



# QUARTERLY SUMMARY OF METROPOLITAN PLANNING COMMISSION ACTIONS

**FOURTH QUARTER 2011: OCTOBER-DECEMBER**

Knoxville/Knox County Metropolitan Planning Commission  
January 4, 2012



Quarterly Report  
MPC ACTIONS  
4<sup>th</sup> Quarter – 2011

Plans, Studies and Reports

Case No.	Jurisdiction	Request	Action
12-A-11-SAP	City	Hillside and Ridgetop Protection Plan as initiated by City Council	Transmitted back with no recommendation Council approved
12-A-11-SAP	County	Hillside and Ridgetop Protection Plan as initiated by County Commission	Transmitted back with no recommendation Commission expected to consider in January

Sector Plan Amendments

Case No.	Jurisdiction	Request	Action
10-A-11-SP	County 8	Celine Nguyen. 1 acre on Strawberry Plains Pk from LDR to GC	Denied
10-B-11-SP	City 3	Ken Frazier. 1 acre on Hinton Dr from LDR to O	MPC adopted Council approved
10-C-11-SP	County 4	Northshore Pellissippi Storage. 2 acres on Northshore from O to C	Withdrawn by applicant
12-A-11-SP	City 6	DMS Properties. 3.6 acres on Boruff St. from LI to HI	Denied

City One Year Plan Amendments

Case No.	Jurisdiction	Request	Action
10-B-11-PA	City 3	Ken Frazier. 1.7 acres on Western Ave from LDR to GC	MPC recommended approval Council approved
10-C-11-PA	City 3	Ken Frazier. 1 acre on Hinton Dr from LDR to O	MPC recommended approval Council approved

Quarterly Report  
MPC ACTIONS  
4<sup>th</sup> Quarter – 2011

Subdivision Regulations – New or Revised Concept Plans - Residential

Case No.	Jurisdiction	Request	Action
10-SA-11-C	County 5	Falcon Pointe, Unit 4. 128 lots on 45.3 acres (2.8 dua)	MPC approved
11-SA-11-C	County 6	Greenbrook, Unit 4, and Teal Creek. 125 lots on 35.3 acres (3.5 dua)	MPC approved

Subdivision Regulations – New or Revised Concept Plans – Nonresidential

Case No.	Jurisdiction	Request	Action
12-SA-11-C	City 5	Chester Cochran property. 4.9 acres of developed land into 6 lots on Dutch Valley	MPC approved
12-SB-11-C	County 6	Deer Park. 100.7 acres into 46 lots	MPC approved

Subdivision Regulations – Extensions of Concept Plans

Case No.	Jurisdiction	Request	Action

Subdivision Regulations Amendments

Case No.	Jurisdiction	Request	Action
10-C-11-OA	City County	Amendments regarding scale of drawing and size of sheet for plats	MPC adopted Council approved Commission approved

Quarterly Report  
MPC ACTIONS  
4<sup>th</sup> Quarter – 2011

Subdivision Regulations – Final Plats Approved

Case No.	Jurisdiction	Request
9-SC-11-F	County 7	Susan Kinnard property. Withdrawn by applicant.
9-SD-11-F	City 6	White Lily Foods. 2.5 acres into 2 lots w/variance for easements
9-SF-11-F	City 4	Millertown Commercial Center. Postponed
10-SA-11-F	City 3	Estonia Gardens. 0.9 acres into 3 lots
10-SB-11-F	County 8	Hudson property. 7.7 acres into 3 lots
10-SC-11-F	County 8	McMahan property. 8.5 acres into 3 lots
10-SD-11-F	City 5	Alpine Meadows, Unit 5. 11.3 acres into 1 lot w/variance for easements
10-SE-11-F	City 2	Kroger. 21.2 acres into 5 lots
10-SF-11-F	City 3	Western Scrap Metal. 3.6 acres into 1 lot w/ variances for ROW and radius
10-SG-11-F	City 4	Elavon. 11.9 acres into 1 lot w/ variance for easements
10-SH-11-F	County 5	Falcon Pointe, Unit 3. 0.9 acres into 6 lots
10-SI-11-F	County 6	Campbell Creek. 2.5 acres into 10 lots
10-SJ-11-F	County 7	Childress Place, Unit 2. 3.1 acres into 10 lots
10-SK-11-F	County 6	Lane Family VIII, LLC. 1.2 acres into 3 lots
11-SA-11-F	County 6	Cagley property. 11.4 acres into 2 lots
11-SB-11-F	City 2	Cartref. Postponed
11-SC-11-F	City 3	W & L Properties/Trinity Church. 1.8 acres into 2 lots w/variances for radius and easements
11-SD-11-F	City 2	Westwood. 0.8 acres into 2 lots w/variances for easements and remainder
11-SE-11-F	County 6	Chesney Hills. 4.2 acres into 16 lots
6-SA-11-F	County 8	Church of God. 0.3 acres into 1 lot w/variance for easement
12-SA-11-F	City 6	W. Jackson Ave. 1.9 acres into 1 lots w/variances for easements and radius
12-SB-11-F	County 8	Madgett property. 8 acres into 2 lots
12-SC-11-F	City 5	Forest Park. 0.2 acres into 1 lot w/variance for radius
12-SD-11-F	County 8	Ogle property. 4 acres into 2 lots
12-SE-11-F	City 2	Woodland Terrace. 0.4 acres into 1 lot w/variance for easements
12-SF-11-F	City 6	Silver Leaf, Phase 2. 2.4 acres into 11 lots w/variance for easements
12-SG-11-F	County 5	Mencer property. 2.2 acres into 2 lots w/variances for ROW and easements
12-SH-11-F	City 1	King Farm. 1.1 acres into 1 lot w/variance for easements
12-SI-11-F	County 5	Falcon Pointe. 1.9 acres into 10 lots
12-SJ-11-F	City 2	Montview. 0.5 acres into 1 lots w/variance for easements
12-SK-11-F	City 2	Rogers Cadillac. 5 acres into 2 lots w/variances for easements

Quarterly Report  
MPC ACTIONS  
4<sup>th</sup> Quarter – 2011

Zoning – Changes to the Zoning Map

Case No.	Jurisdiction	Request	Action
9-A-11-RZ	County 6	Fred Langley. 10 acres on Dutchtown Rd from CB/TO to CB	Denied
10-A-11-RZ	County 6	Hardin Valley Church. 5 acres on Hardin Valley Rd from A to CA	Denied
10-B-11-RZ	County 8	Celine Nguyen. 1 acre on Strawberry Plains Pk from A to CB	Denied
10-C-11-RZ	County 4	Northshore Pellissippi Storage. 2 acres on Northshore from OB to CA	Withdrawn by applicant
10-D-11-RZ	City 3	Ken Frazier. 1.7 acres on Western Ave from R-1 to C-4	MPC recommended approval Council approved
10-E-11-RZ	City 3	Ken Frazier. 1 acre on Hinton Dr from R-1 to O-1	MPC recommended approval Council approved
10-F-11-RZ	County 6	Erin Presley. 2.5 acres on Stamps Lane from A to RA	MPC recommended approval Commission approved
10-G-11-RZ	City 2	Will Ferguson. 0.3 acres on Sutherland Ave from C-1 to R-3	MPC recommended R-3 Council approved
10-H-11-RZ	City 6	Hatcher-Hill. 0.8 acres on Sutherland Ave from C-6 to O-1	MPC recommended approval Council approved
10-I-11-RZ	County 8	JT Chapman. 3.8 acres on Asheville Hwy from CA to CB	MPC recommended approval Commission approved
10-J-11-RZ	County 8	Walter McMillan. 3.1 acres on Ruggles Ferry Rd from A to RA	MPC recommended approval Commission approved
11-A-11-RZ	City 3	Daniel and Amanda Watson. 3.5 acres on Robinson Rd from A-1 to R-1A	MPC recommended approval Council approved
12-A-11-RZ	City 6	DMS Properties. 3.6 acres on Boruff St. from I-3 to I-4	Denied
12-B-11-RZ	City 2	Gerald Boorse. 1.4 acres on Middlebrook Pk from I-2 to C-6	MPC recommended approval
12-C-11-RZ	County 6	Scott Williams. 6 acres on Meredith Rd from PR and RB to A	MPC recommended approval
12-D-11-RZ	City 5	Harvey Bowman. 1 acre on Dutch Valley Rd from R-1 to R-2	MPC recommended approval
12-E-11-RZ	City 2	Sam Furrow. 3.5 acres on Simmons Rd from C-6/TO-1 to I-3/TO-1	MPC recommended approval

Quarterly Report  
MPC ACTIONS  
4<sup>th</sup> Quarter – 2011

**Zoning – Development Plans**

Case No.	Jurisdiction	Request	Action
10-A-11-UR	City 2	Abiding Glory Ministries. Church on Kirby Road in RP-1 zone	MPC approved
10-C-11-UR	County 5	Falcon Pointe, Unit 4. 128 lots on 45.3 acres (2.8 dua) in PR zone	MPC approved
11-B-11-UR	County 6	Greenbrook, Unit 4, and Teal Creek. 125 lots on 35.3 acres (3.5 dua) in PR zone	MPC approved
11-D-11-UR	County 6	Chesney Hills. Reduced setbacks on development plan in PR zone.	MPC approved
11-E-11-UR	City 2	Chuy's Restaurant. Restaurant in PC-1 zone on Kingston Pike	MPC approved
12-B-11-UR	County 6	Pet Safe. Business and parking expansion in PC/TO zone on Pet Safe Way	MPC approved

**Zoning – Uses on Review**

Case No.	Jurisdiction	Request	Action
10-B-11-UR	City 1	Jason Stephens. Duplex on Jonathan Rd in R-1 zone	Withdrawn by applicant
11-A-11-UR	City 2	Rev. Alan Smith. Expansion of church, school, and child care on Dutchtown Road in A-1 district	Postponed
11-C-11-UR	County 5	Market at Choto. Revised site plan in CN zone at Northshore Dr and Choto Rd	MPC approved
12-A-11-UR	County 6	The Enclave, Phase 2. Apartment development in OB zone on Greenland Way	MPC approved

**Zoning Ordinance Amendments**

Case No.	Jurisdiction	Request	Action
10-A-11-OA	City	Amendments to City Sign Code regarding sign height	MPC recommended approval City postponed six months
10-B-11-OA	County	Amendments regarding pain management clinic as use-on-review	MPC recommended approval County adopted
12-A-11-OA	County	Amendments to County Sign Code regarding billboards and EMC	MPC recommended approval
12-B-11-OA	City	Amendments regarding Electric Security Fences	MPC recommended no changes to zoning code

Quarterly Report  
MPC ACTIONS  
4<sup>th</sup> Quarter – 2011

**Alley and Street Closures**

Case No.	Jurisdiction	Request	Action
10-A-11-SC	City 1	Phillip Fulmer Way	MPC recommended approval in December
10-B-11-SC	City 1	Peyton Manning Pass	MPC recommended approval in December
11-A-11-SC	City 1	Tee Martin Drive	MPC recommended approval in December
12-A-11-SC	City 5	Stonewall Street from Ely Ave to alley	Postponed
12-B-11-SC	City 5	Ely Ave from Stonewall to edge of first property	Postponed

**Street and Subdivision Name Changes**

Case No.	Jurisdiction	Request	Action
10-A-11-SDNC	County 5	Subdivision name change from The Livery to Thorngate	MPC approved

**Other Business**

Case No.	Jurisdiction	Request	Action
11-A-11-OB	City	Plans of Service for annexations	MPC recommended approval
11-B-11-OB	MPC	Nomination of Officers for 2012	Longmire – Chair Carey – Vice-chair
12-A-11-OB	MPC	Election of Officers for 2012	Longmire – Chair Carey – Vice-chair