

**MINUTES**  
**Agenda Review Meeting**  
**Tuesday, April 9, 2013**  
**City – County Building**

The Knoxville/Knox County Metropolitan Planning Commission convened on Tuesday, April 9, 2013, a beautiful spring day, at Noon in the Small Assembly Room of the City-County Building, for the monthly Agenda Review Meeting. In spite of the fabulous weather, and evidencing an abiding commitment to public service, eleven (11) Planning Commissioners made their attendance at the appointed time, including George Ewart, Jack Sharp, Janice Tocher, Len Johnson, Michael Kane, Nate Kelly, Rebecca Longmire, Chair of MPC, Art Clancy, Brian Pierce, Laura Cole, and Herb Anders.

Also in attendance were MPC Executive Director Mark Donaldson, and various MPC staff members.

Mr. Donaldson called the meeting to order at 12:01 o'clock p.m., and reported on land use activities of the City Council and the County Commission since the Agenda Review meeting. Mr. Donaldson also advised that he anticipated delivery of a draft of a revised Sign Code to the Sign Code Task Force on April 10, which will precipitate various public hearings. Planning Commissioners should expect to see the proposed revisions to the Sign Code at the June MPC Meeting.

Mr. Donaldson also advised of a pending request to look at the use of veterinary clinics utilizing the boarding of animals in County zones. There followed general discussion among Commissioners, led by Mr. Johnson, regarding the boarding of animals as a primary element of the business model for veterinary clinics.

Mr. Donaldson then explained the Staff recommendation for Agenda Item 5 of the April Agenda.

Commissioner Bart Carey joined the meeting at this time.

Dan Kelly of MPC Staff, and a proud alumnus of the Clinton High Dragons Marching Band, then explained the Staff recommendation for Agenda Item 7. There followed a discussion of the location of the existing sidewalks in the area surrounding the property at issue in Agenda Item 7, and the location of the proposed sidewalk and improvements.

Tom Brechko of MPC Staff then explained the Staff recommendation for Agenda Item 12. Upon inquiry by Commissioner Ewart, Mr. Brechko explained that the right-of-way required by the City as a condition in Agenda Item 12 is greater than the right-of-way required by the State. There followed a general discussion of the role of subdivisions in establishing right-of-way infrastructure.

Michael Brusseau of MPC Staff then explained the Staff recommendation for Agenda Item 22. There followed a discussion of access to the property at issue in Agenda Item 22 as well as access to the adjoining parcels of real property.

Mr. Brusseau then explained the Staff recommendation for Agenda Item 30, providing a brief history of the uses of the property prior to zoning and the evolution of those uses through the years. Mr. Brusseau also responded to multiple questions regarding historical development of the property, the road access, and the currently existing business activities. Mr. Kelly supplemented the discussion of the history of the property by his personal remembrances, which predate the incumbency of all the Commissioners and the birthdates of most.

Kaye Graybeal, MPC Historic Preservation Planner then provided a detailed recap of the 2012 Preservation and Report, Agenda Item 31.

Commissioner Tocher then inquired as to the breadth of the proposed Sector Plan Amendment identified as Agenda Item 20, and was advised by Staff that the proposal applies only to the identified parcel and not to surrounding real estate.

Mr. Brechko then advised of a ribbon cutting ceremony for the improvements facilitated by Agenda Item 27 in conjunction with the City's Civil War Sesquicentennial Celebration.

Mr. Donaldson then advised the Commissioners of various professional development opportunities offered through ULI - Atlanta, and opportunities from presentations provided as part of PlanET.

There being no further business to come before the Agenda Review Meeting it was duly adjourned.

This 10th day of April, 2013.

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Stephen R. Wise  
Recording Secretary