



OFFICE OF COUNTY EXECUTIVE

Department of Engineering & Public Works • 205 West Baxter Avenue, Knoxville, TN 37917

MEMORANDUM

TO: Ken Pruitt, MPC
FROM: Cindy Pionke, Knox County *CMP*
DATE: October 27, 2006
RE: 11-J-06-RZ and 11-D-06-SP

The property located at the southeast corner of Ebenezer Road and Westland Drive (east) is on MPC's agenda for rezoning from Ag to CA at the November 10, 2006 MPC meeting. Knox County has an approved Congestion Mitigation and Air Quality (CMAQ) project for this intersection. CMAQ projects are federally funded and usually require a local match. Knox County is in the process of getting contracts signed so that this project can proceed.

The proposed project is to add a second left turn lane on westbound Westland Drive to southbound Ebenezer Road as well as construct a northbound right turn lane from Ebenezer Road to eastbound Westland Drive. The turn lanes will be 200 feet long with appropriate tapers.

The preliminary site plan that you provided me has some access issues that will need to be addressed when an application for a building permit is submitted. The proposed driveway on Ebenezer Road appears that it will need to move further south and the proposed western driveway on Westland Drive poses problems for traffic flow. A traffic impact study will be required when the applicant applies for a building permit if this rezoning is approved.