

**METROPOLITAN PLANNING COMMISSION  
CONSENT APPROVAL LIST  
FEBRUARY 11, 2016**

These items are recommended for approval on consent and are marked (\*) on the Agenda. They will be considered under one motion to approve.

**Please note that if you would like to discuss an item marked with (\*) below, approach the podium after the entire consent list is read and request that it be removed from the consent list.**

- \* **2. APPROVAL OF FEBRUARY 11, 2016 AGENDA**
- \* **3. APPROVAL OF JANUARY 14, 2016 MINUTES**

### Street/Alley Closures:

- |      |   |                  |
|------|---|------------------|
| * 5. | <b><u>700 BROADWAY</u></b><br>Request closure of unnamed alley between N. Broadway and a distance of 88 feet along the northern property line of parcel 094DL02601, Council District 4.               | <b>2-A-16-AC</b> |
| * 6. | <b><u>SEAN THOMPSON</u></b><br>Request closure of Fennel Rd between Elyria Drive and southeast terminus, Council District 5.  | <b>2-A-16-SC</b> |
| * 7. | <b><u>BENCHMARK ASSOCIATES, INC.</u></b><br>Request closure of unnamed alley between Railroad R-O-W and Oswald St., Council District 5.   | <b>2-B-16-AC</b> |
| * 8. | <b><u>BENCHMARK ASSOCIATES, INC.</u></b><br>Request closure of unnamed alley between northwest corner of parcel 069NE006 and northern terminus at current Huron St. right-of-way, Council District 5. | <b>2-C-16-AC</b> |
| * 9. | <b><u>BENCHMARK ASSOCIATES, INC.</u></b><br>Request closure of Huron St between northern property line of parcel 069NE022 and Oswald St., Council District 5.   | <b>2-B-16-SC</b> |

### Concepts/Uses on Review:

- |       |  |                  |
|-------|--|------------------|
| * 13. | <b><u>PALMER SUBDIVISION</u></b><br>Southeast side of Hardin Valley Rd., west of Valley Vista Rd.,<br>Commission District 6.   | <b>2-SB-16-C</b> |
| * 14. | <b><u>MASSEY CREEK - REVISED</u></b><br>Northwest side of Hardin Valley Rd., northeast side of East<br>Gallaher Ferry Rd., Commission District 6.  | <b>2-SC-16-C</b> |
| * 15. | <b><u>BLACK ROAD SUBDIVISION - W. SCOTT WILLIAMS &amp;<br/>ASSOCIATES</u></b><br><b>a. Concept Subdivision Plan</b><br>South side of Black Rd., west of Snyder School Rd.,<br>Commission District 6. | <b>2-SD-16-C</b> |

- \* **b. USE ON REVIEW** **2-I-16-UR**  
Proposed use: Detached residential subdivision in PR (Planned Residential) District.

### **Final Subdivisions:**

- \* **17. BRANDYWINE AT CAMPBELL STATION ROAD** **1-SI-16-F**  
North side of Campbell Station Road, east of Fretz Road, Commission District 6.
- \* **19. GRACE COMMUNITY CHURCH PROPERTY** **2-SB-16-F**  
South side of Maple Drive, North side of Highland Drive, Council District 5.
- \* **20. SEVIER HIGHLANDS RESUBDIVISION OF LOTS 3-5** **2-SC-16-F**  
Southeast quadrant of the intersection of Sevier Avenue, Sevierville Pike, and Lancaster Drive, Council District 1.
- \* **21. CHOTO MEADOWS** **2-SD-16-F**  
North of Choto Road, east of S. Northshore Drive, Commission District 5.
- \* **22. CENTRAL PARK WEST** **2-SE-16-F**  
Southeast side of Lonas Drive, southwest of Timber Pass, Council District 2.
- \* **24. MASSEY CREEK, PHASE I** **2-SG-16-F**  
Northwest side of Hardin Valley Road, northeast of Marietta Church Road, Commission District 6.
- \* **25. SHERLAKE CENTER RESUBDIVISION OF LOT 2R-2** **2-SH-16-F**  
Northeast side of Hayfield Road, southeast of Parkside Drive, Council District 2.
- \* **26. HATCHER HILL PROPERTY** **2-SI-16-F**  
At the northeast quadrant of intersection of S Gay Street and W Church Avenue, Council District 6.

### **Rezoning:**

- \* **28. FOUNTAIN CITY PARTNERS** **2-B-16-RZ**  
West side Fountain Rd., north side Midlake Dr., Council District 4. Rezoning from R-2 (General Residential) to O-1 (Office, Medical, and Related Services).

- \* **29. MICHAEL POWERS** **2-C-16-RZ**  
West side Alcoa Hwy., south side Ginn Dr., Council District 1.  
Rezoning from C-3 (General Commercial) to C-4 (Highway and Arterial Commercial).
  
- \* **30. DOLLAR & EWERS ARCHITECTURE BRIAN EWERS** **2-D-16-RZ**  
North side N. Ruggles Ferry Pike, east side Blake Ln.,  
Commission District 8. Rezoning from RA (Low Density Residential) to PR (Planned Residential).
  
- \* **31. FACILITIES DEVELOPMENT GROUP** **2-E-16-RZ**  
Northwest side S. Northshore Dr., southwest of Holder Ln.,  
Commission District 5. Rezoning from A (Agricultural) to RA (Low Density Residential).
  
- \* **33. B & B BUILDERS** **2-G-16-RZ**  
Northeast side Dry Gap Pike, southeast of Autumn Path Ln.,  
Commission District 7. Rezoning from A (Agricultural) to PR (Planned Residential).
  
- \* **34. TURNER CONSTRUCTION** **2-H-16-RZ**  
West side Ebenezer Rd., north of Bluegrass Rd., Commission District 5. Rezoning from A (Agricultural) to PR (Planned Residential).
  
- \* **35. SAFE HARBOR DEVELOPMENT**  
East side Sam Lee Rd., southwest of Solway Rd., Commission District 6.
  - a. Northwest County Sector Plan Amendment** **2-A-16-SP**  
From ROW (Right-of-Way) to MU-SD (Mixed Use Special District) (NW-Co-7).
  
  - \* **b. Rezoning** **2-I-16-RZ**  
From OB (Office, Medical, and Related Services) / TO (Technology Overlay) to PR (Planned Residential) / TO (Technology Overlay).
  
- \* **36. NINE YARDS LLC BY JOHN KING, ATTORNEY** **2-J-16-RZ**  
East side Stewart St., north of Gill Ave., Council District 4.  
Rezoning from C-3 (General Commercial) to R-2 (General Residential).

### Uses on Review:

- \* **37. ED CAMPBELL** **8-B-15-UR**  
West side of Iron Gate Blvd., south of Hardin Valley Rd.  
Proposed use: Self-service storage facility in PC (Planned

Commercial) / TO (Technology Overlay) District. Commission District 6.

- \*   **38.    JH STORAGE, LLC** **1-J-16-UR**  
North side of Middlebrook Pike and west side Joe Hinton Rd.  
Proposed use: Climate controlled storage facility in CA (General Business) District. Commission District 3.
- \*   **39.    DE'OSSIE DINGUS, SR.** **2-A-16-UR**  
South side of Martin Luther King Jr. Ave., southwest side of Castle St. Proposed use: Office for non-profit community club in R-1 (Low Density Residential) District. Council District 6.
- \*   **41.    ROBYN MCADOO** **2-C-16-UR**  
Southwest side of S. Northshore Dr., south of Erin Dr. Proposed use: Addition of Columbarium and burial vaults (cemetery) as uses behind the proposed church in R-1 (Low Density Residential) & O-3 (Office Park) District. Council District 2.
- \*   **42.    ROBERT PHILLIPS** **2-E-16-UR**  
Northwest side of Bent Ridge Ln., southwest of Fox Cove Rd. Proposed use: Reduction of the required front yard setback in RP-1 (Planned Residential) District. Council District 2.
- \*   **43.    MATTHEW YOUNG** **2-F-16-UR**  
West side of North Hills Blvd., South of Fountain Park Blvd. Proposed use: Demolition and rebuild of a new garage 37.5' x 24' in same location in R-1 (Low Density Residential) District. Council District 4.
- \*   **45.    TONY NELSON NELSON CONSTRUCTION** **2-H-16-UR**  
South end of Annalee Way. West of Marlee Park Blvd. Proposed use: Reduction of peripheral boundary setback from 35' to 25' on Lot 23 in PR (Planned Residential) District. Commission District 6.