

**AGENDA FOR THE MEETING
OF THE
TIPTON COUNTY REGIONAL BOARD OF ZONING APPEALS**

**April 26, 2010
New Justice Complex
5:00 PM**

- I. Establishment of a Quorum and Call to Order
- II. Approval of Minutes
- III. Old Business
- IV. New Business
 - A. Bridgett Crawford Requesting a Use Permitted as a Special Exception for a Group Day Care Home.
 - B. Approval of Residential Codes (MTAS/CTAS Class) for Continuing Education Hours on March 3, 2010 in Jackson, TN.
 - C. Approval of Mid South Planning & Zoning Institute for Continuing Education Hours on April 30, 2010 at the University of Memphis.
 - D. Approval of Tennessee Association of Floodplain Management Conference for Continuing Education Hours on July 21 – 22, 2010 at Montgomery Bell S.P.
 - E. Approval of TAPA Fall Conference in Knoxville for Continuing Education Hours on September 29 – October 1, 2010.
 - F. Approval of Mid-South GIS Annual Conference for Continuing Education Hours on November 18-19, 2010 in Germantown.
 - G. Approval of 4 Continuing Education Hours for Roger Warmath for attending the Residential Codes (MTAS/CTAS Class) in Jackson on 3/3/10.
 - H. Approval of 4 Continuing Education Hours for James Adkins for attending the Residential Codes (MTAS/CTAS Class) in Jackson on 3/3/10.
 - I. Approval of 4 Continuing Education Hours for William Veazey for attending the Residential Codes (MTAS/CTAS Class) in Jackson on 3/3/10.
 - J. Approval of 4 Continuing Education Hours for Arnold McIntyre for attending the Residential Codes (MTAS/CTAS Class) in Jackson on 3/3/10.
 - K. Approval of 4 Continuing Education Hours for Arzell Teamer for attending the Residential Codes (MTAS/CTAS Class) in Lakeland on 3/4/10.
- V. Other Business
- VI. Adjournment

MINUTES OF THE TIPTON COUNTY BOARD OF ZONING APPEALS MEETING
APRIL 26, 2010

PRESENT

STACEY MAX
ROGER WARMATH
JAMES ADKINS
ARZELL TEAMER

OTHERS PRESENT

WILLIAM VEAZEY, TC PLANNER
PAT HIBDON, ADMIN. ASSIST. TC PLANNER

THE TIPTON COUNTY BOARD OF ZONING APPEAL MEETING WAS CALLED TO ORDER AT 5:00 P.M. (ELECTION OF OFFICERS)

Roger Warmath made the motion and James Adkins seconded said motion to approve the January 25, 2009 minutes.
 Vote: For-Unanimous

BRIDGETT CRAWFORD REQUESTING A USE PERMITTED AS A SPECIAL EXCEPTION FOR A GROUP DAY CARE HOME/TAX MAP 102, PARCEL 17.11/ZONED FAR/5 ACRES/1400 BUD EUBANK ROAD.

Bridgett Crawford has submitted a request for a Use Permitted as a Special Exception to operate a group day care home in the FAR Zoning District on 5.00 acres at 1400 Bud Eubank Road. The property belongs to Malcolm and Bridgett Crawford. The swimming pool and play area are fenced in as required by the State of Tennessee. Mrs. Crawford has been approved for a Group Child Care Home by the State of Tennessee. There were 3 people in the audience for the hearing that wished to speak. Mr. Richard Marbury, the developer of the subdivision, presented the Subdivision Covenants that the Crawford's agreed to and signed when purchasing the property. The covenants state that no businesses are allowed in the subdivision. Mr. Marbury was informed that the covenants are only enforceable by the developer and property owners in the subdivision. Then Mr. Thomas Spencer, of 1414 Bud Eubank Road, spoke against allowing this business to continue because of the covenants and that he had submitted a petition of 14 signatures at 10 different locations. However, the petition states "Proposed Special Exemption for a Group Home Day Care Home" followed by "We the undersigned strongly object to the re-zoning and permission to operate either a Family, Group or daycare center in the residential areas of this subdivision." The Crawford's are not rezoning the property, nor do they want to operate a family or daycare center, only a group day care home. Also, this use is only allowed in the FAR Zoning District. Mr. Richard Terry, of 1440 Bud Eubank Road, also spoke against the proposal because he was concerned with additional traffic by expanding the operation at this location. Mr. Terry was informed that the operation is not expanding outside of the parameters they were already operating. Warmath made the motion and Arzell Teamer seconded said motion to approve the Use Permitted as a Special Exception with the addition of placing a six foot privacy fence down the east side of the property and continue equal-distance down the back part of the property past the pool. Vote: For-Unanimous

APPROVAL OF RESIDENTIAL CODES (MTAS/CTAS CLASS) FOR CONTINUING EDUCATION HOURS ON MARCH 3, 2010 IN JACKSON, TN.

Roger Warmath made the motion and James Adkins seconded said motion to approve the Residential Codes (MTAS/CTAS CLASS) for Continuing Education Hours on March 3, 2010 in Jackson, TN. Vote: For-Unanimous

APPROVAL OF MID SOUTH PLANNING & ZONING INSTITUTE FOR CONTINUING EDUCATION HOURS ON APRIL 30, 2010 AT THE UNIVERSITY OF MEMPHIS.

Roger Warmath made the motion and James Adkins seconded said motion to approve the Mid South Planning & Zoning Institute for Continuing Education Hours on April 30, 2010 at the University of Memphis. Vote: For-Unanimous

APPROVAL OF TENNESSEE ASSOCIATION OF FLOODPLAIN MANAGEMENT CONFERENCE FOR CONTINUING EDUCATION HOURS ON JULY 21 - 22, 2010 AT MONTGOMERY BELL S.P.

Roger Warmath made the motion and James Adkins seconded said motion to approve the Tennessee Association of Floodplain Management Conference for Continuing Education Hours on July 21-22, 2010 at Montgomery Bell State Park. Vote: For-Unanimous

APPROVAL OF TAPA FALL CONFERENCE IN KNOXVILLE FOR CONTINUING EDUCATION HOURS ON SEPTEMBER 29 – OCTOBER 1, 2010.

Roger Warmath made the motion and James Adkins seconded said motion to approve the TAPA Conference in Knoxville for Continuing Education Hours on September 29 – October 1, 2010. Vote: For-Unanimous

APPROVAL OF MID-SOUTH GIS ANNUAL CONFERENCE FOR CONTINUING EDUCATION HOURS ON NOVEMBER 18-19, 2010 IN GERMANTOWN

Roger Warmath made the motion and James Adkins seconded said motion to approve the Mid-South GIS Annual Conference for Continuing Education Hours on November 18-19, 2010 in Germantown. Vote: For-Unanimous

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MINUTES OF THE TIPTON COUNTY BOARD OF ZONING APPEALS MEETING

APRIL 26, 2010

CONTINUED

APPROVAL OF 4 CONTINUING EDUCATION HOURS FOR ROGER WARMATH FOR ATTENDING THE RESIDENTIAL CODES (MTAS/CTAS CLASS) IN JACKSON ON MARCH 3, 2010.

Arzell Teamer made the motion and James Adkins seconded said motion to approve 2.5 Continuing Educational Hours for Roger Warmath attending the Residential Codes (MTAS/CTAS CLASS) in Jackson on March 3, 2010. Vote: For-Unanimous

APPROVAL OF 4 CONTINUING EDUCATION HOURS FOR JAMES ADKINS FOR ATTENDING THE RESIDENTIAL CODES (MTAS/CTAS CLASS) IN JACKSON ON MARCH 3, 2010.

Roger Warmath made the motion and Arzell Teamer seconded said motion to approve 2.5 Continuing Educational Hours for James Adkins attending the Residential Codes (MTAS/CTAS CLASS) in Jackson on March 3, 2010. Vote: For-Unanimous

APPROVAL OF 4 CONTINUING EDUCATION HOURS FOR WILLIAM VEAZEY FOR ATTENDING THE RESIDENTIAL CODES (MTAS/CTAS CLASS) IN JACKSON ON MARCH 3, 2010.

Roger Warmath made the motion and James Adkins seconded said motion to approve 4 Continuing Education Hours for William Veazey for attending the Residential Codes (MTAS/CTAS CLASS) in Jackson on March 3, 2010. Vote: For-Unanimous

APPROVAL OF 4 CONTINUING EDUCATION HOURS FOR ARNOLD MCINTYRE FOR ATTENDING THE RESIDENTIAL CODES (MTAS/CTAS CLASS) IN JACKSON ON MARCH 3, 2010.

Roger Warmath made the motion and James Adkins seconded said motion to approve 4 Continuing Education Hours for Arnold McIntyre for attending the Residential Codes (MTAS/CTAS CLASS) in Jackson on March 3, 2010. Vote: For-Unanimous

APPROVAL OF 4 CONTINUING EDUCATION HOURS FOR ARZELL TEAMER FOR ATTENDING THE RESIDENTIAL CODES (MTAS/CTAS CLASS) IN LAKELAND, TN ON MARCH 3, 2010.

Roger Warmath made the motion and James Adkins seconded said motion to approve 4 Continuing Education Hours for Arzell Teamer for attending the Residential Codes (MTAS/CTAS CLASS) in Lakeland on March 4, 2010. Vote: For-Unanimous

OTHER BUSINESS- NONE

ADJOURNMENT: 6:05 P.M.