

Sevier County Board of Commissioners
Regular Called Meeting
April 20, 2026 at 6:00 PM

I. CALL TO ORDER

Chairman Waters called the meeting to order at 6:00 PM

II. ROLL CALL

Quorum Present (24 Present, 2 Absent)

Present: Mayor Larry Waters, Ronnie Allen, Bryan Delius, Scott Catlett, Mike Chambers, Aaron Foster, Greg Haggard, Brandon Headrick, Dale Hill, Mike Hillard, Todd Humble, Warren Hurst, Michael Maddron, Don McGill, Chad Ogle, Ray Ogle, Barbara Parton, Jack Parton, Harold Pitner, Tommy Watts, Dustin Weaver, Ronnie Whaley, Kent Woods, Rick Valentine

Absent: Gary Cole, Carrol Rauhuff

III. CONSIDERATION OF PROCLAMATION 2026-04-01: HONORING CADE HARVEY

A motion was made by A. Foster, and duly seconded by B. Headrick. Vote criteria of majority vote of members present. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

IV. CONSIDERATION OF PROCLAMATION 2026-04-02: HONORING THE KING'S ACADEMY GIRLS' BASKETBALL TEAM

Commissioner Hurst thanked the community and the Seymour area for the opportunity to honor the young men and women we have in the county for all their accomplishments.

A motion was made by H. Pitner, and duly seconded by D. Weaver. Vote criteria of majority vote of members present. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

V. CONSIDERATION OF PROCLAMATION 2026-04-03: HONORING THE GATLINBURG-PITTMAN HIGH SCHOOL GIRLS' BASKETBALL TEAM

A motion was made by J. Parton, and duly seconded by M. Maddron. Vote criteria of majority vote of members present. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

VI. CONSIDERATION OF PROCLAMATION 2026-04-04: HONORING THE GATLINBURG-PITTMAN HIGH SCHOOL BOYS' BASKETBALL TEAM

A motion was made by R. Ogle, and duly seconded by R. Valentine. Vote criteria of majority vote of members present. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

VII. CONSIDERATION OF PETITION 2026-04-01: RELEASE THE SEVIER COUNTY TRUSTEE FROM FURTHER LIABILITY FOR THE COLLECTIONS OF REAL AND PERSONAL PROPERTY TAXES 2024

Chairman Waters congratulated the Trustee office for the collection of 98.88% (ninety-eight-point eighty-eight percent) of the 2024 taxes

A motion was made by G. Haggard, and duly seconded by R. Ogle. Vote criteria of majority vote of members present. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

VIII. CONSIDERATION OF MINUTES FROM THE PREVIOUS COMMISSION MEETING

A motion was made by H. Pitner, and duly seconded by D. Weaver. Vote criteria of majority vote of members present. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

IX. CONSIDERATION OF REPORTS FROM COMMISSION COMMITTEES

A motion was made by W. Hurst, and duly seconded by C. Ogle. Vote criteria of majority vote of members present. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

X. CONSIDERATION OF REPORTS OF OFFICIALS, DIVISIONS, AND DEPARTMENTS

A motion was made by R. Ogle, and duly seconded by B. Delius. Vote criteria of majority vote of members present. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

XI. PUBLIC COMMENT ON AGENDA ITEMS/PUBLIC HEARING ON REZONING REQUESTS

Chairman Waters recognized Commissioner Delius to give a brief report of the recent special called emergency committee meeting.

Commissioner Delius updated the commissioners who were unable to attend the March 24th, 2026 emergency committee meeting, that there was a good turnout with commissioners, community members, and emergency personnel. At that meeting there were changes to discuss proposals going forward and concerns from the community. The committee felt it was necessary to put forward those concerns to the City of Sevierville asking them not to take action of the DR Horton proposal in April meeting. So, a letter was drafted by the mayor's office on behalf of the emergency services portion of the committee was sent to the City of Sevierville Planning Commission asking them to address some issues, to date there has been no response, but it has been removed from the agenda at that time. There has

been some discussion with the mayor's office in regards to questions that have been asked.

- PUBLIC COMMENT ON AGENDA ITEMS

- Carrie Jones – Thanked Commissioner Delius for that update and for taking the time to listen to the community, voiced that there needs to be improvements to Red Banks Road and the emergency services infrastructure before work can be done.
- Terry Sailor – expressed that as residents voices have been raised about this development. The City of Sevierville is not willing to listen and is thankful that the County is. As a resident of the area, we are concern of the impact on the infrastructure, value of our homes, and traffic impact to the area.
- Leland Wykoff – spoke out against further development until the county and city infrastructure is address and improved.

- PUBLIC HEARING ON REZONING ITEMS

XII. CONSIDERATION OF RESOLUTION 2026-04-01: AMEND THE ZONING RESOLUTION FOR SEVIER COUNTY, TENNESSEE BY ESTABLISHING THE ZONING OF TAX MAP 71 PARCEL 110.00 TO R-1, RURAL RESIDENTIAL DISTRICT

- ADDRESS: PARADISE RIDGE DRIVE
- REQUESTED BY: SEVIER COUNTY PLANNING
- SEVIER COUNTY REGIONAL PLANNING COMMISSION
RECOMMENDATION: FOR

Planning and Zoning Director James Temple, Jr express that recently it was discovered that in the 2006 tax maps this piece of property was never assigned. So, this is establishing the zoning to this parcel not a rezoning.

A motion was made by G. Haggard, and duly seconded by M. Chambers. Vote criteria of two-third of full membership. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

XIII. CONSIDERATION OF RESOLUTION 2026-04-02: AMEND THE ZONING RESOLUTION FOR SEVIER COUNTY TENNESSEE BY REZONING TAX MAP 12 PARCEL 56.01 FROM A-1, AGRICULTURAL DISTRICT TO C-1, RURAL COMMERCIAL DISTRICT

- ADDRESS: 3463 DOUGLAS DAM ROAD
- REQUESTED BY: MARK STRANGE
- SEVIER COUNTY REGIONAL PLANNING COMMISSION RECOMMENDATION: FOR

A motion was made by B. Delius, and duly seconded by K. Woods. Vote criteria of two-third of full membership. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

XIV. CONSIDERATION OF RESOLUTION 2026-04-03: CONFIRM DELINQUENT PROPERTY TAX ATTORNEY COMPENSATION

A motion was made by R. Valentine, and duly seconded by K. Woods. Vote criteria of majority vote of members present. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

XV. NOTARIES

A motion was made by B. Headrick, and duly seconded by A. Foster. Vote criteria of majority vote of members present. Passed by Roll Call vote 23 Yes, 0 No, 2 Absent

XVI. OTHER BUSINESS

Chairman Waters took a moment to wish Commissioner Haggard and Commissioner Hill happy birthday

XVII. PUBLIC COMMENT ON NON-AGENDA ITEMS

- Leland Wykoff – spoke on compliance issue regarding Tennessee code annotated 6-58-101 and chapter 1101 regard Sevier County and city municipalities jointly agreeing on a countywide growth plan. Which has not been addressed since July of 2006

Commissioner Hurst thanked the residents of Red Banks Road for bringing these issues before the board.

XVIII. ADJOURNMENT

A motion was made by G. Haggard, and duly seconded by C. Ogle. Vote criteria of majority vote of members present. Passed by Voice call vote 23 Yes, 0 No, 2 Absent.