

**METROPOLITAN PLANNING COMMISSION
CONSENT APPROVAL LIST
JANUARY 12, 2017**

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 JANUARY 12, 2017 AGENDA**
- * **3. APPROVAL OF DECEMBER 8, 2016 MINUTES**

Ordinance Amendment

- | | | |
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| * 9. | <u>CITY OF KNOXVILLES PLANS REVIEW & INSPECTIONS</u> | 1-A-17-OA |
| | Amendment to the Knoxville Zoning Code, Knoxville South Waterfront Form Based Development Code, as housekeeping amendments to clarify certain provisions of the code. | |

Alley or Street Closures:

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| * 10. | <u>RANDY WINTERS</u>
Request closure of Unnamed alley between northwest corner of parcel 094AA035 and northeast corner of parcel 094AA035, Council District 5. | 1-A-17-AC |
| * 11. | <u>BRETT HONEYCUTT</u>
Request closure of Fulton Place between Bearden Place and the northwest corner of parcel 094DC01401, Council District 4. | 1-A-17-SC |

Concepts/Uses on Review:

- | | | | |
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| * | 13. | <u>CHEROKEE LANDING - PERRY SMITH DEVELOPMENT, LLC</u>
a. Concept Subdivision Plan
East side of Coatney Rd., south of W Governor John Sevier Hwy.,
Commission District 9. | 12-SA-16-C |
| * | | b. USE ON REVIEW
Proposed use: Detached Residential Subdivision in PR (Planned
Residential) District. | 12-G-16-UR |
| * | 19. | <u>VERTEX DEVELOPMENT ON HARDIN VALLEY ROAD -
VERTEX DEVELOPMENT</u>
a. Concept Subdivision Plan
Northwest side of Hardin Valley Rd., southwest of Connors Creek
Circle., Commission District 6. | 1-SE-17-C |
| * | | b. USE ON REVIEW
Proposed use: Detached Residential Subdivision in PR (Planned
Residential) pending District. | 1-I-17-UR |

Final Subdivisions:

- | | | |
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| * 23. | <u>EDITH'S PLACE</u>
At the intersection of Murray Dr and Wilkerson Rd, Council District 3. | 12-SB-16-F |
| * 24. | <u>FINAL PLAT OF ARBY'S - LOVELL ROAD</u>
Northeast side of Lovell Rd, south of I-40, Commission District 5. | 1-SA-17-F |
| * 25. | <u>POTOMAS PLACE, RESUBDIVISION OF LOT 19, UNIT 1, & LOTS 13R & 13R1, UNIT 2</u>
At the terminus of Presidential Ln, north of Beaver Ridge Rd, Commission District 6. | 1-SB-17-F |
| * 26. | <u>GENCAY FAMILY RLT PROPERTY</u>
At the intersection of Lamar St and N. Broadway, Council District 4. | 1-SC-17-F |
| * 27. | <u>MARK GOSSETT PROPERTY</u>
South side of W Hendron Chapel Rd, at Chapman Hwy, Commission District 9. | 1-SD-17-F |
| * 28. | <u>GIBBS PROPERTY</u>
North side of Forestdale Ave, northeast of Maxwell St, Council District 4. | 1-SE-17-F |
| * 29. | <u>THE MONDAY PROPERTY</u>
At the terminus of Hendrix Ln, southwest of Meredith Rd, Commission District 6. | 1-SF-17-F |
| * 30. | <u>JOHNSON'S ADDITION TO POWELL STATION, RESUB. OF P/O LOTS 15-17</u>
North side of Helen Ln, northeast of Collier Rd, Commission District 7. | 1-SG-17-F |
| * 31. | <u>HAYDEN HILLS, PHASE 1C</u>
South side of Same Lee Rd, west of Solway Rd, Commission District 6. | 1-SH-17-F |
| * 32. | <u>BRANDYWINE AT TURKEY CREEK, UNIT 4</u>
At the platted terminus of Woodhollow Ln, west of Fretz Rd, Commission District 6. | 1-SI-17-F |
| * 33. | <u>BLACK FOREST, PHASE 2</u>
North side of Black Rd, east of Campbell Station Rd, Commission District 6. | 1-SJ-17-F |
| * 35. | <u>SMITH & HAMMAKER ENTERPRISES</u>
West side of N Broadway, north side of Oak Ave, Council District 6. | 1-SL-17-F |

- * **36. OCTOBER WOODS, RESUBDIVISION OF LOT 23, PHASE 2 & LOTS 40-41, PHASE 3** **1-SM-17-F**
Southwest side of E Dr, south of Rising Rd, Commission District 8.
- * **37. TVA PROPERTIES ALONG GREENWAY DRIVE** **1-SN-17-F**
Intersection of Greenway Dr and Beverly Rd, Council District 4.
- * **38. KROGER CO. PROPERTY, RESUBDIVISION OF LOT 1** **1-SO-17-F**
South of E Emory Rd, west of Blueberry Rd, Council District 5.
- * **39. HINMAN LLC PROPERTY, RESUBDIVISION OF A PORTION OF TRACT 1** **1-SP-17-F**
South side of E Emory Rd, north of Central Ave Pike, Council District 5.

Rezoning:

- * **41. PRESBYTERIAN HOMES OF TENNESSEE, INC.**
South side Middlebrook Pike, east side Connie Rd., Council District 2.
 - a. Northwest City Sector Plan Amendment** **1-A-17-SP**
From LDR (Low Density Residential) to MDR (Medium Density Residential).
 - * **b. One Year Plan Amendment** **1-A-17-PA**
From LDR (Low Density Residential) to MDR (Medium Density Residential).
 - * **c. Rezoning** **1-A-17-RZ**
From R-1 (Low Density Residential) to R-2 (General Residential).
- * **42. PRESBYTERIAN HOMES OF TENNESSEE, INC.**
South side Middlebrook Pike, west side Vanosdale Rd. Council District 2.
 - a. Northwest City Sector Plan Amendment** **1-B-17-SP**
From NC (Neighborhood Commercial) to MDR (Medium Density Residential).
 - * **b. One Year Plan Amendment** **1-B-17-PA**
From NC (Neighborhood Commercial) to MDR (Medium Density Residential).
 - * **c. Rezoning** **1-B-17-RZ**
From C-1 (Neighborhood Commercial) to R-2 (General Residential).

- * **45. KNOX HOUSING PARTNERSHIP, INC. (DBA HOMESOURCE EAST TENNESSEE)**
South side Holston Dr., west of Holston Ct., Council District 6.
a. East City Sector Plan Amendment **1-D-17-SP**
From O (Office) to LDR (Low Density Residential).
b. One Year Plan Amendment **1-D-17-PA**
From O (Office) to LDR (Low Density Residential).
c. Rezoning **1-E-17-RZ**
From O-3 (Office Park), R-1 (Low Density Residential) & C-3 (General Commercial) to RP-1 (Planned Residential).
- * **49. NET LEASE ALLIANCE, LLC** **1-J-17-RZ**
North side Kingston Pike, south side West Town Way, east side Leonard Rogers St., Council District 2. Rezoning from C-5 (Tourist Commercial) to C-3 (General Commercial).
- * **50. R2R STUDIO, LLC (JESSALYN FRISKE)**
South side Valgro Rd. east of Sevierville Pike, Commission District 9.
a. South County Sector Plan Amendment **1-H-17-SP**
From BP-1 (Business Park Type 1) to AG (Agricultural).
b. Rezoning **1-K-17-RZ**
From EC (Employment Center) to A (Agricultural).
- * **51. RALPH SMITH, PLS FOR DISNEY JOINT VENTURE** **1-L-17-RZ**
East side Cate Rd., north of Cateland Ln., Commission District 6. Rezoning from A (Agricultural) to RA (Low Density Residential).
- * **52. JOHN SANDERS SANDERS PACE ARCHITECTURE** **1-M-17-RZ**
North side Lamar St., east of N. Broadway, Council District 4. Rezoning from C-3 (General Commercial) to C-2 (Central Business District).
- * **55. WANDA MOODY** **1-P-17-RZ**
South side Middlebrook Pike, west side Broome Rd., Council District 2. Rezoning from RP-1 (Planned Residential) with conditions to RP-1 (Planned Residential) at less than 6 du/ac.
- * **56. CITY OF KNOXVILLE** **1-Q-17-RZ**
Northwest side Sherrill Blvd., southwest of Christian Academy Blvd., Council District 2. Rezoning from No Zone to PC-1 (Retail and Office Park).

Uses On Review:

- * **60. FLATIRON RESTORATIONS, LLC** **1-A-17-UR**
East side N Broadway and southwest side Lamar St. Proposed use: Special exception for 1 residential unit on the second floor in C-3 (General Commercial) District. Council District 4.
- * **61. JONI BAILEY - CULVER'S RESTAURANT** **1-E-17-UR**
North side of Kingston Pike, east of N Cedar Bluff Rd. Proposed use: Restaurant in PC-1 (Retail and Office Park) District. Council District 2.
- * **62. KENNY MILLER GIBBS GROOM SHOP** **1-F-17-UR**
West side Tazewell Pike, southwest of Barker Rd. Proposed use: Grooming and boarding of dogs in A (Agricultural) District. Commission District 8.
- * **63. URBAN ENGINEERING, INC.** **1-H-17-UR**
Northeast side of Lovell Rd., northwest of Kingston Pk. Proposed use: Special Exception for apartments for senior citizens in C-3 (General Commercial) District. Council District 2.
- * **64. LKM PROPERTIES, LP** **1-K-17-UR**
South side of Clinton Hwy., Southeast side of W. Emory Rd. Proposed use: Revised development plan in SC (Shopping Center) / F (Floodway) District. Commission District 6.
- * **65. CITY OF KNOXVILLE** **1-M-17-UR**
Northwest side of Howard Baker Jr. Ave., west of E. Hill Ave. Proposed use: K-9 Training Facility for Knoxville Police Department and a Dog Park in O-2 (Civic and Institutional) District. Council District 6.
- * **66. BARRY BYRD** **1-N-17-UR**
Northwest side of Dutchtown Rd., northeast side of Simmons Rd. Proposed use: Office / Warehouse in PC (Planned Commercial) / TO (Technology Overlay) and BP (Business and Technology) / TO District. Commission District 6.