows:

APPROVED: 7

DISAPPROVED: 0

ABSTAINED: _____

Parvula G. McNew

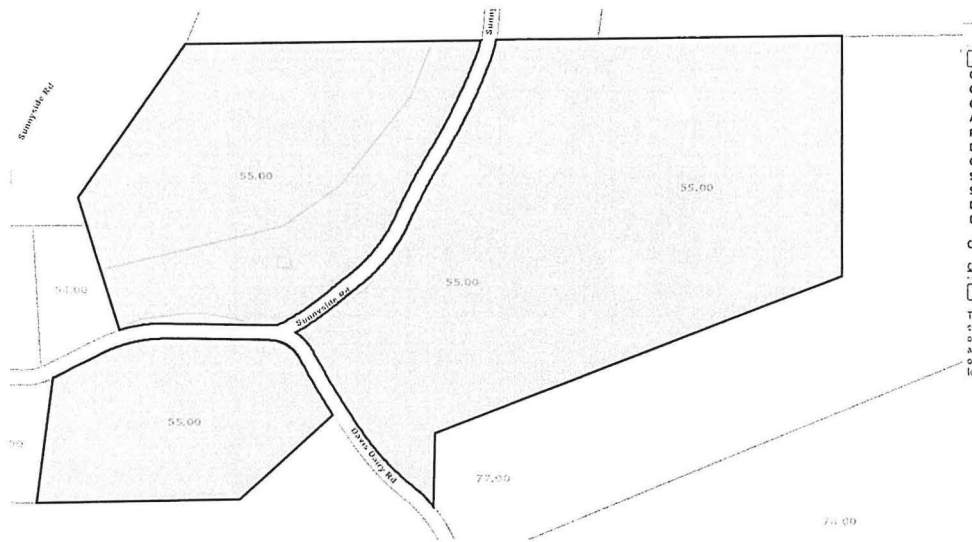
ATTEST: SECRETARY LOUDON COUNTY
REGIONAL PLANNING COMMISSION

Dated: 10-11-24

RESOLUTION NO. _____

ILLUSTRATION ATTACHMENT

REZONE FROM A-1 (AGRICULTURE FORESTRY DISTRICT)
TO A-2 (RURAL RESIDENTIAL DISTRICT)
REFERENCED BY LOUDON COUNTY TAX MAP 076, PARCEL 055.00,
LOCATED AT 15101 SUNNYSIDE RD, APPROXIMATELY 3 ACRES ONLY
LOUDON COUNTY, TN, SITUATED IN THE
4TH LEGISLATIVE DISTRICT



RESOLUTION _____

A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-1, AGRICULTURE FORESTRY DISTRICT TO A-3, DEVELOPING AGRICULTURE DISTRICT. APPROXIMATELY 2 ACRES ONLY LOUDON COUNTY TAX MAP 077, PARCEL 008.00 LOCATED MAYO RD, LOUDON COUNTY, TN, SITUATED IN THE 4TH LEGISLATIVE DISTRICT

WHEREAS, the Loudon County Commission, in accordance with Chapter Seven, §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 district or districts, or any other provision of any zoning resolution, and

WHEREAS, the Regional Planning Commission has forwarded a recommendation regarding the amendment to the Zoning Map of Loudon County, Tennessee,

WHEREAS, a notice of public hearing and a description of the resolution appeared in, The Daily Edition on October 11, 2024 consistent with the provisions of Tennessee Code Annotated, §13-7-105, and

NOW, THEREFORE, BE IT RESOLVED by the Loudon County Commission that the Zoning Map of Loudon County, Tennessee be amended as follows:

Located Mayo Rd, situated in the 4th Legislative District, referenced by Tax Map 077, Parcel 008.00 to be rezoned from A-1 (Agriculture Forestry District) to A-3 (Developing Agriculture District).
Approximately 1 acre only

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 votes on the question of approval of this Resolution by the Planning Commission are as follows:

APPROVED: 7

DISAPPROVED: 0

ABSTAINED: _____

Patricia G. McNew
ATTEST: SECRETARY LOUDON COUNTY REGIONAL PLANNING COMMISSION

Dated: 10-11-24

RESOLUTION NO. _____

ILLUSTRATION ATTACHMENT

REZONE FROM A-1 (AGRICULTURE FORESTRY DISTRICT)
TO A-3 (DEVELOPING AGRICULTURE DISTRICT). APPROXIMATELY 2 ACRES ONLY
REFERENCED BY LOUDON COUNTY TAX MAP 077, PARCEL 008.00
LOCATED AT MAYO RD, LOUDON COUNTY, TN,
SITUATED IN THE
4th LEGISLATIVE DISTRICT



RESOLUTION _____

A RESOLUTION AMENDING THE ZONING MAP OF LOUDON COUNTY, TENNESSEE, PURSUANT TO CHAPTER SEVEN, §13-7-105 OF THE TENNESSEE CODE ANNOTATED, TO REZONE FROM A-2, RURAL RESIDENTIAL DISTRICT, TO A-3, DEVELOPING AGRICULTURE DISTRICT, LOUDON COUNTY TAX MAP 084, PARCEL 085.00, APPROXIMATELY 1 ACRE ONLY, LOCATED 7299 NILES FERRY RD, LOUDON COUNTY, TN, SITUATED IN THE 3RD LEGISLATIVE DISTRICT

WHEREAS, the Loudon County Commission, in accordance with Chapter Seven, §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 district or districts, or any other provision of any zoning resolution, and

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NOW, THEREFORE, BE IT RESOLVED by the Loudon County Commission that the Zoning Map of Loudon County, Tennessee be amended as follows:

Located 7299 Niles Ferry Rd, situated in the 3rd Legislative District, referenced by Tax Map 084, Parcel 085.00, to be rezoned from A-2 (Rural Residential District) to A-3(Developing Agriculture District).
Approximately 1 acre only

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 votes on the question of approval of this Resolution by the Planning Commission are as follows:

APPROVED: 7

DISAPPROVED: 0

ABSTAINED: _____

Priscilla G. McNew
ATTEST: SECRETARY LOUDON COUNTY
REGIONAL PLANNING COMMISSION

Dated: 10-11-24

RESOLUTION NO. _____

ILLUSTRATION ATTACHMENT

REZONE FROM A-2 (RURAL RESIDENTIAL DISTRICT)
TO A-3 (DEVELOPING AGRICULTURE DISTRICT)
REFERENCED BY LOUDON COUNTY TAX MAP 084, PARCEL 085.00
APPROXIMATELY 1 ACRE ONLY
LOCATED AT 7299 NILES FERRY RD,
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WHEREAS, the Loudon County Commission, in accordance with Chapter Seven, §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 district or districts, or any other provision of any zoning resolution, and

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NOW, THEREFORE, BE IT RESOLVED by the Loudon County Commission that the Zoning Map of Loudon County, Tennessee be amended as follows:

Located 8475 Erie Rd, situated in the 4th Legislative District, referenced by Tax Map 072, Parcel 058.08 to be rezoned from A-1 (Agriculture Forestry District) to A-3 (Developing Agriculture District). Approximately 1 acre only

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 votes on the question of approval of this Resolution by the Planning Commission are as follows:

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ABSTAINED: _____

Patricia L. McNew
ATTEST: SECRETARY LOUDON COUNTY REGIONAL PLANNING COMMISSION
Dated: 10-11-24

RESOLUTION NO. _____

ILLUSTRATION ATTACHMENT

REZONE FROM A-1 (AGRICULTURE FORESTRY DISTRICT)
TO A-3 (DEVELOPING AGRICULTURE DISTRICT). APPROXIMATELY 1 ACRE ONLY
REFERENCED BY LOUDON COUNTY TAX MAP 072, PARCEL 058.08
LOCATED AT 8475 ERIE RD,
LOUDON COUNTY, TN, SITUATED IN THE
4TH LEGISLATIVE DISTRICT

