

**METROPOLITAN PLANNING COMMISSION
CONSENT APPROVAL LIST
JULY 13, 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 JULY 13, 2017 AGENDA**
- * 3. **APPROVAL OF JUNE 8, 2017 MINUTES**

Ordinance Amendment:

- * 5. **METROPOLITAN PLANNING COMMISSION** **8-A-16-OA**
Amendment of Knox County Zoning Ordinance establishing regulations for rural retreats/event facilities in the Agricultural and possibly other zone districts.

Alley Closure:

- * 14. **TRAVIS TILLMAN** **7-A-17-AC**
Request closure of unnamed alley between northwest corner of parcel 082IA025 and northeast corner of parcel 082IA024, Council District 4.

Street Name Change:

- * 15. **GLENN M. ALLEN** **7-A-17-SNC**
Change Brief Rd to 'Jane Allen Dr' between N. Broadway and Lynnwood Drive, Council District 4.

Concepts/Uses on Review:

- * 18. **CARTER RIDGE - CARTER MILL G.P.** **7-SA-17-C**
 - a. Concept Subdivision Plan**
South side of Carter Mill Dr., east of Carter View Ln., Commission District 8.
 - * **b. USE ON REVIEW** **7-C-17-UR**
Proposed use: Detached residential subdivision in PR (Planned Residential) District.
- * 20. **PENROSE FORREST - RICK WILKINSON** **7-SC-17-C**
 - a. Concept Subdivision Plan**
South side of Nubbin Ridge Rd., east of Wallace Rd., Commission District 4.

- * **b. USE ON REVIEW** **7-E-17-UR**
Proposed use: Detached residential subdivision in PR (Planned Residential) pending District.

- * **21. BARINEAU HILLS – LARRY D. WRIGHT** **7-SD-17-C**
 - a. Concept Subdivision Plan**
Southwest side of Tipton Station Rd., northwest side of Barineau Ln., Commission District 9.

- * **b. USE ON REVIEW** **7-M-17-UR**
Proposed use: Detached residential subdivision in PR (Planned Residential) District.

Final Subdivisions:

- * **22. AUTUMN WALK** **1-SK-17-F**
Northeast side of Dry Gap Pike, southeast side of Autumn Path Way, Commission District 7.

- * **24. WAYNE BURNS PROPERTY RESUBDIVISION** **6-SI-17-F**
West side of Campbell Rd, north of the intersection with Drinnen Rd, Commission District 8.

- * **25. RUTHERFORD COMMERCIAL PARK REPLAT OF LOT 4R** **7-SA-17-F**
North side of E Emory Rd northeast of Conner Rd, Council District 5.

- * **27. HATTIES PLACE** **7-SD-17-F**
At the end of the platted portion of Clover Vine Rd at Lucky Clover Lane, Commission District 6.

- * **29. MICHAEL & MORGAN MCCAY SUBDIVISION** **7-SF-17-F**
Northwest side of Mynatt Rd at the intersection of Penny Lane, Commission District 7.

- * **30. CRAVESTON BAPTIST CHURCH CEMETERY** **7-SG-17-F**
North side of Tazewell Pike, east of Old Tazewell Pike, Commission District 8.

- * **32. KNOX HOUSING PARTNERSHIP PROPERTY** **7-SI-17-F**
South side of Holston Dr, west of S Chilhowee Dr., Council District 6.

- * **33. STERCHI RIDGE APARTMENTS** **7-SJ-17-F**
Northeast side of Haynes Sterchi Rd, south of Dry Gap Pike, Council District 5.

- * **35. ISLAND HOME PARK ADDITION RESUBDIVISION OF LOTS 20-21, 37 AND PARTS OF LOTS 19, 22, & 36** **7-SL-17-F**
North side of Spence Place, west of Watson Place, Council District 1.

- * **36. DANNAHER PLACE, UNIT 2, RESUBDIVISION OF LOT 3R1R** **7-SM-17-F**
North side of Dannaher Dr, northwest of E Emory Rd, Commission District 6.
- * **37. CLEAR SPRINGS PLANTATION, PHASE 4** **7-SN-17-F**
Southwest of the terminus of Glen Creek Rd, south side of Laurel Creek Way, Commission District 4.
- * **39. CASCADE VILLAS RESUBDIVISION OF LOT 53R1 & COMMAN AREA** **7-SP-17-F**
At the intersection of Tumbled Stone Way and Gatekeeper Way, Commission District 6.
- * **40. THE SOUTHERN, PHASE I** **7-SQ-17-F**
North side of Everett Rd, east side of Yarnell Rd, Commission District 6.
- * **41. STALIN CROSSING** **7-SR-17-F**
West side of Bruhin Rd, north of Dutch Valley Rd, Council District 5.
- * **42. MARS HILLS ROAD SUBDIVISION** **7-SS-17-F**
West side of Mars Hill Rd, east side of Gallaher View Rd, Council District 2.
- * **43. HAMILTON FARM** **7-ST-17-F**
Southeast side of Bob Gray Rd, north of Pellissippi Pkwy, Commission District 6.

Rezoning:

- * **46. SYCAMORE SIGN SERVICE**
Northeast side Riverside Dr., southeast of Holston Hills Rd., Council District 6.
 - a. East City Sector Plan Amendment** **7-A-17-SP**
From CI (Civic Institutional) to GC (General Commercial).
 - * **b. One Year Plan Amendment** **7-A-17-PA**
From CI (Civic Institutional) to GC (General Commercial).
 - * **c. Rezoning** **7-A-17-RZ**
From A-1 (General Agricultural) to C-3 (General Commercial).
- * **48. SERGHEY BOTEZAT** **7-C-17-RZ**
Northeast side Teague Way, northwest of Greenwell Dr., Commission District 7. Rezoning from A (Agricultural) to RA (Low Density Residential).

- * **50. KNOXVILLE PARTNERS, LLC** **7-E-17-RZ**
Northwest side Millertown Pike, north side North Mall Rd., north of I-640, Council District 4. Rezoning from SC-3 (Regional Shopping Center) to RP-2 (Planned Residential).
- * **51. RITA NEUBERT STATEWIDE REALTY INC.** **7-F-17-RZ**
South side Asheville Hwy., east of E. Governor John Sevier Hwy., Council District 4. Rezoning from C-3 (General Commercial) to C-4 (Highway and Arterial Commercial).
- * **53. URBAN ENGINEERING, INC.**
Northeast side Pratt Rd., northwest of Cedar Ln., Council District 5.
 - * **a. North City Sector Plan Amendment** **7-D-17-SP**
From LDR (Low Density Residential) to O (Office).
 - * **b. One Year Plan Amendment** **7-B-17-PA**
From LDR (Low Density Residential) to O (Office).
 - * **c. Rezoning** **7-H-17-RZ**
From R-1 (Low Density Residential) to O-1 (Office, Medical, and Related Services).
- * **56. BARRY BYRD**
East side S. Northshore Dr., south of Walden Dr., Council District 2.
 - * **a. West City Sector Plan Amendment** **7-G-17-SP**
From LDR (Low Density Residential), SLPA (Slope Protection) & STPA (Stream Protection) to O (Office), SLPA (Slope Protection) & STPA (Stream Protection).
 - * **b. One Year Plan Amendment** **7-D-17-PA**
From LDR (Low Density Residential) to O (Office).
 - * **c. Rezoning** **7-K-17-RZ**
From O-3 (Office Park) & F-1 (Floodway) to O-1 (Office, Medical, and Related Services) & F-1 (Floodway).
- * **57. THOMAS E. SMITH** **7-L-17-RZ**
North side Middlebrook Pike, west of Francis Rd., Council District 3. Rezoning from RP-1 (Planned Residential) to C-1 (Neighborhood Commercial).
- * **59. NORWOOD HOMEOWNERS ASSOCIATION** **7-I-17-SP**
North side Tillery Rd., south of Clinton Hwy., west of Wilson Rd. Council District 5.
 - * **a. Northwest City Sector Plan Amendment**
From LDR (Low Density Residential) and GC (General Commercial) to GC (General Commercial) and LDR (Low Density Residential).

- * **b. One Year Plan Amendment** **7-E-17-PA**
From LDR (Low Density Residential) and GC (General Commercial) to GC (General Commercial) and LDR (Low Density Residential).
- * **60. NORWOOD HOMEOWNERS ASSOCIATION**
Northwest side Murray Dr., southwest of Clinton Hwy. Council District 3.
 - * **a. Northwest City Sector Plan Amendment** **7-J-17-SP**
From MDR (Medium Density Residential) to LDR (Low Density Residential).
 - * **b. One Year Plan Amendment** **7-F-17-PA**
From MDR (Medium Density Residential) to LDR (Low Density Residential).

Uses On Review:

- * **64. DIXON GREENWOOD** **5-J-17-UR**
North side of Lyons View Pike, east of Lyons Head Dr. Proposed use: Professional offices in O-1 (Office, Medical, and Related Services) District. Council District 2.
- * **65. DARREN F. GREEN** **6-D-17-UR**
North side of E Beaver Creek Dr, west of Rhyne Ln. Proposed use: Attached residential development in PR (Planned Residential) (pending) District. Commission District 7.
- * **66. MARYANA HAVRYLOVYCH (Revised)** **6-E-17-UR**
Northwest side of E. Emory Rd., west of Homestead Dr. Proposed use: Detached residence with a peripheral setback reduction in PR (Planned Residential) District. Commission District 7.
- * **68. SOUTHEASTERN** **7-A-17-UR**
Southeast side of E. Emory Rd., west of I-75. Proposed use: Petsmart retail center in PC-1 (Retail and Office Park) District. Council District 5.
- * **69. W. SCOTT WILLIAMS** **7-B-17-UR**
South side of Holston Dr., east of Holston Ct. Proposed use: Multi-dwelling development in RP-1 (Planned Residential) District. Council District 6.
- * **70. CASCADE FALLS, LLC** **7-F-17-UR**
North & South sides of McCampbell Wells Wy., south of Laurel Creek Wy. Proposed use: Reduce the required front yard setback from 25 ft. to 20 ft. in RP-1 (Planned Residential) District. Council District 4.

- * **71. BEACON PARK, LLC** **7-G-17-UR**
East side of Arcadia Peninsula Wy., north of Lake Arcas Wy. Proposed use: Reduce the required side yard setback from 15 ft. to 10 ft. in PR (Planned Residential) District. Commission District 5.
- * **72. HPS CONSTRUCTION** **7-H-17-UR**
Northeast side Amston Dr., southeast of Cornview Ln. Proposed use: Reduction of peripheral setback from 35' to 20' in PR (Planned Residential) District. Commission District 7.
- * **73. HPS CONSTRUCTION** **7-I-17-UR**
Southeast side Westland Crossing Way, northeast of Emory Church Rd. Proposed use: Reduction of peripheral setback from 35' to 15' in PR (Planned Residential) District. Commission District 5.
- * **74. LONGBOAT LAND CO. LLC WINSTON COX** **7-J-17-UR**
South side Clinton Hwy, south of Larkspur Ln. Proposed use: Self storage facility in CB (Business and Manufacturing) District. Commission District 6.
- * **75. RIDGEDALE TOWNHOMES II, LLC** **7-K-17-UR**
North, east and west side of the intersection of Wood-Smith Rd. and Barnard Rd. Proposed use: Multi-dwelling development in PR (Planned Residential) District. Commission District 3.

Other Business:

- * **78. Consideration of MPC's FY 2017-2018 Work Program.** **7-B-17-OB**