

KNOXVILLE-KNOX COUNTY

**M P C**  
METROPOLITAN  
P L A N N I N G  
C O M M I S S I O N  
T E N N E S S E E

Suite 403 • City County Building  
400 Main Street  
Knoxville, Tennessee 37902  
8 6 5 • 2 1 5 • 2 5 0 0  
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# MPC AGENDA

## July 13, 2017

1:30 P.M. ♦ Main Assembly Room ♦ City County Building

**Agenda Item No.**

**MPC File No.**

- 1. ROLL CALL, INVOCATION AND PLEDGE OF ALLEGIANCE**
- \* 2. APPROVAL OF JULY 13, 2017 AGENDA**
- \* 3. APPROVAL OF JUNE 8, 2017 MINUTES**
- 4. POSTPONEMENTS, WITHDRAWALS, TABLINGS AND CONSENT ITEMS READ AND VOTED ON**

Items to be <i>automatically</i> Postponed	(Indicated with an underlined <b>P</b> )
Items to be voted on to be Postponed	(Indicated with a <b>P</b> )
Items to be voted on to be Withdrawn	(Indicated with a <b>W</b> )
Items to be voted on to be Tabled	(Indicated with a <b>T</b> )
Items to be voted on to be Untabled	(Indicated with a <b>U</b> )
Items to be heard on Consent requiring a vote	(Indicated with <b>*</b> )

A list of Tabled items may be seen at the end of this Agenda.

**Items recommended for approval on consent are marked with (\*) and will be considered under one motion to approve at the beginning of the meeting. If you would like to discuss an item marked with (\*), approach the podium after the entire consent list is read and request that it be removed from the consent list.**

*For information regarding any agenda item, please visit our web site at <http://www.knoxmpc.org/agenda>.*

### **Ordinance Amendments:**

- 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.

Agenda Item No.

MPC File No.

- |              |   |                  |
|--------------|---|------------------|
| <b>P 6.</b>  | <b><u>METROPOLITAN PLANNING COMMISSION</u></b>  | <b>9-A-16-OA</b> |
| (9-14-17)    | Amendments to the Knoxville-Knox County Minimum Subdivision Regulations.  |                  |
| <b>7.</b>    | <b><u>METROPOLITAN PLANNING COMMISSION</u></b>  | <b>3-B-17-OA</b> |
|              | Review of amendment to the City of Knoxville Zoning Ordinance to identify residential as a Use-on-Review in the C-3 (General Commercial) District and establish standards for residential uses. |                  |
| <b>W 8.</b>  | <b><u>METROPOLITAN PLANNING COMMISSION</u></b>  | <b>5-A-17-OA</b> |
|              | Amendments to the City of Knoxville Zoning Ordinance regarding sidewalk requirements for new developments.  |                  |
| <b>P 9.</b>  | <b><u>METROPOLITAN PLANNING COMMISSION</u></b>  | <b>5-B-17-OA</b> |
| (8-10-17)    | Amendments to the Knox County Zoning Ordinance to create a new Rural Preservation zoning district.  |                  |
| <b>10.</b>   | <b><u>METROPOLITAN PLANNING COMMISSION</u></b>  | <b>7-A-17-OA</b> |
|              | Amendments to the Knox County Zoning Ordinance related to supportive housing.   |                  |
| <b>11.</b>   | <b><u>METROPOLITAN PLANNING COMMISSION</u></b>  | <b>7-B-17-OA</b> |
|              | Amendment to the Knox County Zoning Ordinance to the CN (Neighborhood Commercial) zone to identify self-storage facilities as a use permitted on review and establish standards for the use.    |                  |
| <b>P 12.</b> | <b><u>METROPOLITAN PLANNING COMMISSION</u></b>  | <b>7-C-17-OA</b> |
| (8-10-17)    | Amendment to the City of Knoxville Zoning Ordinance regarding establishing structure size standards in the C-1 (Neighborhood Commercial) District.  |                  |

**Alley or Street Closures:**

- |              |  |                  |
|--------------|--|------------------|
| <b>P 13.</b> | <b><u>LAND DEVELOPMENT SOLUTIONS</u></b>   | <b>4-C-17-SC</b> |
| (8-10-17)    | Request closure of Park West Blvd between southeast corner of parcel 119-018.36 and southeast corner of parcel 119-018.23, Council District 2. |                  |
| <b>* 14.</b> | <b><u>TRAVIS TILLMAN</u></b>   | <b>7-A-17-AC</b> |
|              | Request closure of unnamed alley between northwest corner of parcel 082IA025 and northeast corner of parcel 082IA024, Council District 4.      |                  |

**Street or Subdivision Name Changes:**

Agenda Item No.

MPC File No.

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

**7-A-17-SNC**

**Plans, Studies, Reports:**

- P 16. METROPOLITAN PLANNING COMMISSION**  
(9-14-17) East Knox County Community Plan. Commission District 8 and Council District 4.

**7-A-17-CP**

**Concepts/Uses On Review:**

- 17. HARBOR CREST (FKA: CHILDRESS PROPERTY)**  
East side of S. Northshore Dr., just south of Mont Cove Blvd., Commission District 5. **6-SE-17-C**
  
- \* **18. CARTER RIDGE - CARTER MILL G.P.**
  - a. Concept Subdivision Plan** **7-SA-17-C**  
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.
  
- 19. THE WOODS AT CHOTO - BALL HOMES, LLC**
  - a. Concept Subdivision Plan** **7-SB-17-C**  
South side Choto Rd, southeast of S. Northshore Dr., Commission District 5.
  
  - b. USE ON REVIEW** **7-D-17-UR**  
Proposed use: Detached Residential Subdivision in PR (Planned Residential) pending District.
  
- \* **20. PENROSE FORREST - RICK WILKINSON**
  - a. Concept Subdivision Plan** **7-SC-17-C**  
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.

Agenda Item No.

MPC File No.

- \* **21. BARINEAU HILLS – LARRY D. WRIGHT**
  - a. Concept Subdivision Plan** **7-SD-17-C**  
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.
- T 23. FOREST HOMES** **5-SA-17-F**  
South side of Forestdale Ave, west of Woodmont Rd, Council District 4.
- \* **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.
- P 26. BOB AND JOYCE SEXTON PROPERTY** **7-SB-17-F**  
(8-10-17) East side of Zachary Rd, south of Zacharytown Rd, Commission  
District 8.  
  
WITHDRAWN PRIOR TO PUBLICATION **7-SC-17-F**
- \* **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.
- 28. ROTHERWOOD ADDITION, UNIT 2, RESUBDIVISION OF LOTS  
8 & 9** **7-SE-17-F**  
At the intersection of Shadyland Dr and Nubbin Ridge Dr., Council  
District 2.
- \* **29. MICHAEL & MORGAN MCCAY SUBDIVISION** **7-SF-17-F**  
Northwest side of Mynatt Rd at the intersection of Penny Lane,  
Commission District 7.

<u>Agenda Item No.</u>		MPC File No.
* <b>30.</b>	<b><u>CRAVESTON BAPTIST CHURCH CEMETERY</u></b> North side of Tazewell Pike, east of Old Tazewell Pike, Commission District 8.	<b>7-SG-17-F</b>
<b>P 31.</b>	<b><u>THE TIMBERS</u></b> (8-10-17) North side of Hurst Ln, east of E Beaver Creek Dr., Commission District 7.	<b>7-SH-17-F</b>
* <b>32.</b>	<b><u>KNOX HOUSING PARTNERSHIP PROPERTY</u></b> South side of Holston Dr, west of S Chilhowee Dr., Council District 6.	<b>7-SI-17-F</b>
* <b>33.</b>	<b><u>STERCHI RIDGE APARTMENTS</u></b> Northeast side of Haynes Sterchi Rd, south of Dry Gap Pike, Council District 5.	<b>7-SJ-17-F</b>
<b>P 34.</b>	<b><u>CHEBAN PROPERTY</u></b> (10/12/17) North side of McKamey Rd, northwest of the Cain Rd intersection, Council District 5.	<b>7-SK-17-F</b>
* <b>35.</b>	<b><u>ISLAND HOME PARK ADDITION RESUBDIVISION OF LOTS 20-21, 37 AND PARTS OF LOTS 19, 22, &amp; 36</u></b> North side of Spence Place, west of Watson Place, Council District 1.	<b>7-SL-17-F</b>
* <b>36.</b>	<b><u>DANNAHER PLACE, UNIT 2, RESUBDIVISION OF LOT 3R1R</u></b> North side of Dannaheer Dr, northwest of E Emory Rd, Commission District 6.	<b>7-SM-17-F</b>
* <b>37.</b>	<b><u>CLEAR SPRINGS PLANTATION, PHASE 4</u></b> Southwest of the terminus of Glen Creek Rd, south side of Laurel Creek Way, Commission District 4.	<b>7-SN-17-F</b>
<b>P 38.</b>	<b><u>JHS LIMITED PARTNERSHIP PROPERTY</u></b> (8-10-17) West side of Mynderse Dr, north of Western Ave., Council District 5.	<b>7-SO-17-F</b>
* <b>39.</b>	<b><u>CASCADE VILLAS RESUBDIVISION OF LOT 53R1 &amp; COMMAN AREA</u></b> At the intersection of Tumbled Stone Way and Gatekeeper Way, Commission District 6.	<b>7-SP-17-F</b>
* <b>40.</b>	<b><u>THE SOUTHERN, PHASE I</u></b> North side of Everett Rd, east side of Yarnell Rd, Commission District 6.	<b>7-SQ-17-F</b>

<u>Agenda Item No.</u>	MPC File No.
* <b>41. <u>STALIN CROSSING</u></b> West side of Bruhin Rd, north of Dutch Valley Rd, Council District 5.	<b>7-SR-17-F</b>
* <b>42. <u>MARS HILLS ROAD SUBDIVISION</u></b> West side of Mars Hill Rd, east side of Gallaher View Rd, Council District 2.	<b>7-SS-17-F</b>
* <b>43. <u>HAMILTON FARM</u></b> Southeast side of Bob Gray Rd, north of Pellissippi Pkwy, Commission District 6.	<b>7-ST-17-F</b>

**Rezoning and Plan Amendments:**

<b>W</b>	<p><b>44. <u>DK DEVELOPMENT (FKA: TRANTANELLA CONSTRUCTION-DAVID TRANTANELLA)</u></b> North side Beaver Ridge Rd., east of Lindal Rd., Commission District 6.</p> <p><b>a. Northwest County Sector Plan Amendment</b> From LDR (Low Density Residential) to MDR (Medium Density Residential).</p> <p><b>b. Rezoning</b> From A (Agricultural) to PR (Planned Residential).</p>	<p><b>1-E-17-SP</b></p> <p><b>1-F-17-RZ</b></p>
<b>P</b>	<p><b>45. <u>SHADY GLEN LLC</u></b> (8-10-17) Northwest side Lovell Rd., northeast of Hickey Rd., Commission District 6. Rezoning from A (Agricultural) to PR (Planned Residential).</p>	<p><b>3-G-17-RZ</b></p>
*	<p><b>46. <u>SYCAMORE SIGN SERVICE</u></b> Northeast side Riverside Dr., southeast of Holston Hills Rd., Council District 6.</p> <p><b>a. East City Sector Plan Amendment</b> From CI (Civic Institutional) to GC (General Commercial).</p> <p><b>b. One Year Plan Amendment</b> From CI (Civic Institutional) to GC (General Commercial).</p> <p><b>c. Rezoning</b> From A-1 (General Agricultural) to C-3 (General Commercial).</p>	<p><b>7-A-17-SP</b></p> <p><b>7-A-17-PA</b></p> <p><b>7-A-17-RZ</b></p>
	<p><b>47. <u>DAVID HOBBS</u></b> North side Hardin Valley Rd., east of Steele Rd., Commission District 6.</p> <p><b>a. Northwest County Sector Plan Amendment</b> From LDR (Low Density Residential) to GC (General Commercial).</p> <p><b>b. Rezoning</b> From A (Agricultural) to CA (General Business).</p>	<p><b>7-B-17-SP</b></p> <p><b>7-B-17-RZ</b></p>

Agenda Item No.

MPC File No.

- \* **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).
  
- P 49. CLEAR WATER PARTNERS, LLC** **7-D-17-RZ**  
(8/10/17) Southeast side Carmichael Rd., southeast of Valley Vista Rd, southwest of Pellissippi Pkwy., Commission District 6. Rezoning from BP (Business and Technology) / TO (Technology Overlay) to OB (Office, Medical, and Related Services) / TO (Technology Overlay).
  
- \* **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).
  
- 52. VICTOR JERNIGAN**  
North side Canton Hollow Rd., east of Woody Dr., Commission District 5.
  - a. Southwest County Sector Plan Amendment** **7-C-17-SP**  
From LDR (Low Density Residential) to MDR (Medium Density Residential).
  
  - b. Rezoning** **7-G-17-RZ**  
From A (Agricultural) to PR (Planned Residential).
  
- \* **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).
  
- 54. SCANNELL PROPERTIES, LLC**  
East side Midway Rd., south side Thorn Grove Pike, north side I-40, Council District 4.

<u>Agenda Item No.</u>		MPC File No.
	<b>a. East County Sector Plan Amendment</b> From GC (General Commercial) to LI (Light Industrial).	<b>7-E-17-SP</b>
	<b>b. One Year Plan Amendment</b> From GC (General Commercial) to LI (Light Industrial).	<b>7-C-17-PA</b>
	<b>c. Rezoning</b> From C-4 (Highway and Arterial Commercial) to I-3 (General Industrial).	<b>7-I-17-RZ</b>
<b>55.</b>	<b><u>H.E. BITTLE III</u></b> Northwest side Coward Mill Rd., northeast side Pellissippi Pkwy., Commission District 6.	
	<b>a. Northwest County Sector Plan Amendment</b> From TP (Technology Park) to MDR/O (Medium Density Residential/Office).	<b>7-F-17-SP</b>
	<b>b. Rezoning</b> From BP (Business and Technology) / TO (Technology Overlay) to OB (Office, Medical, and Related Services) / TO (Technology Overlay).	<b>7-J-17-RZ</b>
* <b>56.</b>	<b><u>BARRY BYRD</u></b> East side S. Northshore Dr., south of Walden Dr., Council District 2.	
	<b>a. West City Sector Plan Amendment</b> From LDR (Low Density Residential), SLPA (Slope Protection) & STPA (Stream Protection) to O (Office), SLPA (Slope Protection) & STPA (Stream Protection).	<b>7-G-17-SP</b>
*	<b>b. One Year Plan Amendment</b> From LDR (Low Density Residential) to O (Office).	<b>7-D-17-PA</b>
*	<b>c. Rezoning</b> From O-3 (Office Park) & F-1 (Floodway) to O-1 (Office, Medical, and Related Services) & F-1 (Floodway).	<b>7-K-17-RZ</b>
* <b>57.</b>	<b><u>THOMAS E. SMITH</u></b> North side Middlebrook Pike, west of Francis Rd., Council District 3. Rezoning from RP-1 (Planned Residential) to C-1 (Neighborhood Commercial).	<b>7-L-17-RZ</b>
<b>58.</b>	<b><u>MESANA INVESTMENTS</u></b> Southeast side Yarnell Rd., northeast of Lamons Quarry Ln., Commission District 6.	
	<b>a. Northwest County Sector Plan Amendment</b> From AG (Agricultural) to LDR (Low Density Residential).	<b>7-H-17-SP</b>



Agenda Item No.

MPC File No.

**b. Rezoning**

From A (Agricultural) to PR (Planned Residential).

**7-M-17-RZ**

WITHDRAWN PRIOR TO PUBLICATION

7-N-17-RZ

\* **59.**

**NORWOOD HOMEOWNERS ASSOCIATION**

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).

**7-I-17-SP**

\* **b.**

**One Year Plan Amendment**

From LDR (Low Density Residential) and GC (General Commercial)  
to GC (General Commercial) and LDR (Low Density Residential).

**7-E-17-PA**

\* **60.**

**NORWOOD HOMEOWNERS ASSOCIATION**

Northwest side Murray Dr., southwest of Clinton Hwy. Council  
District 3.

**a. Northwest City Sector Plan Amendment**

From MDR (Medium Density Residential) to LDR (Low Density  
Residential).

**7-J-17-SP**

\* **b.**

**One Year Plan Amendment**

From MDR (Medium Density Residential) to LDR (Low Density  
Residential).

**7-F-17-PA**

**Uses on Review:**

**P 61.**

**CHEROKEE FARM DEVELOPMENT CORPORATION**

(8-10-17)

North and south side of Momentum Way, west of Accelerator Way.  
Proposed use: Amendments to the Cherokee Farm Master Plan and  
Development Guidelines in BP-1 (Business and Technology Park)  
District. Council District 1.

**5-C-16-UR**

**P 62.**

**R2R STUDIO, LLC JESSALYN FRISKE**

(8-10-17)

Northeast of Valgro Rd, west of Sevierville Pike Proposed use:  
Indoor/Outdoor Paintball & Airsoft Ranges in A (Agricultural) pending  
District. Commission District 9.

**2-D-17-UR**

**T 63.**

**MAC TOBLER**

South side of Forestdale Ave, west of Woodmont Rd. Proposed use:  
Detached residential subdivision in RP-1 (Planned Residential)  
District. Council District 4.

**5-A-17-UR**

<u>Agenda Item No.</u>		<u>MPC File No.</u>
* <b>64.</b>	<b><u>DIXON GREENWOOD</u></b> 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.	<b>5-J-17-UR</b>
* <b>65.</b>	<b><u>DARREN F. GREEN</u></b> 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.	<b>6-D-17-UR</b>
* <b>66.</b>	<b><u>MARYANA HAVRYLOVYCH (Revised)</u></b> 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.	<b>6-E-17-UR</b>
<b>P 67.</b> (8-10-17)	<b><u>G.M. PROPERTIES</u></b> Northwest side of Garden Dr, west of Jacksboro Pk. Proposed use: 4-plex in R-1A (Low Density Residential) District. Council District 4.	<b>6-H-17-UR</b>
* <b>68.</b>	<b><u>SOUTHEASTERN</u></b> 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.	<b>7-A-17-UR</b>
* <b>69.</b>	<b><u>W. SCOTT WILLIAMS</u></b> South side of Holston Dr., east of Holston Ct. Proposed use: Multi-dwelling development in RP-1 (Planned Residential) District. Council District 6.	<b>7-B-17-UR</b>
* <b>70.</b>	<b><u>CASCADE FALLS, LLC</u></b> 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.	<b>7-F-17-UR</b>
* <b>71.</b>	<b><u>BEACON PARK, LLC</u></b> 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.	<b>7-G-17-UR</b>
* <b>72.</b>	<b><u>HPS CONSTRUCTION</u></b> 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.	<b>7-H-17-UR</b>
* <b>73.</b>	<b><u>HPS CONSTRUCTION</u></b> 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.	<b>7-I-17-UR</b>

Agenda Item No.

MPC File No.

- \* **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.
- 76. LANSDEN LANDMARKS** **7-L-17-UR**  
North side of Asheville Hwy, west of Carta Rd. Proposed use: Independent living apartments for seniors in O-1 (Office, Medical, and Related Services) District. Council District 6.

**Other Business:**

- 77. Consideration of Appeal of Infill Design Review Committee's grant of a certificate of appropriateness for Habitat for Humanity.** **7-A-17-OB**
- \* **78. Consideration of MPC's FY 2017-2018 Work Program.** **7-B-17-OB**

**Adjournment**

**Tabled Items** (Actions to untable items are heard under Agenda Item 4)

- KNOXVILLE CITY COUNCIL (REVISED) **12-B-13-OA**  
Amendments to the City of Knoxville Zoning Ordinance regarding definitions, appropriate zone districts and development standards for various group living facilities.
- METROPOLITAN PLANNING COMMISSION **10-A-15-OA**  
Amendments to the City of Knoxville Zoning Ordinance regarding creating a mixed use zoning district for properties located in the area defined by the Bearden Village Opportunities Plan.
- TREVOR HILL **11-A-14-SC**  
Request closure of Forest Ave between eastern edge of Twelfth St. right-of-way and southwestern edge of World's Fair Park Dr. right-of-way, Council District 1.
- WILSON RITCHIE **3-F-10-SC**  
Request closure of Lecil Rd between Asheville Hwy. and N. Ruggles Ferry Pike, Council District 4.

Agenda Item No.

MPC File No.

WILLOW FORK - GRAHAM CORPORATION

- a. Concept Subdivision Plan 11-SJ-08-C  
Southeast side of Maynardville Hwy., southwest side of Quarry Rd.,  
Commission District 7.
- b. Use on Review 11-H-08-UR  
Proposed use: Retail subdivision in PC (Planned Commercial) & F  
(Floodway) District.

HARRISON SPRINGS - EAGLE BEND DEVELOPMENT

- a. Concept Subdivision Plan 4-SC-09-C  
Southeast side of Harrison Springs Ln., northeast of Schaeffer Rd.,  
Commission District 6.
- b. Use On Review 4-D-09-UR  
Proposed use: Detached dwellings in PR (Planned Residential) District.

VILLAS AT MALLARD BAY - HUBER PROPERTIES, LLC

- a. Concept Subdivision Plan 7-SC-15-C  
Northeast side of Harvey Rd., south side of Raby Way, Commission  
District 5.
- b. USE ON REVIEW 7-H-15-UR  
Proposed use: Detached residential subdivision in PR (Planned  
Residential) pending District.

GREEN BRIAR RETIREMENT COMMUNITY - JAMES LORD, GLEN  
GLAFENHEIN, MARGARET AVERY

- a. Concept Subdivision Plan 4-SD-16-C  
South side of W. Governor John Sevier Hwy., east of Government Farm  
Rd., Commission District 9.
- b. USE ON REVIEW 4-I-16-UR  
Proposed use: Detached Residential Subdivision, Apartments and  
Assisted Living Facility in PR (Planned Residential) District.

CREEKSTONE - RUFUS H. SMITH, JR. & CO.

- a. Concept Subdivision Plan 1-SA-17-C  
North side Strawberry Plains Pike, east of Creekside Ln., Commission  
District 8.
- b. USE ON REVIEW 1-B-17-UR  
Proposed use: Single family residential in PR (Planned Residential) up  
to 5 du/ac (pending) District.

CANTON HOLLOW WOODS - URBAN ENGINEERING, INC.

- a. Concept Subdivision Plan 1-SD-17-C  
Southwest side of Canton Hollow Rd., west of Edgewater Dr.,  
Commission District 5.
- b. USE ON REVIEW 1-G-17-UR

<u>Agenda Item No.</u>	<u>MPC File No.</u>
Proposed use: Detached Residential Subdivision in PR (Planned Residential) District.	
<u>ANDES COURT - CORNERSTONE DEVELOPMENT, LLC</u>	
a. Concept Subdivision Plan Southwest side of Andes Rd, southeast of Ball Camp Pike, Commission District 6.	1-SF-17-C
b. USE ON REVIEW Proposed use: Detached residential in PR (Planned Residential) District.	1-J-17-UR
<u>BEN H. MCMAHAN FARM RESUBDIVISION OF PART OF TRACT 1</u> Intersection of I-40 and McMillan Rd., Commission District 8.	2-SO-09-F
<u>HARDIGREE - HERRON ADDITION RESUBDIVISION OF LOT 9</u> North side of West Gallaher Ferry Dr, west of Hardin Valley Rd, Commission District 6.	12-SJ-13-F
<u>RESUBDIVISION OF GEORGE HOSKINS PROPERTY</u> North side of N. Ruggles Ferry Pike, on a private right of way known as Rugby Lane, Commission District 8.	4-SE-14-F
<u>CHILHOWEE HILLS BAPTIST CHURCH RESUBDIVISION OF LOT 1</u> Northwest side of Asheville Hwy., north east of Macedonia Lane, Council District 6.	5-SH-15-F
<u>FAERBER PROPERTIES</u> Southeast side of Westland Dr, south of Pellissippi Parkway, Commission District 5.	7-SL-15-F
<u>HOOD PROPERTY</u> North side of Rhea Rd, southwest of Spangler Rd, Commission District 9.	7-SR-15-F
<u>FINAL PLAT OF THE JERRY SHARP PROPERTY</u> At the terminus of Goldfinch Ave and the east side of Ellis St, Council District 1.	9-SA-15-F
<b><u>U</u></b> <b><u>BEAU MONDE, PHASE 3, RESUBDIVISION OF LOT 261 AND ADDITIONAL ACREAGE</u></b> Northeast side of Clingmans Dome Dr, northwest side of Chimney Top Lane, Council District 6.	<b>6-SF-16-F</b>
<u>WILLIAM S. AND HANNA J. CUMMINGS PROPERTY</u> Bob Cummings Rd due east of W. Marine Rd., Commission District 9.	9-SF-16-F
<u>TARYN'S NEST</u>	2-SG-17-F

Agenda Item No.

MPC File No.

East side of Cate Road at the intersection Cateland Lane,  
Commission District 6.

TANASI GIRL SCOUT COUNCIL, INC. (REVISED)

4-J-14-RZ

Southeast side Merchant Dr., east of Wilkerson Rd., Council District 5.  
Rezoning from A-1 (General Agricultural) & C-1 (Neighborhood  
Commercial) to RP-1 (Planned Residential).

GUSTO DEVELOPMENT, LLC

Southeast side Ball Camp Pike, northeast of Middlebrook Pike,  
Commission District 6.

a. Northwest County Sector Plan Amendment

10-F-15-SP

From LDR (Low Density Residential) to C (Commercial).

b. Rezoning

10-Q-15-RZ

From A (Agricultural) to CA (General Business).

SOUTHEAST COMMERCIAL, LLC

Northeast side Zion Ln., northwest of Ball Rd., Commission District  
6.

a. Northwest County Sector Plan Amendment

2-A-17-SP

From LDR (Low Density Residential) to O (Office).

b. Rezoning

2-A-17-RZ

From PR (Planned Residential) to OB (Office, Medical, and Related  
Services).

BUFFAT MILL ESTATES - CLAYTON BANK & TRUST

4-B-10-UR

South side of Buffat Mill Rd., north side of McIntyre Rd., Council  
District 4. Proposed use: Detached dwellings in RP-1 (Planned  
Residential) District (part pending).

VERIZON WIRELESS (FAULK & FOSTER REAL ESTATE INC.)

9-B-16-UR

North side Holston Dr, southeast side Martin Luther King Jr. Ave, south  
side Asheville Hwy. Proposed use: Commercial Telecommunications  
Facilities in C-3 (General Commercial) District. Council District 6.

RALPH SMITH (PLS) FOR DISNEY JOINT VENTURE

2-B-17-UR

East side of Cate Rd., directly east of Cateland Ln. Proposed use: 5  
duplexes (10 dwelling units) in RA (Low Density Residential) and RA  
(Low Density Residential) pending District. Commission District 6.