

# PUBLIC NOTICE

The Knoxville/Knox County Metropolitan Planning Commission will consider the following items which include applications for amendment to the City of Knoxville County Zoning Ordinance, subdivision, plat, final plat and development plans as selected below on August 12, 2010, at 1:30 p.m. in the Main Assembly Rm., City/County Bldg., 400 Main St., Knoxville, TN. Additional items will be advertised in the News Sentinel on July 30, 2010. Information related to these items may be seen in the office of the Metropolitan Planning Commission on the 4th Fl., City/County Bldg. MPC does not discriminate on the basis of disability. In its provision of services, programs, activities or benefits, if you need assistance or accommodation for a disability, please contact MPC at 215-2500 & we will be glad to work with you to satisfy any reasonable request. Review meetings on these items are held Tuesday, August 10 at 11:45 a.m. in the Small Assembly Room of the City/County Building and Thursday, August 12 at 12:00 p.m. in MPC's Conference Room.

## Ordinance Amendments

**METROPOLITAN PLANNING COMMISSION**  
Consideration of amendments to the City of Knoxville Zoning Code renumbered to the District R1-EN (Established Neighborhood) to EN-1 (Established Neighborhood) district and adding new EN-2 (Established Neighborhood) district.

## Subdivision Name Changes

**JESSE OVERBAY** - Change Western Hills to Parkgate, Southwest side Summertown Rd., southeast of Kingston Pike, southwest of Canton Hollow Rd. Commission District 5, Southwest County Sector.

## Plan Amendments

**MPC** - Northwest side W. Boxter Ave., southwest of N. Central St. One Year Plan Amendment from MU (Mixed Use), (L1-Light Industrial, GC-General Commercial), O-Office) to MDR (Medium Density Residential). Tax ID 81 N J 021.023-029. Council District 4, Central City Sector.

**JOE G. LATE** - South side Oak Ridge Hwy., east side Meadovon Ln., Northwest County Sector. Plan Amendment from LDR (Low Density Residential) to GC (General). Tax ID 90 D B 024. Commission District 6, Northwest County Sector.

**DAMON FALCONIER, NCARB** - North side W. Gov. John Sevier Hwy., east of Twin Creek Rd., South County Sector. Plan Amendment from LDR (Low Density Residential) to GC (General Commercial). Tax ID 136 112.02. Commission District 9, South County Sector.

## BOB GAGE, GBT REALTY CORPORATION

Southeast side Rutledge Pike, southwest side Shipetown Rd., Northwest County Sector. Plan Amendment from LDR (Low Density Residential) to NC (Neighborhood Commercial) or RC (Rural Commercial). Tax ID 42 045. Commission District 8, Northeast County Sector.

**PEEBL ESTONE CONDOMINIUMS HOA** - Southwest side Murphy Rd., southeast of Tazewell Pike, North City Sector. Plan Amendment from LDR (Low Density Residential) & HP (Hillside/Ridge Top Protection Areas) to MDR (Medium Density Residential) & HP (Hillside/Ridge Top Protection Areas). Tax ID 49 C E 001. Commission District 7, North City Sector.

**MPC** - Northeast side Bronner St., southeast side W. Quincy Ave., Central City Sector. Plan Amendment from LI (Light Industrial) to MDR (Medium Density Residential). Tax ID 81 K M 001-004. Council District 5, Central City Sector.

**MPC** - Northwest side W. Boxter Ave., southwest of N. Central St. Central City Sector. Plan Amendment from C (Commercial) to MDR (Medium Density Residential). Tax ID 81 N J 021.023-029. Council District 4, Central City Sector.

## Concepts

**BUFAI MILL ESTATES** (Referred back to MPC by City Council) - South side of Buford Mill Rd., north side of McIntire Rd., Council District 4.

**ODAR FACILITY** - Northwest side of Circle Ln., east of Westfield Rd., Council District 2.

**ROEFIELD** - South side of Westfield Dr., east side of Woodboro Rd., Commission District 5.

**WINTER PARK GARDENS** - Northeast side of Wallace Rd., just north of Tobias Ln., Commission District 4.

**CAMPBELL CREEK, PHASE 2** - East side of N. Campbell Station Rd., south of Yarnell Rd., Commission District 6.

**CHEROKEE RIDGE** - East side Schod Rd., south of Clinton Hwy., northwest end of Stekoa Ln., Council District 3.

## Final Subdivisions

**SALLIE R. JOHNSON ADDITION REPLAT OF LOT 1B** - Northeast corner of Gate Lane & Nightshade Campbell Creek Phase 2, Southeast side of Yarnell Rd., east of N. Campbell Station Rd., Commission District 6.

**DAMON'S ADDITION** - At the intersection of N. Central St. and East Boxter Ave. Council District 4.

**JIM HASSON PROPERTY** - North side of Sherwood Dr., east of Orchard Rd. Council District 6.

**STRONG & THOMPSON EAST END ADDITION** - Corner of S. Chestnut and Selma Ave. Council District 6.

**STRONG & THOMPSON EAST END ADDITION** - Corner of S. Chestnut and Selma Ave. Council District 6.

**THE HERITAGE AT ROEFIELD** - South side of Westfield Dr., east side of Woodboro Rd. Commission District 5.

**STRONG & THOMPSONS EAST END ADDITION** - Corner of S. Chestnut and Selma Ave. Council District 6.

**THE COTTAGE RETREAT** - Southwest side of

Edington Rd., northeast side of Wells Rd. Commission District 9.

**BLACK OAK HEIGHTS RESUBDIVISION OF PART OF LOT 5, 2428** - Northeast side of Primus Rd., south side of 17th Council District 5.

**ADEL REE PROPERTY** - Northwest quad of intersection of Meadovon Pike and Adel Ree Park. Council District 3.

**NORMA HERON PROPERTY LOT 1** - West side of Williams Rd., northwest of Starting Hawk Way. Commission District 6.

**EASTPORT SCHOOL REPLAT OF LOT 2R** - South side of Bethel Ave., west side of McConnell St. Council District 6.

**SANDERSOHL GREN PROPERTY** - At intersection of N. Broadway and W. Jackson Ave. Council District 6.

**WELLS PROPERTY** - North side of MacCompton Rd., northeast of Martin Mill Pike. Commission District 9.

**BRANDYME AT TURKEY CREEK PHASE 1** - West side of Fritz Rd., south of Campbell Station Rd. Commission District 6.

**BISHOP RIDGE RESUBDIVISION OF LOT 1B-1** - East side of Bishop Rd., south of N. meadow Blvd. Commission District 6.

**THE VILLAGE AT HARDIN VALLEY** - South side of Hardin Valley Rd., east of Bryant Lane. Commission District 6.

## Rezoning

**JOE G. LATE** - South side Oak Ridge Hwy., east side Meadovon Ln., Rezoning from OA (Office Park) to CA (General Business). Tax ID 90 D B 024. Commission District 6, Northwest County Sector.

**PATRICK W. FULTZ** - Northwest side Minge Ave., north of Middlebrook Pike. Rezoning from 1-2 (Restricted Manufacturing and Warehousing) & 1-4 (Heavy Industrial) to 1-3 (General Industrial). Tax ID 94 E 014. Council District 1-2 or 1-4. Council District 3, Northwest County Sector.

**LINDA HURD** - Northeast and Messer Ln., northeast of Weaver Rd., Rezoning from A (Agricultural) to RA (Low Density Residential). Tax ID 78 109. Commission District 6, Northwest County Sector.

**HUNTER VALLEY FARM** - Northwest side Hunter Valley Ln., east of Keller Bend Rd., Rezoning from A (Agricultural) to T (Transition). Tax ID 153 portion of 0406. Map on file at MPC. Commission District 4, Southwest County Sector.

**DAMON FALCONIER, NCARB** - North side W. Gov. John Sevier Hwy., east of Twin Creek Rd., Rezoning from A (Agricultural) to CB (Business and Manufacturing). Tax ID 136 112.02. Commission District 9, South County Sector.

**BOB GAGE, GBT REALTY CORPORATION**  
Southeast side Rutledge Pike, southwest side Shipetown Rd., Rezoning from A (Agricultural) to CR (Rural Commercial). Tax ID 42 045. Commission District 8, Northeast County Sector.

**PEEBL ESTONE CONDOMINIUMS HOA** - Southwest side Murphy Rd., southeast of Tazewell Pike. Rezoning from RB (General Residential) & A (Agricultural) to PR (Planned Residential). Tax ID 49 C E 001. Commission District 7, North City Sector.

**METROPOLITAN PLANNING COMMISSION**  
General rezoning of the Westmoreland area north of Westland Drive and west of Northshore Drive (map shown below). Rezoning from R-1 (Low Density Residential) to EN-2 (Established Neighborhood-Proposed). Council District 2, West City Sector.

**MPC** - Northwest side W. Boxter Ave., southwest of N. Central St. Rezoning from 1-2 (Restricted Manufacturing and Warehousing) to R-1A (Low Density Residential). Tax ID 81 N J 021.023-029. Council District 4, Central City Sector.

## Uses On Review

**CLAYTON BANK & TRUST** (Referred back to MPC by City Council) - South side of Buford Mill Rd., north side of McIntire Rd., Proposed use: Detached dwellings in R-P-1 (Planned Residential) District. Tax ID 81 M D 138 & 30.02. 066 PA 25.26.28 & 28.01 071 AB 2.22 & 22.01. Council District 4, East City Sector.

**YOUR KIDN-WE** - West side of Tazewell Pike, north of Fairview Rd., Proposed use: Child Day Care Facility - up to 48 children in CA (General Business) District. Tax ID 21 01001. Commission District 8, Northeast County Sector.

**DAVID WYATT** - Southeast side of W. Beaver Creek Dr., east of Weaver Rd., Proposed use: School bus parking in A (Agricultural) District. Tax ID 78 100. Commission District 6, Northwest County Sector.

**KCDC & PARTNERS DEVELOPMENT** - Northwest side of Selma Ave., southwest side of S. Chestnut St. Proposed use: Duplexes in R-1 (Low Density Residential) District. Tax ID 82 N Q 018, 019 & 020. Council District 6, East City Sector.

**M.A. SCHUBERT, JR.** - South side of Westland Dr., east side of Woodboro Rd., Proposed use: Detached Residential Subdivision in PR (Planned Residential) District. Tax ID 144 078.06. Commission District 5, Southwest County Sector.

**KCDC & PARTNERS DEVELOPMENT** - Southeast side of Selma Ave., southwest side of S. Chestnut St. Proposed use: Duplexes in R-1 (Low Density Residential) District. Tax ID 82 N P 010, 011, 012, 013 & 014. Council District 6, East City Sector.

**BENCHMARK ASSOCIATES, INC.** - Northeast side of Wallace Rd., just north of Tobias Ln., Proposed use: Attached Residential Subdivision in PR (Planned Residential) District. Tax ID 133 K A 00401. Commission District 4, West City Sector.

**FLENNIKEN HOUSING, LP** - North side of Flanniken Ave., east side of Maryville Pike., Proposed use: Multi-dwelling Development (Permanent Supportive Housing) in O-1 (Office, Medical, and Related Services) District. Tax ID 109 I F 013. Council District 1, South County Sector.

