



Sarah Powell <sarah.powell@knoxmpc.org>

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**Fwd: FW: May 8, 2014 MPC agenda item : Rezoning's and Plan Amendment/Rezoning's: 24. SCOTT LEE GOEBEL**

1 message

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**Betty Jo Mahan** <bettyjo.mahan@knoxmpc.org>  
To: Sarah Powell <sarah.powell@knoxmpc.org>

Thu, May 8, 2014 at 9:50 AM

----- Forwarded message -----

From: **Len Johnson** <lenedna@bellsouth.net>

Date: Thu, May 8, 2014 at 7:51 AM

Subject: Fwd: FW: May 8, 2014 MPC agenda item : Rezoning's and Plan Amendment/Rezoning's: 24. SCOTT LEE GOEBEL

To: Betty Jo Mahan <bettyjo.mahan@knoxmpc.org>

Good Morning Betty Jo,  
Forward to other commissioners!  
Thanks,  
Len

----- Forwarded message -----

From: **WP Carlton** <carltn89@mindspring.com>

Date: Thu, May 8, 2014 at 6:56 AM

Subject: FW: May 8, 2014 MPC agenda item : Rezoning's and Plan Amendment/Rezoning's: 24. SCOTT LEE GOEBEL

To: [lenedna@bellsouth.net](mailto:lenedna@bellsouth.net)

**Dear Commission Johnson,**

This email is concerning May 8, 2014 MPC agenda item #24 below:

**24. SCOTT LEE GOEBEL**

North side Snyder Rd., west side Lovell Rd.,  
Commission District 6.

**a. Northwest County Sector Plan Amendment  
5-C-14-SP**

From LDR (Low Density Residential) & SLPA (Slope  
Protection Area) to

MDR (Medium Density Residential) & SLPA (Slope  
Protection Area).

**Comment:**

The MPC as a regional planning commission spent time, resources and effort to consider the development of this area of Knox County. Before adopting a general plan and a sector plan it

held hearings. It then included its recommendations in the Northwest Sector Plan. The principal recommendation for this zoning area was that it is to remain low density residential. This choice

has been adopted by resolution of the Northwest Sector Plan by Knox County Commission. The plan was *amended by the [Knoxville-Knox County Park, Recreation and Greenways Plan](#) adopted by MPC on July 9, 2009, by County Commission on January 25, 2010 and by City Council on January 26, 2010.*

The last changes were just four years ago. Why are changes being requested so soon?

**b. Rezoning 5-E-14-RZ**

From A (Agricultural) & A (Agricultural) / TO (Technology Overlay) to

PR (Planned Residential) & PR (Planned Residential) / TO (Technology Overlay).

**Comment:**

In its standards for text and zoning map amendments, the Knox County zoning ordinance requires that amendments to the zoning ordinance shall be consistent with and not in conflict

with the General Plan of Knoxville and Knox County including any of its elements, including the Northwest Sector Plan.

Tennessee statutes require that "If the legislative body adopts the general regional plan in the form of an ordinance by the municipality or a resolution by the county, then any land use

decisions thereafter made by the legislative body, planning commission or BZA when the BZA is exercising its powers on matters other than variances, must be consistent with the general

regional plan. T.C.A. §13-3-304(b) (2011).

The Knoxville/Knox County General Plan is such a general regional plan. Is the proposed rezoning consistent with the Knoxville/Knox County General Plan and the

Northwest Sector Plan? If is, the change does not need to be approve.

Wayne P. Carlton

LovellView Subdivision

[\(865\) 599-9093](tel:(865)599-9093)

“Live so that your friends can defend you but never have to” Arnold H. Glasgow

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[Betty Jo Mahan](#)  
Administrative Assistant  
Metropolitan Planning Commission  
[\(865\) 215-2506](tel:(865)215-2506)