

## MINUTES KINGSPORT BOARD OF ZONING APPEALS (BZA)

Thursday August 4, 2011

NOON

Bob Clear Conference Room, on the first floor of the Development Services Building

**MEMBERS PRESENT:**

Leland Leonard, Chairman  
Bob Winstead Jr  
Frank Oglesby  
Bill Sumner

**MEMBERS ABSENT:**

John Caldwell

**STAFF PRESENT:**

Karen Combs  
Lynn Tully

**VISITORS:**

George Cloud

Joe Connelly

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Chairman Leonard called the meeting to order.

Chairman Leonard then explained the meeting procedures and asked all individuals wishing to address the Board be sworn in. All participants were sworn in.

**Public Hearing:**

Case: 11-701-000011 – Property located at the corner of Mary Street and West Stone Drive; Control Map 45G, Group E, Parcel 002.00 Requested special exception to [Sect.114-191.(c)(1)] in order to expand the existing Patton Cemetery in an R-1A Single Family Residential District. Mr. Connelly presented the case to the Board. The code requires permission from the Board of Zoning Appeals to site a cemetery within a residential district. This request is required because the property is actually a separate lot from the existing cemetery No one spoke for or against this item.

Seeing no one else wishing to speak, Chairman Leonard closed the Public Hearing.

**Other Business:**

On a motion by Bill Sumner, the Board voted unanimously to approve the July 7, 2011 minutes as mailed. The BZA stated for the public record the next application deadline on August 15, 2011 at noon and that the next meeting date would be on September 1, 2011. Also the Board noted that the meeting for October will be cancelled. A called meeting may be held if necessary.

Chairman Leonard welcomed our new Planning Director, Lynn Tully.

**Adjudication of Cases:**

**Case: 11-701-000011 – Property located at the corner of Mary Street and West Stone Drive;  
Control Map 45G, Group E, Parcel 002.00**

MOTION: made by Frank Oglesby; seconded by Bob Winstead Jr – To approve the special exception as presented because there was no detriment to the existing neighborhood and the fact that the lot is less than 7,500 square feet; a building permit cannot be issued for the lot as it is too small and does not meet the requirement for a building permit.

VOTE: 3-0 to grant the special exception and allow the expansion of the cemetery.



Karen B. Combs, Principal Planner