



QUARTERLY SUMMARY OF METROPOLITAN PLANNING COMMISSION ACTIONS

SECOND QUARTER 2013: APRIL - JUNE

Knoxville/Knox County Metropolitan Planning Commission
August 9, 2013

Quarterly Report MPC ACTIONS 2nd Quarter – 2013

Plans, Studies and Reports

Case No.	Jurisdiction	Request	Action
2-A-13-SP	City-County	South County Sector Plan Update as amended by County Commission	MPC adopted City & County made operative
3-A-13-OYP	City	2013 One Year Plan Update	MPC recommended approval Council adopted

Sector Plan Amendments

Case No.	Jurisdiction	Request	Action
3-A-13-SP	County 9	Browder Recycling. 5 acres in South Knox County on Valgro Road from LI to HI	MPC adopted Commission approved
4-A-13-SP	City 2	Rufus Smith. 2.2 acres on Deane Hill at Winchester from LDR to MDR	MPC recommended approval
4-B-13-SP	City 6	John McCay. 0.3 acres on Linden Road in the Burlington area from C to MDR	MPC adopted Council approved
4-D-13-SP	City 3	Knox County. 2.7 acres on Middlebrook Pike at Francis from PI to NC and O	MPC adopted O Council approved O on 1 lot and initiated plan amendment
4-E-13-SP	County 8	D.J. Corcoran. 0.2 acres on Tazewell Pike at Ridgeview from Ag/RR to RC	MPC adopted Commission approved
5-A-13-SP	County 6	Rufus Smith. 1.7 acres at Ball Camp and Andes from LDR & C to MDR	Withdrawn by applicant
6-A-13-Sp	County 5	Choto Partners. 2.5 acres on Plum Creek Dr. in the Boxwood Hills S/D from LDR to HDR	Postponed
6-B-13-SP	County 8	Darrell Braden. 0.6 acres on Clear Springs Rd near Arnold Ln from LI to LDR	MPC adopted
6-C-13-SP	County 8	MPC for Jack Walker. 0.3 acres on Tillett Ln in Corryton from NC to RC	MPC adopted

City One Year Plan Amendments

Case No.	Jurisdiction	Request	Action
4-A-13-PA	City 6	Hatcher-Hill. 0.4 acres on Gay Street and Broadway from GC to CBD	MPC recommended approval Council approved
4-B-13-PA	City 2	Rufus Smith. 2.2 acres on Deane Hill at Winchester from LDR to MDR	MPC recommended approval
4-C-13-PA	City 6	John McCay. 0.3 acres on Linden Road in the Burlington area from GC to MDR	MPC recommended approval Council approved
4-D-13-PA	City 3	Knox County. 2.7 acres on Middlebrook Pike at Francis from P to NC and O	MPC recommended O Council approved O on 1 lot and initiated plan amendment

Quarterly Report
MPC ACTIONS
2nd Quarter – 2013

Subdivision Regulations – New or Revised Concept Plans - Residential

Case No.	Jurisdiction	Request	Action
4-SA-13-C	City 2	Westland Place. 9.1 acres at Westland and Morrell into 17 residential lots in R-1 zone	MPC approved
5-SA-13-C	County 6	Cureton Road S/D. 12.4 acres on Cureton Road near Ball Camp into 34 lots in PR zone	MPC approved
5-SB-13-C	County 8	Kinleys Canyon. Revised concept plan for 10.6 acres into 7 lots in PR zone	MPC approved
5-SC-13-C	City 2	Nubbins Wood. 1.6 acres on extended Shadyland Dr into 3 lots in R-1 zone	Withdrawn
5-SD-13-C	County 6	Meadowview. 21.2 acres on Middlebrook Pike into 74 lots in PR zone	MPC approved
5-SE-13-C	County 5	Jefferson Park West. 15.5 acres on Fredricksburg Blvd into 59 lots in PR zone	MPC approved
6-SA-13-C	County 6	Boulder Point. 13.7 acres on Stanley Rd, near Clinton Hwy into 46 lots in PR zone	MPC approved
6-SB-13-C	County 6	Brandywine. Off-site ROW issues on 13.3 acres on Fretz Rd near Campbell Station	Postponed
6-SC-13-C	County 6	Hunters Way. 14.8 acres on Hardin Valley Rd into 42 lots in PR zone	MPC approved
6-SD-13-C	County 5	Jefferson Park West. 10.7 acres on Charlottesville Blvd into 33 lots in PR zone	MPC approved

Subdivision Regulations – New or Revised Concept Plans – Nonresidential

Case No.	Jurisdiction	Request	Action

Subdivision Regulations – Extensions of Concept Plans

Case No.	Jurisdiction	Request	Action

Subdivision Regulations Amendments

Case No.	Jurisdiction	Request	Action

Quarterly Report
MPC ACTIONS
2nd Quarter – 2013

Subdivision Regulations – Final Plats Approved

Case No.	Jurisdiction	Request
4-SA-13-F	County 8	Brady property. 1.5 acres into 1 lot w/variance for minimum lot frontage
4-SB-13-F	County 8	Etherton property. 17.9 acres in 4 lots
4-SC-13-F	City 3	Cumberland Estates. 0.8 acres into 2 lots w/variances for easements
4-SD-13-F	City 4	Staub, VanGelder and Henderson Addition. 1.4 acres into 1 lot w/variances for radii
4-SE-13-F	City 3	Easterly property. 2.4 acres into 2 lots w/variances for ROW, radius, easements
4-SF-13-F	County 6	Yarnell Station, Unit 2. 18 acres into 41 lots
4-SG-13-F	City 5	Robbins Addition. 0.4 acres into 2 lots w/variance for easement
4-SH-13-F	City 4	Sharp property. 1.7 acres into 2 lots w/variances for easements
4-SI-13-F	County 7	Windstone and Johnson's Addition. 7.1 acres into 3 lots
2-SB-13-F	County 6	DENIED Johnston property. 4.5 acres into 2 lots w/variances for road standards
5-SA-13-F	County 9	Rhoton & Burgin property. 16.5 acres into 5 lots
5-SB-13-F	City 2	Westminster. 5.0 acres into 2 lots w/variance for ROW
5-SC-13-F	County 6	Hardin Crown Center. 1.0 acre – no new lots.
5-SD-13-F	County 8	Kinleys Canyon. 10.6 acres into 7 lots
5-SE-13-F	County 6	Cascade Falls. 3.0 acres into 7 lots w/variance for JPE grade
5-SF-13-F	City 2	The Market Place. 1.6 acres into 1 lot w/variance for ROW and easements
5-SG-13-F	County 5	Wilhoite property. 3.3 acres into 1 lot w/variances for ROW and easements
5-SH-13-F	City 1	Yellowstone Addition. 1.0 acres into 2 lots w/variances for ROW and easements
5-SI-13-F	City 5	Lavaun Addition. 1.0 acres into 1 lot w/variance for easement
5-SJ-13-F	City 2	Kenon Park. 2.2 acres into 4 lots
10-SG-12-F	County 6	Kaplan property. 4.5 acres into 5 lots
6-SA-13-F	City 2	Mencer property. 2.5 acres into 3 lots
6-SB-13-F	County 9	Hefner property. 12.2 acres into 3 lots
6-SC-13-F	City 2	Lincoln Park. 1.0 acres into 1 lot w/variance for easement
6-SD-13-F		Withdrawn prior to publication
6-SE-13-F	County 5	Benson property. 19.5 acres into 3 lots
6-SF-13-F	County 4	Mitchell property. 4.8 acres into 2 lots w/variance for easements
6-SG-13-F	City 4	Lewis property. 3.3 acres into 4 lots
6-SH-13-F	City 2	Rotherwood. 0.7 acres into 2 lots w/variances for ROW, easements
6-SI-13-F	County 6	Pellissippi Village. 13.0 acres into 46 lots
6-SJ-13-F	City 6	Sansom Sports Complex. 12.3 acres into 1 lot w/variances for ROW, radii
6-SK-13-F	County 4	Summit at Rock Hill. 5.9 acres into 23 lots
6-SL-13-F	City 3	Overbrook Addition. 1.0 acres into 3 lots
6-SM-13-F	City 2	Rotherwood Addition. 1.6 acres into 3 lots

17 City, 16 Balance of County

Quarterly Report MPC ACTIONS 2nd Quarter – 2013

Zoning – Changes to the Zoning Map

Case No.	Jurisdiction	Request	Action
3-D-13-RZ	County 9	Browder Recycling. 4.5 acres on Valgro Road from LI and A to I	MPC recommended approval Commission approved
4-A-13-RZ	City 6	Hatcher-Hill. 0.4 acres on Gay Street and Broadway from C-3 to C-2	MPC recommended approval Council approved
4-B-13-RZ	City 2	Rufus Smith. 2.2 acres on Deane Hill at Winchester from R-1 to RP-1	MPC recommended PR<10dua
4-C-13-RZ	City 6	John McCay. 0.3 acres on Linden Road in the Burlington area from C-3 to R-2	MPC recommended approval Council approved
4-D-13-RZ	City 3	Donald Roberts. 1.9 acres on Francis Road north of Bearden View Lane from A-1 to R-1	MPC recommended approval Council approved
4-E-13-SP	County 8	D.J. Corcoran. 0.2 acres on Tazewell Pike at Ridgeview from A to CD	MPC recommended approval Commission approved
4-F-13-RZ	County 6	Primos Land Co. 12.4 acres on Cureton Road near Ball Camp from A to PR<5dua	MPC recommended approval Commission approved
4-G-13-RZ	City 2	Forest Heights. General rezoning of neighborhood from R-1 to R-1E	Postponed, then replaced with 4-H-13-RZ
4-H-13-RZ	City 2	Forest Heights. Revised area for general rezoning of neighborhood from R-1 to R-1E	Tabled
12-D-12-RZ	County 6	Philip Garrett. 31 acres east of Schaeffer Road from PC and BP to CA and OB with TO	MPC recommended OB and PR Commission DENIED
5-A-13-RZ	County 6	Holrob Thomas. 13.2 acres on Waterville Ln near Schaeffer Rd from BP/TO to OB/TO	MPC recommended approval Commission approved
5-B-13-RZ	County 8	Darolyn Duncan. 1.3 acres on Millertown Pike near Legg Rd from A to PR	MPC recommended PR<2dua Commission approved
5-C-13-RZ	City 6	Apex Homes. 0.8 acres on Brooks Ave near Pleasant Knoll from C-3 and R-1 to R-1A	MPC recommended R-1 Withdrawn by applicant
5-D-13-RZ	County 6	Rufus Smith. 1.7 acres at Ball Camp and Andes from CA to PR<12dua	Withdrawn by applicant
5-E-13-RZ	City 3	Terry Patton. 0.2 acres on Lantana Ln near Gap Road from R-1 to R-1A	MPC recommended approval Council approved
5-F-13-RZ	County 8	Leon Sherrod. 103 acres on Arnold Lane from PR to A	MPC recommended approval Commission approved
6-A-13-RZ	County 4	Ray Williams. 2.6 acres on Dogwood Lane at Dogwood Drive from RA to A	MPC recommended approval
6-B-13-RZ	County 6	Alvin Austin. 1.8 acres on Zion Lane near Ball Road from A to RA	MPC recommended approval
6-C-13-RZ	County 5	Choto Partners. 2.5 acres on Plum Creek Dr. in Boxwood Hills from RA to PR<35 dua	Postponed
6-D-13-RZ	County 6	Huber Properties. 26.6 acres on Hardin Valley Rd from A/TO to PC/TO	Postponed
6-E-13-RZ	County 3	Adams family. 0.3 acres on S.Peters Rd near Sony Ln from RA to OA	MPC recommended approval
6-F-13-RZ	City 4	Knox Farmers Co-op. 1.5 acres on Asheville Hwy near Ruggles Dr from C-3 to C-4	MPC recommended approval
6-G-13-RZ	County 8	Darrell Braden. 0.6 acres on Clear Springs Rd near Arnold Ln from A to RA	MPC recommended approval
6-H-13-RZ	County 8	MPC for Jack Walker. 0.3 acres on Tillett Ln in Corryton from RB to CR	MPC recommended approval

9 City, 15 County

Quarterly Report MPC ACTIONS 2nd Quarter – 2013

Zoning – Development Plans

Case No.	Jurisdiction	Request	Action
4-B-13-UR	City 1	Aslan Foundation. Park and parking lot on Cherokee in RP-1 and R-1 zone	MPC approved
4-C-13-UR	City 4	Ronnie Phillips. Duplex on Washington Pike in RP-1 zone	MPC approved Appealed to Council
4-D-13-UR	County 6	Webb/Christopher School. Child day care center on Andes Road in PR zone	Withdrawn prior to meeting
5-A-13-UR	County 6	Janice Lovelace. Reduction of peripheral boundary to 20 feet in PR zone	MPC approved
5-B-13-UR	County 6	Cureton Road S/D. 12.4 acres on Cureton Road near Ball Camp into 34 lots in PR zone	MPC approved
5-C-13-UR	City 4	Anthony Leiser. 2 duplexes on 1.1 acres on Valley View Road in RP-1 zone	MPC approved
5-D-13-UR	City 4	Valley View Baptist Church. Expansion of church parking lot in RP-1 zone	MPC approved
5-E-13-UR	County 6	Meadowview. 21.2 acres on Middlebrook Pike into 74 lots in PR zone	MPC approved
5-F-13-UR	County 5	Jefferson Park West. 15.5 acres on Fredricksburg Blvd into 59 lots in PR zone	MPC approved
5-H-13-UR	City 2	Flournoy Development. 250 unit apartment development on 10.2 acres on Thunderhead Road in TC-1 zone	Postponed to August
6-A-13-UR	City 2	Arland Car Wash. Car wash on Kingston Pike near Moss Grove Blvd in PC-1 zone	Postponed
6-B-13-UR	County 7	Jaccard Construction. Reduction of peripheral boundary to 25 feet in PR zone	MPC approved
6-D-13-UR	County 6	Hunters Way. 14.8 acres on Hardin Valley Rd into 42 lots in PR zone	MPC approved

6 City, 7 County

Zoning – Uses on Review

Case No.	Jurisdiction	Request	Action
4-A-13-UR	City 4	Damon Falconnier. Expansion of church and parking lot on Alice Bell Rd in R-1 zone	MPC approved
5-G-13-UR	City 2	Trent Construction. Duplex on 0.6 acres on Morrell Road in R-1 zone	MPC approved
6-C-13-UR	City 5	Gatto and Ball. 8 multi-dwelling units on 0.8 acres on Dutch Valley Rd in R-1A zone	MPC approved

3 City

Quarterly Report
MPC ACTIONS
2nd Quarter – 2013

Zoning Ordinance Amendments

Case No.	Jurisdiction	Request	Action
4-A-13-OA	City	Regulations related to funeral establishment, crematories & columbaria	MPC recommended approval Council approved
5-A-13-OA	City	Establishing a Corridor Overlay zone district	MPC recommend approval Council postponed

Alley and Street Closures

Case No.	Jurisdiction	Request	Action
3-A-13-AC	City 2	Pike Enterprises. Alley between Kingston Pike and Homberg Drive	MPC recommended approval
5-A-13-SC	City 2	Site, Inc. Portion of Town Center Blvd in Northshore Town Center	MPC recommended approval Council approved

Street and Subdivision Name Changes

Case No.	Jurisdiction	Request	Action

Other Business

Case No.	Jurisdiction	Request	Action
4-A-13-OB	County	Similar use determination for a metal recycling facility in the EC zone	MPC approved
4-B-13-OB	City	Mayor's Report on Preservation	MPC recommended approval
4-C-13-OB	City	City's Capital Improvement Plan and Program for FY 2014-19	MPC recommended approval
5-A-13-OB	County	Similar use determination for vet clinic with limited boarding of animals	MPC approved
5-B-13-OB	MPC	MPC budget for FY2013-14	MPC approved
6-A-13-OB	MPC	Appeal by St. John's Cathedral of DENIAL of demolition by Downtown Design Review Board	MPC upheld the appeal and approved the demolition.

109 Action Items in Quarter