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Date: 05/10/18

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#### PUBLIC NOTICE

The Knoxville/Knox County Metropolitan Planning Commission will consider the following items as specified below on June 14, 2018, at 1:30 p.m. in the Main Assembly Rm., City/County Bldg., 400 Main St., Knoxville, TN. Information related to these items may be seen in MPC's office 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 865-215-2500, and we will be glad to work with you to satisfy any reasonable request. A review meeting on these items will be held Tuesday, June 12, 2018, at 11:30 a.m. in the Small Assembly Room of the City/County Bldg.

#### Alley Closure

CITY OF KNOXVILLE - Request closure of Unnamed alley between Patton St and eastern terminus City Block 07341 Council District 6, Central City Sector.

#### Street Name Changes

CHAD ROBERTS - Change Red Bluff Way to 'Mereditth Lynn Way' between Park Shadow Way and terminus Commission District 8, Northeast County Sector.

CHAD ROBERTS - Change Park Valley Way to 'Parker Harrison Way' between Red Bluff Way and southern terminus Commission District 8, Northeast County Sector.

#### Plan Amendments

KEN GILREATH - South side Strawberry Plains Pike, east of E. Governor John Sevier Hwy. East County Sector Plan Amendment from LDR (Low Density Residential) to GC (General Commercial). Tax ID 84 114. Commission District 8, East County Sector.

#### Concepts

VILLAS AT TERRA'S POINT - Southwest side of Brown Gap Rd., northwest and southeast side of Teras Point Way Commission District 7.

FOUNTAINHEAD VILLAGE - Northwest side of Tazewell Pike, northwest end

of Fountainhead Ln. Commission District 2.

GRASSY CREEK - South side of Oak Ridge Hwy., east and west side of Schaad Rd. Commission District 6.

HAYDEN HILL - FUTURE UNITS - East side of Sam Lee Rd., west of Solway Rd. Commission District 6.

#### Finals

ELY PARK, PHASE II - At the current terminus of the paved portion of Palace Green Rd, south east of Miller-town Pike Commission District 8.

PENROSE FOREST - South side of Nubbin Ridge Rd, east of Wallace Rd Commission District 4.

MOUNTAIN VIEW MEADOW - North of Hatmaker Lane, northeast of Hopper Lane Commission District 6.

BOULDER POINT, PHASE 4 - At the terminus of the current paved right of way of Poplar Grove Lane, north of Boulder Point Lane Commission District 6.

FORT SANDERS REGIONAL MEDICAL CENTER - Highland Ave, Eighteenth St, Laurel Ave, and Nineteenth St. block Council District 1.

WEBB ON GREENWELL RD - Southwest side of Greenwell Rd, southeast of Western Rd Commission District 7.

SPARKS FAMILY LLC - At the intersection of Merchant Dr and Tillery Rd Council District 5.

HARPERS COVE - West side of S Northshore Dr, north of Charlottesvile Blvd. Commission District 5.

J H MCCAMPBELL ADDITION RESUB - North side of Bernhurst Dr across from intersection of Baugh Rd Council District 4.

HANLEY HALL, RESUBDIVISION OF LOTS 13-14 & 32-33 - At the terminus of Capricorn Lane and Taurus Lane Commission District 5.

#### Rezoning

SMOKY MOUNTAIN LAND SURVEYING, INC. - Northwest side Murray Dr., northeast of Friendship Ln. Rezoning from A (Agricultural) to RA (Low Density Residential). Tax ID 68 J A 006. Commission District 7, Northwest City Sector.

WORLEY BUILDERS, INC. - Northwest side Ball Rd., southwest of Smithland Ln. Rezoning from A (Agricultural)

& I (Industrial) to PR (Planned Residential). Tax ID 91 08603, 087, 08701. Commission District 6, Northwest County Sector.

KEN GILREATH - South side Strawberry Plains Pike, east of E. Governor John Sevier Hwy. Rezoning from A (Agricultural) and F (Floodway) to CA (General Business) and F (Floodway). Tax ID 84 114. Commission District 8, East County Sector.

ELITE CONSTRUCTION - Northwest side George Williams Rd., northeast of Hidden Glen Ln. Rezoning from A (Agricultural) to RA (Low Density Residential). Tax ID 144 00404. Commission District 3, Southwest County Sector.

HUGH B. NYSTROM COUNTY COMMISSIONER - South side Glenmary Rd., east of Duncan Rd, north of Cove Creek Ln. Rezoning from A (Agricultural) to A (Agricultural) / HZ (Historic Overlay). Tax ID 134 B C part of 009. Map on file at MPC (1.26 ac of 3.76 ac) Commission District 4, Southwest County Sector.

MOUNTAIN VIEW PARTNERS, LP - Northwest side Weisbrook Ln., northeast of East Weisgarber Rd. Rezoning from C-6 (General Commercial Park) to I-3 (General Industrial). Tax ID 106 D A part of 00624. Map on file at MPC. Council District 3, Northwest County Sector.

SMITHBILT, LLC - East side Willow Fork Ln., north side E. Emory Rd. Rezoning from A (Agricultural) to PR (Planned Residential). Tax ID 38 122. Commission District 7, North County Sector.

SMITHBILT, LLC - Southwest side Stormer Rd., northwest of Maple Place Blvd. Rezoning from A (Agricultural) to PR (Planned Residential). Tax ID 29 157.01 & 157.02. Commission District 7, Northeast County Sector.

TEKCO, LLC - West side Pleasant Ridge Rd., north of Sanderson Rd. Rezoning from R-1 (Low Density Residential) to RP-1 (Planned Residential). Tax ID 80 M A 001. Council District 3, Central City Sector.

B & B BUILDERS, INC. - Northeast side Dry Gap Pike, southeast of Autumn Path Ln. Rezoning from A (Agricultural)

to PR (Planned Residential). Tax ID 47 part of 247. Map on file at MPC. Commission District 7, North County Sector.

LAND DEVELOPMENT SOLUTIONS - Southeast side Highland Ave., southwest side Eighteenth St. Rezoning from R-2 (General Residential) / NC-1 (Neighborhood Conservation Overlay) to O-2 (Civic and Institutional). Tax ID 94 N L 005 & 006. Council District 1, Central City Sector.

RANDALL R. SMITH - Northeast side Cate Rd., northwest of W. Emory Rd. Rezoning from A (Agricultural) to RA (Low Density Residential). Tax ID 66 09101 & 09103. Commission District 6, Northwest County Sector.

#### Uses on Review

TERRY ROMANS - ROMANS ENGINEERING - South side of Washington Pike at the intersection of Murphy Rd. and Washington Pike. Proposed use: Self-Service Storage Facility in C-4 (Highway and Arterial Commercial) (k) District. Tax ID 49 09205 & Part of 09206. Council District 4, Northeast County Sector.

MANUEL & LORA SAKHLEH - Northeast terminus of Deer Ridge Ln., south side Bruce Smith Rd. Proposed use: Reduction of peripheral setback from 35' to 15' for new house in PR (Planned Residential) District. Tax ID 169 C B 008. Commission District 5, Southwest County Sector.

HALLIE GALYON - Southeast side of Blackstock Ave., south of Heins St. Proposed use: Winery in C-2 (Central Business District) District. Tax ID 94 L A 024.01. Council District 6, Central City Sector.

PROFESSIONAL RESOURCE DEVELOPMENT, INC. - North side of E. Emory Rd., east side of Norris Frwy. Proposed use: Retail and dental office in SC (Shopping Center) District. Tax ID 38 083. Commission District 7, North County Sector.

CHICK-FIL-A, INC. - East side of Town Center Blvd., north side S. Northshore Dr. Proposed use: Fast food restaurant with drive thru (4,869 sq ft) in PC-1(k) (Retail and Office Park) District. Tax ID 154 098.05. Council District 2, Southwest County

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Sector.

**DAVE WILKINSON** - South side of Nubin Ridge Rd., east of Wallace Rd. Proposed use: Reduction of rear yard setback to 0 feet for Lots 10 and 11 in PR (Planned Residential) District. Tax ID 133 F B 007, 009 and 010. Commission District 4, West City Sector.

**HELEN ROSS MCNABB CENTER** - Southeast side of Mineral Springs Ave., east of Whittle Springs Rd Proposed use: Senior Living Apartments in O-1 (Office, Medical, and Related Services) District. Tax ID 69 E B 01502. Council District 4, East City Sector.

**MONICA MURILLO** - Southeast side of W. Beaver Creek Dr., southwest of Fairlane Dr. Proposed use: Duplex in RA (Low Density Residential) District. Tax ID 57 I A 011.22. Commission District 7, North County Sector.

**FELLOWSHIP CHURCH** - South side of Middlebrook Pike, west side of Broome Rd. Proposed use: Expansion of church in R-1 (Low Density Residential) District. Tax ID 106 P C 002, 006, 007. Council District 2, Northwest City Sector.

**JIM ODLE** - West side of N Broadway, north side of Silver Pl. Proposed use: Mixed use commercial and residential in C-3 (General Commercial) pending District. Tax ID 81 M S 006. Council District 4, Central City Sector.

**STUART ANDERSON** - North side of Boardwalk Blvd., west side of Town Center Blvd. Proposed use: Medical office in PC-1(k) (Retail and Office Park) District. Tax ID 154 098.12. Council District 2, Southwest County Sector.

**JOHN SANDERS** - West side of W. Martin Mill Pike, east side of W. Blount Ave. Proposed use: Duplex in C-3 (General Commercial) District. Tax ID 109 P L 001, 1, South City Sector.

**HARDIN VALLEY FARM DEVELOPMENT, INC** - East side of Sam Lee Rd., west of Solway Rd. Proposed use: Attached and Detached Residential Subdivision in PR (Planned Residential) District. Tax ID 103 Part of 07205. Commission District 6, Northwest County Sector.

**WALKER ENTERPRISES** - Southwest side of Brown Gap Rd., northwest and southeast side of Teras Point Way. Proposed use: Detached Residential Subdivision in PR (Planned Residential) District. Tax ID 29 068. Commission District 7, North County Sector.

**KOONTZ-WILSON, LLC** - Northwest side of Tazewell Pike, northwest end of Fountainhead Ln. Proposed use: Detached Residential Subdivision in PR (Planned Residential) District. Tax ID 49 J D 004. Commission District 2, North City Sector.

#### **Other Business**

Consideration of Plans of Service--1-07-18.AX- 7720 Pocanno Rd, Tax ID 133 BD 033.00, fronting approximately 120 ft along the south side of Pocanno Rd and lying approximately 149 ft west of the intersection of Pocanno Rd and Jerdan Rd. and 2-07-18.AX -6620 (Suite 101) Oak Ridge Hwy, Tax ID 79 JB 003.00, fronting along the northern line of Oak Ridge Hwy and the southern line of Ball Camp Pike.

Consideration of MPC FY 2018-2019 Budget.

Consideration of amendment to the Knoxville-Knox County Minimum Subdivision Regulations to permit staff approval of final plats