



STREET/ROAD NAME CHANGE

▶ FILE #:	9-C-19-SNC	AGENDA ITEM #:	6
POSTPONEMENT(S):	10/10/2019	AGENDA DATE:	11/14/2019
▶ APPLICANT:	KNOXVILLE-KNOX COUNTY PLANNING		
<hr/>			
TAX ID NUMBER:	135 N/A & MAP 122	View map on KGIS	
JURISDICTION:	City Council District 1		
▶ CHANGE REQUESTED FROM: (present street name)	Ginn Drive		
▶ TO: (proposed street name)	Ginn Farm Drive		
▶ LOCATION:	Between Alcoa Highway and the dead-end of Ginn Drive at Maloney Road Park, southwest of Alcoa Highway		
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SECTOR PLAN:	South County		
GROWTH POLICY PLAN:	Urban Growth Area (Inside City Limits)		
ZONING:	N/A		
▶ APPLICANT'S REASON FOR CHANGE:	TDOT Project NH-115(54); 47026-04 - Realignment of Alcoa Highway (S.R. 115 / U.S. 129)		

STAFF RECOMMENDATION:

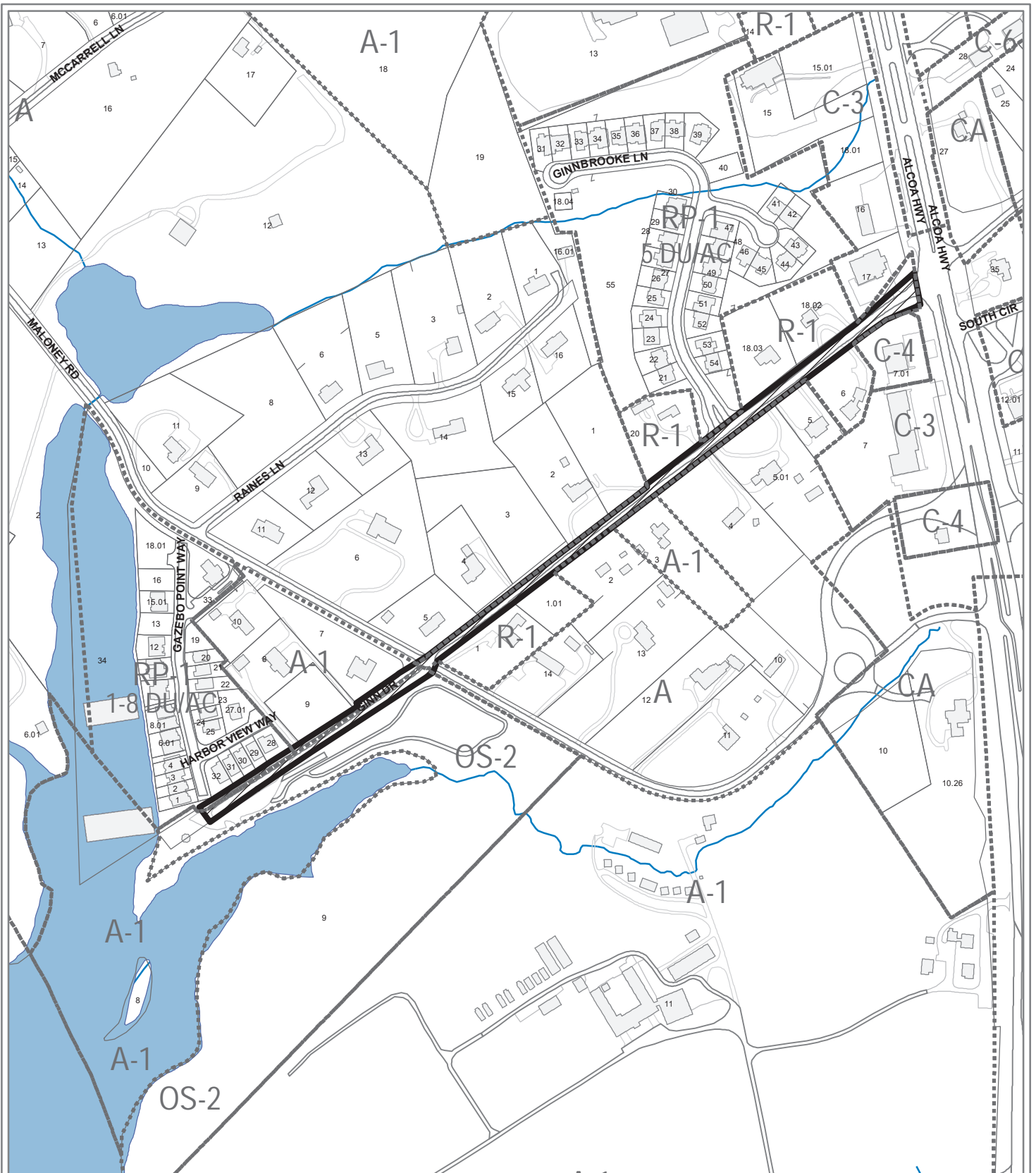
► Approve the name change to Ginn Farm Drive

Staff recommends approval of the street name change of the portion of Ginn Drive west of Alcoa Highway to Ginn Farm Drive since it is not a duplication and meets all requirements of the City of Knoxville Street Naming and Addressing Ordinance.

COMMENTS:

1. Due to TDOT Project #: NH-115(54); 47026-2268-04 realigning Alcoa Highway, the east and west sides of Ginn Road will be separated by a barrier on Alcoa Highway when construction is complete.
2. In such instances, Knox County Emergency Communications District prefers a name change to clarify new circumstances surrounding the address and ensure timely emergency response. Staff is therefore recommending a name change for one side of the street for safety purposes. It should be noted that emergency responders DO NOT use the same routing system used by Google and other GPS based systems as many residents believe.
3. Despite strong opposition from residents on both sides of Ginn Drive, staff selected the west side (lake side) for the name change since fewer addresses must be reassigned compared to the east side. There are 12 homeowners on the western portion of Ginn Drive, compared to 29 on the eastern portion.
4. Residents along the west side of Ginn Drive had not been canvassed for the original request. However, they were canvassed for this request, and have stated that if the name change must occur, they prefer the name Ginn Farm Drive to the originally proposed Quiet Side Drive.
5. Any property using this ROW for access will be readdressed with the new street name.
6. The proposed name meets all requirements of the "Addressing Guidelines and Procedures" section of Knoxville-Knox County's Administrative Rules and Procedures as well as those in the City of Knoxville's Code of Ordinances, Chapter 23, Article IV, Section 23-108.

If approved, this item will be forwarded to Knoxville City Council for action on 12/17/2019 and 1/14/2020. If denied, Knoxville-Knox County Planning Commission's action is final, unless the action to deny is appealed to Knoxville City Council. The date of the appeal hearing will depend on when the appeal application is filed. Appellants have 15 days to appeal a Planning Commission decision in the City.



**9-C-19-SNC
STREET NAME CHANGE**

Present Street Name: Ginn Drive
 Proposed Street Name: Quiet Side Drive
 Beginning of Change (From): Alcoa Highway
 End of Change (To): Dead-end at Maloney Road Park

Original Print Date: 8/19/2019 Revised: 11/12/2019
 Metropolitan Planning Commission * City / County Building * Knoxville, TN 37902

Petitioner: Knoxville-Knox County Planning

Map No: 135

Jurisdiction: City and County

0 250
 Feet





Dori Caron <dori.caron@knoxplanning.org>

[Planning Commission Comment] 9-C-19-SNC - 30-day Postponement

Michelle Portier <michelle.portier@knoxplanning.org>

Wed, Oct 9, 2019 at 8:15 AM

Reply-To: michelle.portier@knoxplanning.org

To: Commission <commission@knoxplanning.org>

Commissioners,

As you are aware after yesterday's agenda review meeting, we are requesting another 30-day postponement of this item. This email is for our records.

Thank you,
Michelle

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Michelle Portier, AICP

Planner

865.215.3821



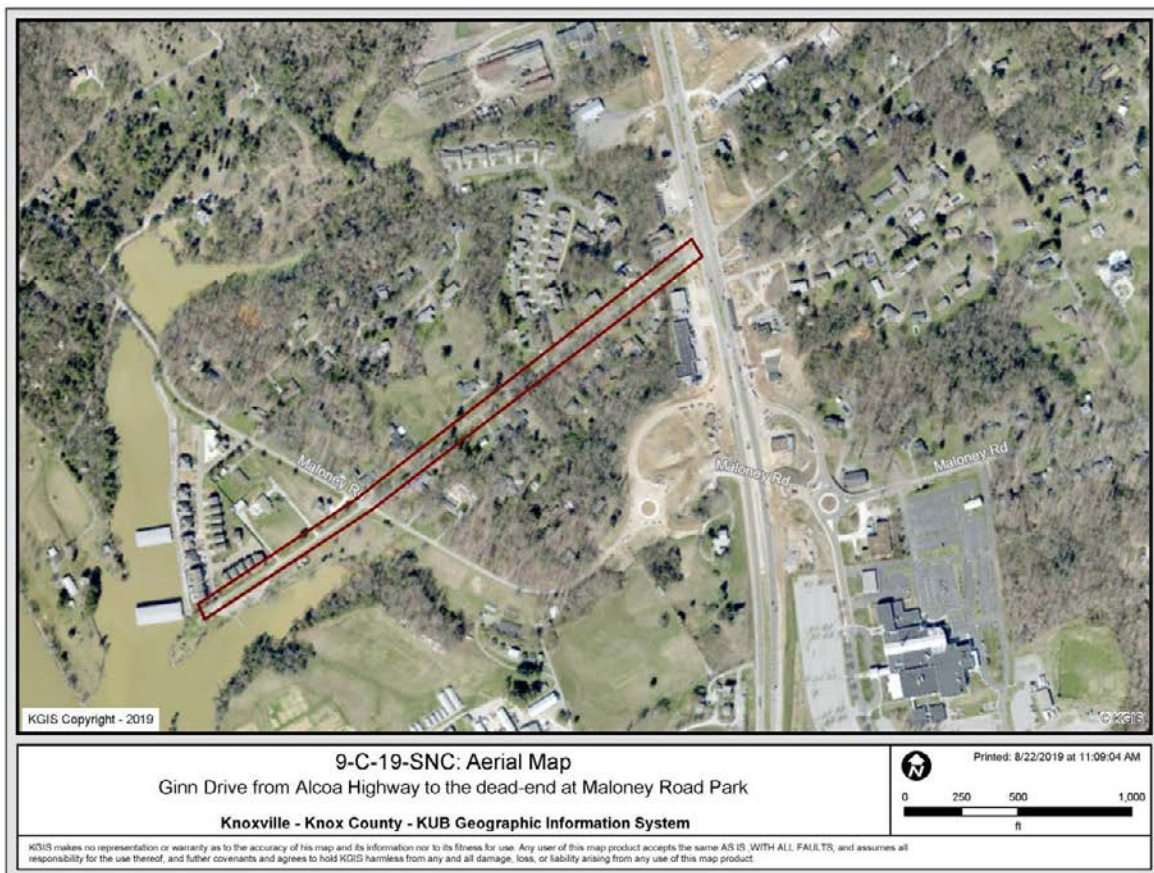
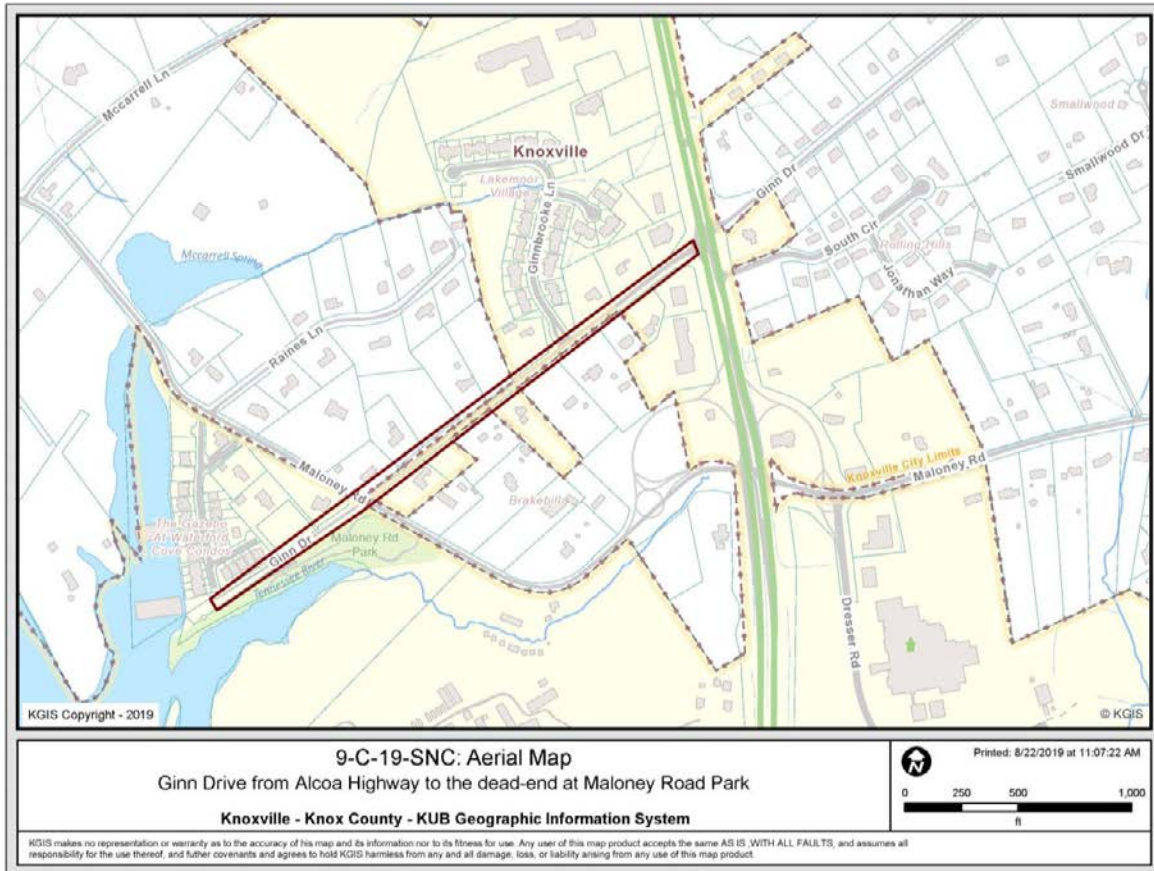
Knoxville-Knox County Planning | KnoxPlanning.org
400 Main Street, Suite 403 | Knoxville, TN 37902

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This message was directed to commission@knoxplanning.org

9-C-19-SNC

Exhibit A. Contextual Images





NAME CHANGE REQUEST

CHANGE TYPE

☒ Street Name ☐ Subdivision Name

7/31/19
Date Filed

9/12/19
Meeting Date

9-C-19-SNC
File Number(s)

APPLICATION CORRESPONDENCE

All correspondence related to this application should be directed to the approved contact listed below.

Addressing Staff		Knoxville-Knox County Planning	
Name		Company	
400 Main Street, Suite 403		Knoxville	TN 37902
Address		City	State Zip
865.215.2507	addressing@knoxplanning.org		
Phone	Email		

CHANGE REQUEST

STREET NAME

SUBDIVISION NAME

Ginn Road Drive *Amk*

Present Street Name

Revised 10/21/19 Amk
~~Quiet Side Drive~~

Proposed Street Name

GINN FARM DRIVE

☒ Public Right-of-Way ☐ Private Right-of-Way

EXACT LOCATION OF STREET:

Alcoa Highway

Dead end at Maloney Road Park

Beginning (From)

End (To)

Reason for Proposed Change (Attach separate sheet if needed for explanation)

TDOT Project: NH-115(54); 47026-2268-04 - Realignment of Alcoa Highway (S.R. 115 / U.S. 129).

Present Subdivision Name

Proposed Subdivision Name

General Location:

Reason for Proposed Change:

Jurisdiction: City Council 1 County Commission _____
 Public Property Naming Committee: Yes X No _____

ATTACHMENTS

- ☐ Application Requirements Acknowledgement
☐ Name Change Petition

FEE 1:

N/A

FEE 2:

N/A

FEE 3:

N/A

TOTAL:

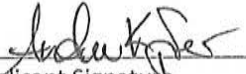
N/A

AUTHORIZATION

 Staff Signature

M. Payne
 Please Print

7/31/19
 Date

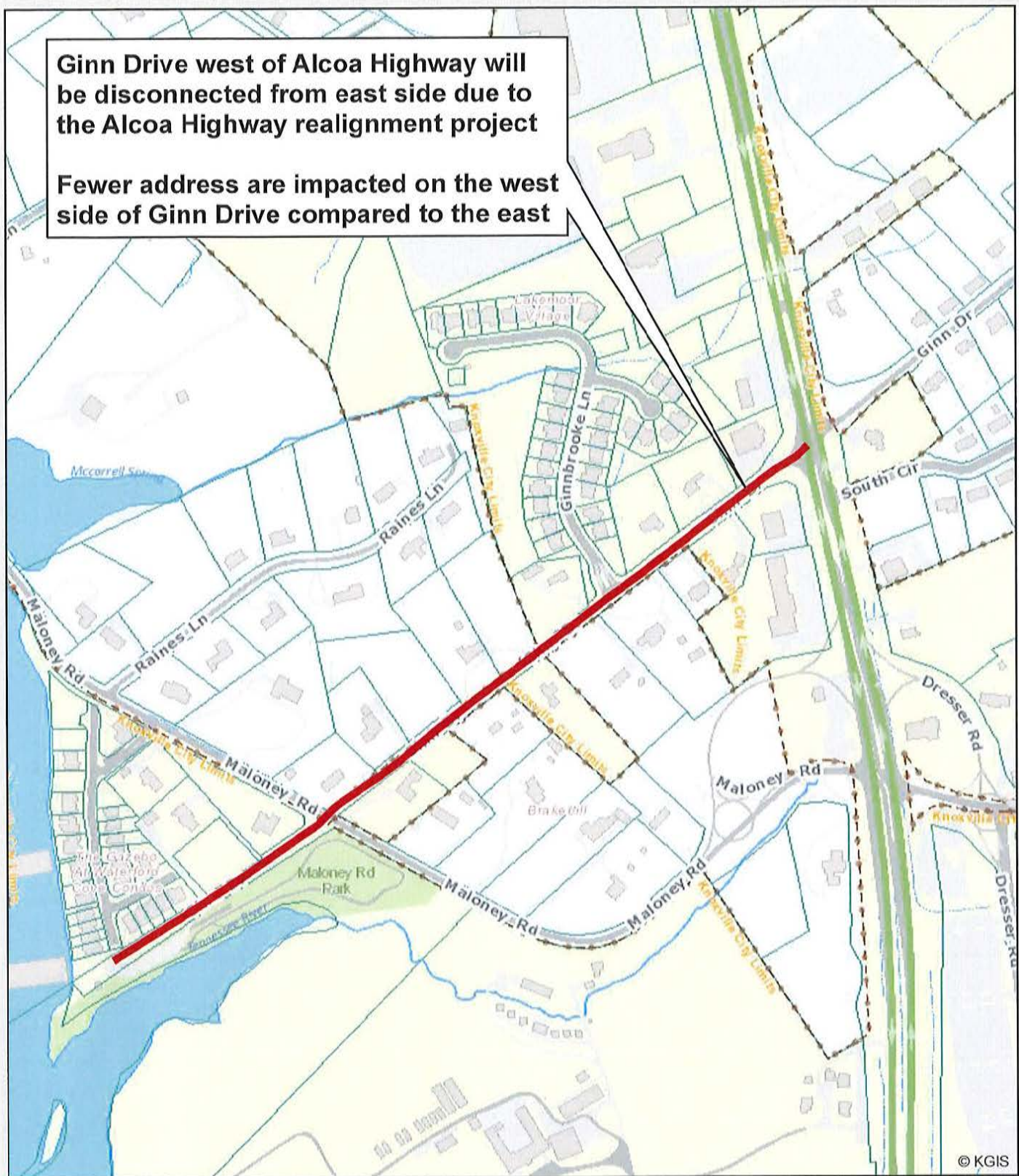

 Applicant Signature

Andrea Kupfer
 Please Print

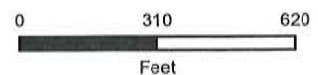
7/31/19
 Date

Ginn Drive west of Alcoa Highway will be disconnected from east side due to the Alcoa Highway realignment project

Fewer address are impacted on the west side of Ginn Drive compared to the east



Realignment of Alcoa Highway (SR 129)



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Date: 7/31/2019

Debbie Sharp

From: Katherine S Proctor <ksp53@me.com>
Sent: Monday, September 17, 2018 7:47 PM
To: Debbie Sharp
Subject: Re: Ramp B / Construction Alcoa Hwy

Hi Debbie,

Sorry it took so long to get back to you, but we took a break for the summer and just had our first homeowners meeting last week.

These are the top choices for our names for the new road (s):

1. Lakemoor View
2. Quiet Side (Dr. / Ln)
3. Lakeside Way

Can you help me with the next steps in the process?

Thank You,

Kathy

Kathy Proctor, President 2017-2019
Lakemoor Hills Homeowners Association
865-599-7783
ksp53@me.com

On Jun 8, 2018, at 3:38 PM, Debbie Sharp <dsharp@knoxvilletn.gov> wrote:

Hi Katherine,

I am emailing to check in with you and see if your neighborhood group has come up with any ideas for names for the new Ramp B that will be going in beside Alcoa Hwy.

Has your neighborhood group approached the businesses in this process? If not, we have a staff member that is ready to touch base with them.

Have you been in contact with TDOT about your recommendations?

Let me know what you all have come up with.

Feel free to call if that is easier.

Thank you,
Debbie Sharp
Office of Neighborhoods
865-215-4382

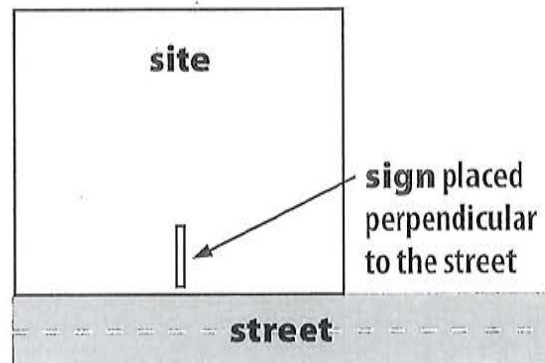
REQUIRED SIGN POSTING AGREEMENT

For all rezoning, plan amendment, concept plan, use on review, right-of-way closure, and street name change applications, a sign must be posted on the subject property, consistent with the adopted MPC Administrative Rules and Procedures.

At the time of application, MPC staff will provide a sign(s) to post on the property as part of the application process. If the sign(s) go missing for any reason and need to be replaced, then the applicant will be responsible for picking up a new sign(s) from the MPC offices. The applicant will be charged a fee of \$10 for each replacement sign.

LOCATION AND VISIBILITY

The sign must be posted in a location that is clearly visible from vehicles traveling in either direction on the nearest adjacent/frontage street. If the property has more than one street frontage, then the sign should be placed along the street that carries more traffic. MPC staff may recommend a preferred location for the sign to be posted at the time of application.



TIMING

The sign(s) must be posted 15 days before the scheduled MPC public hearing and must remain in place until the day after the meeting. In the case of a postponement, the sign can either remain in place or be removed and reposted 15 days before the next MPC meeting.

I hereby agree to post and remove the sign(s) provided on the subject property consistent with the above guidelines and between the dates of:

8/29/13 and 9/13/19
(15 days before the MPC meeting) (the day after the MPC meeting)

Signature: _____

Printed Name: Knoxville - Knox Co. Planning

Phone: _____ Email: _____

Date: _____

MPC File Number: 9-C-19-SNC