

PLAN INFORMATION (where applicable)

Current Plan Category: LI (Light Industrial)
Requested Plan Category: HI (Heavy Industrial)

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:
No. of Lots Proposed: **No. of Lots Approved:** 0
Variances Requested:
S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Michelle Portier

Staff Recomm. (Abbr.): Deny the Heavy Industrial designation since it does not meet the location criteria for an amendment and is not consistent with surrounding development.

Staff Recomm. (Full):

Comments: SECTOR PLAN AMENDMENT REQUIREMENTS FROM GENERAL PLAN (May meet any one of these):

CHANGES OF CONDITIONS WARRANTING AMENDMENT OF THE LAND USE PLAN:

- 1. There have been no changes to conditions to warrant amending the land use plan.

INTRODUCTION OF SIGNIFICANT NEW ROADS OR UTILITIES THAT WERE NOT ANTICIPATED IN THE PLAN AND MAKE DEVELOPMENT MORE FEASIBLE:

- 1. No new roads or additional utilities have been introduced in this area.

AN OBVIOUS OR SIGNIFICANT ERROR OR OMISSION IN THE PLAN:

- 1. There are no obvious or significant errors or omissions in the plan regarding this parcel.

TRENDS IN DEVELOPMENT, POPULATION OR TRAFFIC THAT WARRANT RECONDISERATION OF THE ORIGINAL PLAN PROPOSAL:

- 1. This parcel is across the street from single-family residential uses.
- 2. The industrial zone is not compatible with the Central City Sector Plan's Light Industrial land use designation and would require amendments to the Heavy Industrial designation for both the sector plan and One Year Plan. Amendments to this designation would not be compatible with the area.

State law regarding amendments of the general plan (which includes Sector Plan amendments) was changed with passage of Public Chapter 1150 by the Tennessee Legislature in 2008. The law now provides for two methods to amend the plan at TCA 13-3-304:

- The Planning Commission may initiate an amendment by adopting a resolution and certifying the amendment to the Legislative Body. Once approved by majority vote of the Legislative Body, the amendment is operative.
- The Legislative Body may also initiate an amendment and transmit the amendment to the Planning Commission. Once the Planning Commission has considered the proposed amendment and approved, not approved, or taken no action, the Legislative Body may approve the amendment by majority vote and the amendment is operative.

Action: Approved

Meeting Date: 10/8/2020

Details of Action: The Planning Commission voted to amend the sector plan designation from LI (Light Industrial) / SP (Stream Protection) to HI (Heavy Industrial) / SP (Stream Protection) because of an error in the plan.

Summary of Action: Approve the sector plan amendment from LI (Light Industrial) / SP (Stream Protection) to HI (Heavy Industrial) / SP (Stream Protection).

Date of Approval: 10/8/2020

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: **Action Appealed?:**

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knoxville City Council

Date of Legislative Action: 11/3/2020

Ordinance Number:

Disposition of Case: Postponed

If "Other":

Amendments:

Date of Legislative Appeal:

Date of Legislative Action, Second Reading: 11/17/2020

Other Ordinance Number References:

Disposition of Case, Second Reading: Denied

If "Other":

Amendments:

Effective Date of Ordinance: