AGENDA
March 12, 2015

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

1. **ROLL CALL, INVOCATION AND PLEDGE OF ALLEGIANCE**

2. **APPROVAL OF MARCH 12, 2015 AGENDA**

3. **APPROVAL OF FEBRUARY 12, 2015 MINUTES**

4. **POSTPONEMENTS, WITHDRAWALS, TABLINGS AND CONSENT ITEMS READ AND VOTED ON**

   - Items to be automatically Postponed (Indicated with an underlined \textit{P})
   - Items to be voted on to be Postponed (Indicated with a \textit{P})
   - Items to be automatically Withdrawn (Indicated with an underlined \textit{W})
   - Items to be voted on to be Withdrawn (Indicated with a \textit{W})
   - Items to be voted on to be Tabled (Indicated with a \textit{T})
   - Items to be voted on to be Untabled (Indicated with a \textit{U})
   - Items to be heard on Consent requiring a vote (Indicated with \textit{*})

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

   Items recommended for approval on consent are marked with \textit{*} 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 \textit{*}, approach the podium after the entire consent list is read and request that it be removed from the consent list.

   
   For information regarding the status of any agenda item, please call 215-2500 and our receptionist will direct your call to the appropriate staff member.

   **Ordinance Amendments:**
   None

   **Alley or Street Closures:**

   5. **TREVOR HILL**

   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.

   **Street or Subdivision Name Changes:**
6. **METROPOLITAN PLANNING COMMISSION**
   2015 Update to the Knoxville One Year Plan.

### Concepts/ Uses on Review:

**P  7. LONGMIRE SUBDIVISION**
West side of Tazewell Pk., north of E. Emory Rd., Commission District 8.

**8. ELY PARK - FIRST NATIONAL BANK OF ONEIDA**
   a. Concept Subdivision Plan
   South side of Millertown Pk., east of Ellistown Rd., Commission District 8.
   
   b. USE ON REVIEW
   Proposed use: Requesting removal of a condition regarding sidewalks/trails in the subdivision in PR (Planned Residential) District.

**9. LYONS CROSSING - FINAL PHASE - MESANA INVESTMENTS**
   a. Concept Subdivision Plan
   Northwest side of S. Northshore Dr., southwest side of Knightsbridge Dr., Commission District 4.
   
   b. USE ON REVIEW
   Proposed use: Detached Residential Subdivision in PR (Planned Residential) Pending District.

**10. MASSEY CREEK - HMH DEVELOPMENT, INC.**
   a. Concept Subdivision Plan
   
   b. USE ON REVIEW
   Proposed use: Detached Residential Subdivision in PR (Planned Residential) District.

**11. CABOT RIDGE - GLENNARD HARRINGTON**
   a. Concept Subdivision Plan
   North side of Rockford Ln., south side of Ridgepath Ln., Commission District 5.
   
   b. USE ON REVIEW
   Proposed use: Detached residential subdivision in PR (Planned Residential) District.
12. **CAMPBELL PARK - CAMPBELL STATION PARTNERS**  
a. **Concept Subdivision Plan**  

b. **USE ON REVIEW**  
Proposed use: Detached residential subdivision in PR (Planned Residential) District.

### Final Subdivisions:

<table>
<thead>
<tr>
<th>P 13.</th>
<th><strong>WESTLAND GARDENS</strong></th>
<th>10-SJ-14-F</th>
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<tbody>
<tr>
<td></td>
<td>South side of Westland Dr., west of Coile Lane, Commission District 5.</td>
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<tr>
<th>14.</th>
<th><strong>THE GLEN AT HARDIN VALLEY, PHASE I</strong></th>
<th>10-SK-14-F</th>
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<tr>
<th>15.</th>
<th><strong>JOHN H. ELLIS ESTATE</strong></th>
<th>3-SA-15-F</th>
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<tr>
<td></td>
<td>Southeast side of Strawberry Plains Pk., north side of Ellis Ln., Commission District 8.</td>
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<tr>
<th>16.</th>
<th><strong>EUPLE KECK SUBDIVISION</strong></th>
<th>3-SB-15-F</th>
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<tbody>
<tr>
<td></td>
<td>North Morris Rd., east of Greenwell Rd. at Western Rd., Commission District 7.</td>
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<tr>
<th>17.</th>
<th><strong>PROPERTY OF JOHNNY F LEACH RESUB. OF LOT 2 AND ADDITIONAL ACREAGE</strong></th>
<th>3-SC-15-F</th>
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<tbody>
<tr>
<td></td>
<td>Southwest side of High School Rd., northwest of Glenoaks Dr, Council District 5.</td>
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<tr>
<th>18.</th>
<th><strong>HARPER PROPERTIES, LP PERIMETER PARK ROAD</strong></th>
<th>3-SD-15-F</th>
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<tbody>
<tr>
<td></td>
<td>West side of Perimeter Park Rd., north of Kingston Pk., Commission District 3.</td>
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<tr>
<th>19.</th>
<th><strong>STRATFORD PARK, UNIT 4</strong></th>
<th>3-SE-15-F</th>
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<tr>
<th>20.</th>
<th><strong>ZACHARY'S POINT RESUBDIVISION OF LOTS 1-6 &amp; 31-39</strong></th>
<th>3-SF-15-F</th>
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<tbody>
<tr>
<td></td>
<td>South side of Pelleaux Rd., southwest of Norris Freeway, Commission District 6.</td>
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<tr>
<th>21.</th>
<th><strong>REGIONS BANK ON KINGSTON PIKE</strong></th>
<th>3-SG-15-F</th>
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<tr>
<td></td>
<td>South side of Kingston PK. At the intersection of S. Northshore Dr., Council District 2.</td>
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22. **LOOP ROAD VILLAS**  
South side of Loop Rd. east of Concord R., Commission District 5.

23. **BAKERTOWN STATION**  
Northeast side of Bakertown Station, southeast side of Ball Camp Pk, Commission District 3.

24. **JOHN GARNER PROPERTY RESUBDIVISION**  
At the northeast intersection of Riverside Dr. and Crestview St., Council District 6.

25. **COWAN'S ADDITION RESUBDIVISION OF LOT 107R AND PARCEL 017**  
Highland Ave. at Nineteenth St. and Laurel Ave., Council District 1.

### Rezonings and Plan Amendment/Rezonings:

26. **BARBARA HOOPER**  
   a. **Northwest City Sector Plan Amendment**  
      From LDR (Low Density Residential) to MDR (Medium Density Residential).
   
   b. **Rezoning**  
      From RP-1 (Planned Residential) @ up to 5 du/ac to RP-1 (Planned Residential) @ up to 16 du/ac.

27. **BRENT FARWICK**  
   Rezoning from C-3 (General Commercial) / H-1 (Historic Overlay) to R-1A (Low Density Residential) / H-1 (Historic Overlay).

28. **MARSHALL BRANTLEY FERRELL**  
East side Fox Rd., south of Donovan Ln., Commission District 3.  
   Rezoning from A (Agricultural) to OB (Office, Medical, and Related Services).

29. **EJM PROPERTIES**  
   Rezoning from PR (Planned Residential) @ 1-3 du/ac to PR (Planned Residential) @ up to 3.9 du/ac.

30. **SCHAAD PROPERTIES**  
North side Kingston Pike, west of Downtown West Blvd., Council District 2.  
   Rezoning from C-3 (General Commercial) to C-4 (Highway and Arterial Commercial).
31. **THE KROGER COMPANY**  

32. **UNIVERSITY OF TENNESSEE RESEARCH FOUNDATION**  

33. **JOHN L. SANDERS**  

34. **FARIS EID**  

35. **COLONEL J. D. EDDLEMON & HENRY J. BRIGHT, III**  

36. **RON BURRESS**  

37. **PRECISION CRAFTERS**  

38. **DARRELL & TERESA HURLEY**  
39. **THE MULCH COMPANY KNOXVILLE, LLC**  
Southeast side of S. Northshore Dr., just north of Bickerstaff Blvd.  

40. **MARY SETZER**  
North side of Chickamauga Ave., west of Huron St.  

41. **HARBWHITE PROPERTIES**  
Southwest side of Bridgewater Rd, north side of Walbrook Dr and I-40/I-75.  

**Other Business:**
None

**Adjournment**

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

- **KNOXVILLE CITY COUNCIL (REVISED)**  
  Amendments to the City of Knoxville Zoning Ordinance regarding definitions, appropriate zone districts and development standards for various group living facilities.  
  MPC File No. 12-B-13-OA

- **WILSON RITCHIE**  
  MPC File No. 3-F-10-SC

- **METROPOLITAN PLANNING COMMISSION**  
  MPC File No. 6-A-10-SAP

- **METROPOLITAN PLANNING COMMISSION**  
  MPC File No. 7-C-10-SP

- **WILLOW FORK - GRAHAM CORPORATION**  
  a. Concept Subdivision Plan  
  MPC File No. 11-SJ-08-C

  b. Use on Review  
  Proposed use: Retail subdivision in PC (Planned Commercial) & F (Floodway) District.  
  MPC File No. 11-H-08-UR

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Agenda Item No. | MPC File No.
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**HARRISON SPRINGS - EAGLE BEND DEVELOPMENT**

- Concept Subdivision Plan
- Use On Review
  Proposed use: Detached dwellings in PR (Planned Residential) District.

**BEN H. MCMAHAN FARM RESUBDIVISION OF PART OF TRACT 1**


**HARDIGREE - HERRON ADDITION RESUBDIVISION OF LOT 9**

North side of West Gallaher Ferry Dr, west of Hardin Valley Rd, Commission District 6.

**RESUBDIVISION OF GEORGE HOSKINS PROPERTY**

North side of N. Ruggles Ferry Pike, on a private right of way known as Rugby Lane, Commission District 8.

**CITY OF KNOXVILLE**

South side Joe Lewis Rd., east of Maryville Pike, Council District 1. Rezoning from I-3 (General Industrial) to R-1 (Low Density Residential).

**908 DEVELOPMENT GROUP**


- Central City Sector Plan Amendment
  From C (Commercial) to HDR (High Density Residential).
- One Year Plan Amendment
  From GC (General Commercial) to HDR (High Density Residential).
- Rezoning
  From C-3 (General Commercial) and I-4 (Heavy Industrial) to RP-3 (Planned Residential).

**BUFFAT MILL ESTATES - CLAYTON BANK & TRUST**


**SOUTHLAND ENGINEERING**