

- AP**..... Automatically Postponed
- P**..... Vote on to be Postponed
- W**..... Vote on to be Withdrawn
- T**..... Vote on to be Tabled
- U**..... Vote on to be Untabled
- ***..... Heard on Consent requiring a vote

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 KnoxPlanning.org/agenda.

Item No.		File No.
1.	ROLL CALL, INVOCATION AND PLEDGE OF ALLEGIANCE	-
2.	APPROVAL OF MARCH 14, 2019 AGENDA	-
3.	* APPROVAL OF FEBRUARY 14, 2019 MINUTES	
4.	POSTPONEMENTS, WITHDRAWALS, TABLINGS AND CONSENT ITEMS READ AND VOTED ON	-

ORDINANCE AMENDMENTS

- 5.** **KNOXVILLE-KNOX COUNTY PLANNING** **3-A-19-OA**
Consideration of Amendments to the Knox County Zoning Ordinance to create a new Planned Development approval process.

ALLEY OR STREET CLOSURES

- 6.** * **UNIVERSITY OF TENNESSEE** **12-A-18-SC**
Request closure of a portion of Volunteer Boulevard between Intersection of University of Tennessee Drive and Todd Helton Drive and West Cumberland Avenue, Council District 1.

- 7.** * **UNIVERSITY OF TENNESSEE** **12-B-18-SC**
Request closure of Todd Helton Drive between from intersection of Chamique Holdsclaw Drive and Pat Head Summit Street and Volunteer Blvd., Council District 1.

STREET OR SUBDIVISION NAME CHANGES

None

PLANS, STUDIES, REPORTS

- 8.** **KNOXVILLE-KNOX COUNTY PLANNING** **3-A-19-OYP**
2019 One Year Plan Amendment.

Item No.

File No.

CONCEPTS/DEVELOPMENT PLANS

(may include Uses On Review)

9. **AP** **MILL VISTA** **3-SA-19-C**
 (30 days) Northeast side of W. Martin Mill Pike, north of Brown Road,
 Council District 1.

10. **THE GABLES AT WESTMORELAND** **3-SB-19-C**
 East end of Old Kent Drive, Council District 2.

11. **AP** **HISTORIC MIDDLEBROOK PRESERVATION TRUST** **3-SC-19-C**
 (30 days) East side of Ed Shouse Drive, west side of I-640, north of
 Middlebrook Pike, Council District 6.

12. * **TURNER HOMES, LLC - THOMAS LANE - TURNER HOMES, INC.**

A. CONCEPT SUBDIVISION PLAN **3-SD-19-C**
 Southwest side of Thomas Lane, south of E. Emory Road, Commission District 7.

B. USE ON REVIEW **3-E-19-UR**
 Proposed use: Attached and detached residential subdivision in PR (Planned Residential District).

13. * **ALPINE MEADOWS - TURNER HOMES, LLC**

A. CONCEPT SUBDIVISION PLAN **3-SE-19-C**
 North end of Long Shot Lane, east side of I-75, Council District 5.

B. USE ON REVIEW

3-F-19-UR

Proposed use: Attached residential subdivision in RP-1
(Planned Residential) District.

FINAL SUBDIVISIONS

- 14.** **COTTINGTON COURT
RESUBDIVISION OF LOT 25** **12-SC-18-F**
North side of S. Northshore Drive, southwest side of
Cottingham Court, Commission District 4.
-
- 15.** * **MARKETS AT CHOTO,
RESUBDIVISION OF LOTS 1R3R-1,
1R4R-1, AND 1R1R3R-1** **2-SE-19-F**
Southeast side of S. Northshore Drive at intersection of
Choto Road, Commission District 5.
-
- 16.** * **JOHNSON ADDITION TO POWELL,
RESUBDIVISION OF P/O LOT 1** **2-SF-19-F**
Northeast side of Collier Road at intersection of Paradise
Drive, Commission District 7.
-
- 17.** P **WALTERS LANDING NO. II** **2-SM-19-F**
(30 days) Southwest side of Keck Road, at the intersection of Lacy
Road, Commission District 7.
-
- 18.** * **MORNINGSIDE URBAN RENEWAL,
RESUBDIVISION OF LOT 295R** **3-SA-19-F**
West side of Laurans Avenue, south of Groner Drive, Council
District 6.

19. * **RIVER MEADOWS, UNIT 2** 3-SB-19-F
West side of Saylor's Ford Road, south of River Poppy Road,
Commission District 8.

20. * **EDGEWOOD HEIGHTS,
RESUBDIVISION OF LOTS 39-40** 3-SC-19-F
Southwest side of Barton Street, northwest of Washington
Pike, Council District 4.

21. * **STALIN CROSSING** 3-SD-19-F
West side of Bruhin Road, north of Dutch Valley Road,
Council District 5.

22. * **WESTLAND OAKS, UNIT 1** 3-SE-19-F
South side of Westland Drive, west of Pellissippi Parkway,
Commission District 5.

REZONINGS AND PLAN AMENDMENT/REZONINGS

23. * **FARIS EID** 2-B-19-RZ
West side of Central Street and south side of Pruett Place,
Council District 4. Rezoning from C-3 (General Commercial)
to C-3 (General Commercial) / H-1 (Historic Overlay) and
Design Guidelines.

24. P **DANIEL LEVY**
(30 days) West of Sevierville Pike, along the north side of Nixon Road,
south side of Nixon Road and north of John Norton Road,
Commission District 9.

**A. SOUTH COUNTY SECTOR PLAN
AMENDMENT** 2-A-19-SP
From A (Agriculture) to GC (General Commercial).

B. REZONING

2-D-19-RZ

From A (Agricultural) to PC (Planned Commercial).

25.

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SUPERIOR STEEL

3-A-19-RZ

Northwest side of Asbury Road, northwest of Vaughn Lane, west of E. Governor John Sevier Highway, Commission District 8. Rezoning from A (Agricultural) / LI (Light Industrial) to I (Industrial).

26.

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TOMAS A. GARCIA

3-B-19-RZ

West side of Neubert Springs Road, southwest of Oliver Road, Council District 1. Rezoning from R-1 (Low Density Residential) to R-1A (Low Density Residential).

27.

LAND DEVELOPMENT SOLUTIONS

3-C-19-RZ

Multiple parcels west of I-275, and east of Elm Street between Teddy Avenue and Bernard Avenue, Council District 6. Rezoning from C-3 (General Commercial) to I-3 (General Industrial).

28.

P

(30 days)

NADER MUBARAK

Northeast of Chapman Highway, northwest of E. Governor John Sevier Highway, Commission District 9.

**A. SOUTH COUNTY SECTOR PLAN
AMENDMENT**

3-A-19-SP

From MDR/O (Medium Density Residential and Office), LDR (Low Density Residential) & HP (Hillside & Ridgetop Protection Area) to GC (General Commercial) & HP (Hillside & Ridgetop Protection Area).

B. REZONING

3-D-19-RZ

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

29. * **RALPH SMITH** 3-E-19-RZ
East side of Cate Road, north side of W. Emory Road,
Commission District 6. Rezoning from A (Agricultural) to RA
(Low Density Residential).

30. * **THOMAS DRISKILL** 3-F-19-RZ
Southwest side of Corum Road, southeast of Billy Neal Lane,
Commission District 8. Rezoning from A (Agricultural) to PR
(Planned Residential).

31. **PRIMOS LAND COMPANY / ESTES EXPRESS**
Southeast side of Strawberry Plains Pike, southeast end of
Neals Commerce Lane, Council District 4.

A. EAST COUNTY SECTOR PLAN AMENDMENT 3-B-19-SP
From GC (General Commercial) to MU (Mixed Use).

B. REZONING 3-G-19-RZ
From C-6 (General Commercial Park) to I-3 (General
Industrial).

32. * **KNOXVILLE COMMUNITY DEVELOPMENT CORPORATION** 3-H-19-RZ
Southwest of Olive Street, east of McConnell Street, south
of Kenner Avenue, Council District 6. Rezoning from R-1
(Low Density Residential) to R-2 (General Residential).

33. * **HOMESTEAD LAND HOLDINGS, LLC**
North side N. Campbell Station Road, west of Loggerhead
Lane, Commission District 6.

A. NORTHWEST COUNTY SECTOR PLAN AMENDMENT

3-C-19-SP

From AG/RR (Agricultural/Rural Residential) to LDR (Low Density Residential).

B. REZONING

3-I-19-RZ

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

USES ON REVIEW

34. **MICHAEL BRADY INC.** **12-E-18-UR**

Northwest side of S. Northshore Drive, southwest side of Cottingham Lane. Proposed use: Detached Residential Subdivision in PR (Planned Residential) District. Commission District 4.

35. * **MARK BIALIK / GBS ENGINEERING** **3-A-19-UR**

North side of Hardin Valley Road, east of Westcott Blvd. Proposed use: Parking lot expansion in PC (Planned Commercial) - pending District. Commission District 6.

36. * **HUBER PROPERTIES, LLC** **3-B-19-UR**

Southwest side Canton Hollow Road, south of Deep Woods Lane, north of Woody Drive. Proposed use: Duplexes on individual lots in RA (Low Density Residential) District. Commission District 5.

37. * **LARRY D. WRIGHT** **3-C-19-UR**

West side of Laurans Avenue, south of Groner Drive. Proposed use: Detached residences on individual lots. in RP-1 (Planned Residential) District. Council District 6.

38. * **PYA WALTMAN CAPITAL** **3-D-19-UR**
East side of Ebenezer Road, east of Highbridge Drive.
Proposed use: Professional Office, approx. 6,100 sq. ft. in T
(Transition) pending District. Commission District 4.

39. * **BRENDON PARK APARTMENTS** **3-G-19-UR**
North side of Ten Mile Road, west of Cross Creek Road,
Proposed use: Apartments in PR (Planned Residential)
District. Commission District 3.

40. * **JOURNEYPURE KNOXVILLE, LLC** **3-H-19-UR**
West side of Ebenezer Road, north of S. Peters Road.
Proposed use: Recovery house for substance abuse -
females only, 30 maximum in OB (Office, Medical, and
Related Services) / F (Floodway) District. Commission
District 5.

41. * **SOUTH SENIOR LIVING, LLC** **3-I-19-UR**
West side of E. Moody Avenue, north side of Tipton Avenue.
Proposed use: Assisted living facility in R-1A (Low Density
Residential) / H-I (Historic Overlay) District. Council District
1.

42. **PRI OF EAST TN, INC.** **3-J-19-UR**
West side of S National Drive, South of Asbury Road.
Proposed use: Asphalt plant in I (Industrial) District.
Commission District 8.

OTHER BUSINESS

43. * **CONSIDERATION OF CONCEPT PLAN
EXTENSION FOR PLEASANT VILLAGE
SUBDIVISION (FILE NUMBER 2-SA-
17-C) TO APRIL 13, 2021** **3-A-19-OB**

Adjournment

TABLED ITEMS

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

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| 1. | GREEN BRIAR RETIREMENT COMMUNITY - JAMES LORD, GLEN GLAFENHEIN, MARGARET AVERY | |
| | A. CONCEPT SUBDIVISION PLAN
South side of W. Governor John Sevier Hwy., east of Government Farm Rd., Commission District 9. (Tabled date 4/12/2018) | 4-SD-16-C |
| | B. USE ON REVIEW
Proposed use: Detached Residential Subdivision, Apartments and Assisted Living Facility in PR (Planned Residential) District. (Tabled date 4/12/2018) | 4-I-16-UR |
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- | | | |
|----|---|------------------|
| 2. | ANDES COURT - CORNERSTONE DEVELOPMENT, LLC | |
| | A. CONCEPT SUBDIVISION PLAN
Southwest side of Andes Rd, southeast of Ball Camp Pike, Commission District 6. (Tabled date 4/12/2018) | 1-SF-17-C |
| | B. USE ON REVIEW
Proposed use: Detached residential in PR (Planned Residential) District. (Tabled date 4/12/2018) | 1-J-17-UR |
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- | | | |
|----|---|------------------|
| 3. | BULLARD FARM - EAGLE CDI, INC. | |
| | A. CONCEPT SUBDIVISION PLAN
East side Ferd Hickey Rd., southeast of Piney Church Rd., Council District 3. | 5-SA-18-C |
| | B. USE ON REVIEW
Proposed use: Detached residential subdivision in RP-1 (Planned Residential) pending District. (Tabled date 6/14/2018) | 5-B-18-UR |

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4. **KARNS/OAK RIDGE HIGHWAY DEVELOPMENT - SMITHBILT LLC**
- A. CONCEPT SUBDIVISION PLAN** **7-SA-18-C**
Southeast side of Oak Ridge Hwy., east of Gray Hendrix Rd., Commission District 6. (Tabled date 8/9/2018)
- B. USE ON REVIEW** **7-C-18-UR**
Proposed use: Detached Residential Subdivision in PR (Planned Residential) District. (Tabled date 8/9/2018)
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5. **DOMINION DEVELOPMENT GROUP** **4-G-18-UR**
Northeast side of Gliding Hawk Ln., southeast side of Hardin Valley Rd Proposed use: Assisted Living Facility / Senior Living in PC (Planned Commercial) / TO (Technology Overlay) District. Commission District 6. (Tabled date 5/10/2018)
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6. **GORDON SMITH** **8-B-18-AC**
Request closure of Unnamed alley between Nineteenth Street and northeast corner of parcel 094NP027, Council District 1. (Tabled date 10/11/2018)
-
7. **WHITE'S ADDITION** **10-SC-18-F**
At the intersection of Clinch Ave, Eleventh St. and Twelfth St., Council District 1. (Tabled date 11/8/2018)
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8. **ROY W BREEDEN JR & DEADRA BREEDEN PROPERTY** **12-SD-18-F**
North side of Fordtown Rd. northeast of Taylor Ford Rd., Commission District 9. (Tabled date: 12/13/2018)
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9. **DEBRA G. DAUGHERTY** **12-C-18-UR**
Southeast side of Lovell Rd., southwest of Thompson Rd. Proposed use: Multi-dwelling Development in PR (Planned Residential) / TO (Technology Overlay) District. Commission District 6. (Tabled date: 1/10/2019)