

MPC AGENDA REVIEW MEETING

July 11, 2017

Meeting Agenda

WELCOME and EXECUTIVE DIRECTORS REPORT- Gerald Green

Revised cell tower ordinance (Jeff Archer & Tom Brechko)

REVIEW OF AGENDA ITEMS

ORDINANCE AMENDMENTS

#5 – MPC – Amendments to the Knox County Zoning Ordinance establishing regulations for rural retreat/event facilities in the A (Agricultural) and possibly other zoning districts (Mike Brusseau)

#6 – MPC – Amendments to the Knoxville-Knox County Subdivision Regulations (Tom Brechko)

#7 – MPC – Amendments to the Knoxville Zoning Ordinance C-3 (General Commercial) District to permit residential development as a use-on-review. (Gerald Green)

ALLEY OR STREET CLOSURES

None

PLANS, STUDIES & REPORTS

None

CONCEPT PLANS

17 – 6-SE-17-C – Harbor Crest (FKA: Childress Property) – The concept plan is for 5 lots. Issues regarding the joint permanent easement serving this development and the adjoining Bayou Bend Subdivision will be discussed. (Tom Brechko)

FINAL PLATS

None

REZONINGS

#46 – 7-A-17-SP / 7-A-17-PA / 7-A-17-RZ – Sycamore Sign Service – Since the staff report is coming to MPC late, staff believes a brief explanation of the request is in order. (Mike Reynolds)

#47 – 7-B-17-SP / 7-B-17-RZ – David Hobbs – The applicant requested GC and CA zoning. Staff is recommending NC (neighborhood Commercial) Sector Plan amendment and CN (Neighborhood Commercial) zoning. Due to the location of the property staff believes the neighborhood commercial is more appropriate and existing CA zoning in the vicinity has not been developed. (Mike Brusseau)

#50 – 7-E-17-RZ – Knoxville Partners, LLC - Since the staff report is coming to MPC late, staff believes a brief explanation of the request is in order. (Mike Reynolds)

#52 – 7-C-17-SP / 7-G-17-RZ - Victor Jernigan – The applicant requested MDR and Rezoning to PR @ 8 du/ac. Staff is recommending denial of the Sector Plan amendment and approval

of PR (Planned Residential) @ 5 du/ac. Staff believes a change to MDR would be a spot plan amendment and out of character with the surrounding area (Mike Brusseau)

#55 – 7-F-17-SP / 7-J-17-RZ – H.E. Bittle III – Staff is recommending denial of MDR/O and denial of the rezoning to OB office. This is a frontage property on Pellissippi Parkway. There has been no change in the area to justify the requests. (Mike Brusseau)

USE ON REVIEWS

#67 – 6-H-17-UR – G.M. Properties – MPC staff is presently recommending postponement of this item. The applicant has not submitted revised plans that address staff concerns regarding grading, parking and landscaping. (Mike Reynolds)