

MORRISTOWN REGIONAL PLANNING COMMISSION

Agenda October 8th, 2019



Call to Order

I. Approval of September 10th, 2019 Minutes

II. Old Business: none

IIII. New Business:

REZN-2329: Rezoning from R-1 to A-1 in Urban Growth Boundary
4710 Old Kentucky Road

IV. Departmental Reports:

Minor Subdivisions Approved:

MISD-2311: William Wolfe Property Replat
(2111 Magnolia Avenue)

MISD-2319: Re-Subdivision of Tract 4 The Shannon Greene Estate Subdivision
(Pebblestone Court)

MISD-2320: Re-Subdivision of Tract 6 The Shannon Greene Estate Subdivision
(Howerton Road)

MISD-2321: Final Plat of Kelley Colonna
(1802 Sherwood Drive)

Morristown's Fixed Route Transit System

Adjournment

*The next meeting of the Morristown Regional Planning Commission is scheduled for November 12th, 2019 at 4:00 pm.
The deadline to submit applications for this meeting is October 14th, 2019.*

**Morristown Regional Planning Commission
Minutes
September 10, 2019**

Members Present

Mayor Gary Chesney
Secretary Roni Snyder
Commissioner Wanda Neal
Councilmember Robert (Bob) Garrett
Commissioner Ventrus Norfolk
Commissioner Bill Thompson
Chairman Frank McGuffin
Vice-Chairman Jack Kennerly
Commissioner Sylvia Hinsley

Others Present

Steve Neilson, Development Director
Lori Matthews, Senior Planner
Josh Cole, Planner
Tina Allison, Admin. Asst. Planning

Chairman Frank McGuffin called the meeting to order.

**I. Annual Meeting: Election of Officer: Chairman, Vice-Chairman, Secretary
Review of 2020 Meeting Dates and Deadlines**

Mayor Gary Chesney moved that the current slate of officers be returned to office by unanimous acclamation seconded by Vice-Chairman Jack Kennerly. Upon voice votes, all Ayes.

Voting Results upon voice vote all Ayes. Officers Elected.

II. Approval of August 13th, 2019 minutes:

Commissioner Roni Snyder made a motion for approval of the August 13th, 2019 minutes seconded by Vice-Chairman Jack Kennerly.

III. Old Business:

None

IV. New Business:

**ROWC-2318: Right-of-Way Abandonment for a portion of North James St.
(Heritage Park)**

Planner Josh Cole discussed a request by the City to abandon the right-of-way for a portion of North James Street that is north of the intersection of E. 6th North Street. This public right-of-way is located in the previous location of Morristown College and the soon to be open Heritage Park. In preparation of opening this park, the city is currently in the process of platting all the parcels together and there is no need to maintain this road as a public right-of-way into the future.

Staff recommended approval of this right-of-way abandonment request and asked Planning Commission forward it to City Council.

Commissioner Wanda Neal made a motion to approve the proposed abandonment seconded by Commissioner Sylvia Hinsley.

Voting Results 9 yes, 0 no. Motion carries.

MISD-2322: Preliminary and Final Plat Request Shady Lane Subdivision

Senior Planner Lori Matthews discussed an application for both preliminary and final subdivision plat approval that has been submitted by owners John James Partners for their property on Shady Lane located behind Buffalo Trail Apartments. The property, being zoned R-2 (Medium Density Residential), consists of 5.4 acres with six lots to be created. All lots will front Shady Lane which is classified as a local road. Utilities to include water, sanitary sewer and electric will be provided by Morristown Utility Commission.

As the submittal meets all current subdivision and zoning regulations, Staff recommended the Planning Commission to grant both preliminary and final plat approval at this time.

Commissioner Bill Thompson made a motion to approve subdivision request seconded by Mayor Gary Chesney.

Voting Results 9 yes, 0 no. Motion carries.

There being no further business, the meeting was adjourned.

Respectfully submitted,

Roni Snyder, Secretary

RS/ta

City of Morristown

Incorporated 1855

DEPARTMENT OF COMMUNITY DEVELOPMENT & PLANNING



TO: Morristown Planning Commission
FROM: Lori Matthews, Senior Planner
DATE: October 8th, 2019
SUBJECT: Rezoning Request in the Urban Growth Boundary

BACKGROUND:

An application to rezone property located at 4710 Old Kentucky Road has been submitted by Mrs. Rhonda Krenzer, acting as agent for the property owner, Summit Properties of Tennessee, Inc.

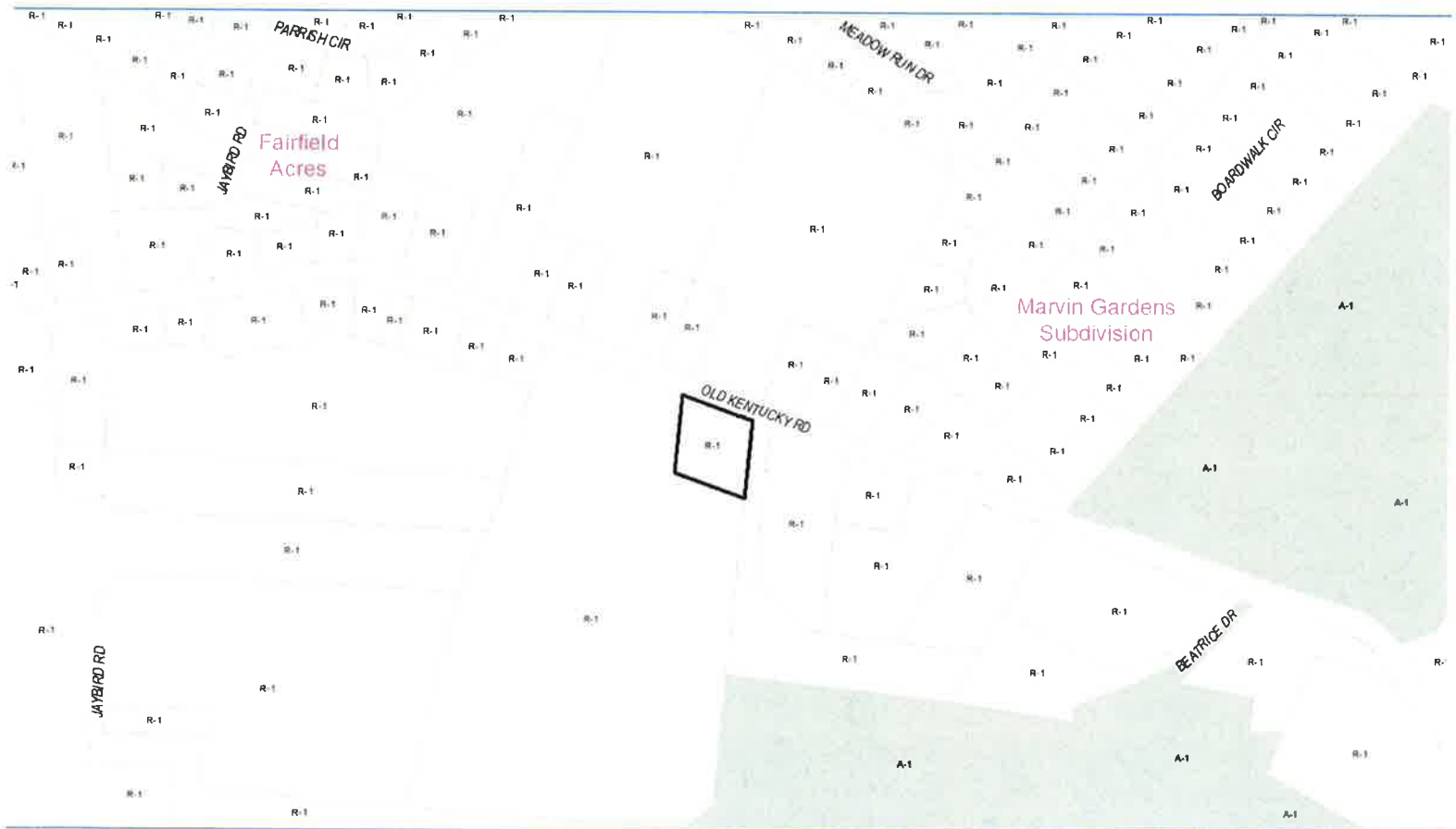
The property, which is in the City's Urban Growth Boundary, is one acre in size and zoned Rural Residential (R1) by the County. It contains a 7,000 square foot building which was built in 1975. Several tenants over the years have occupied the structure to include a furniture maker and, up until ten or so years ago, it contained a glass etching business. The building has remained vacant ever since the "Great Recession".

Being zoned R1, any future use of the property, other than residential, would force the property into a non-compliant state with Hamblen County zoning regulations. Therefore, it is the wish of the property owner to rezone the property to A1 (Agriculture/Forestry). This zoning designation provides additional land uses (as described below) which are better fitted for the property as it exists today.

Uses Permitted - Single family residential dwellings, duplexes, agricultural uses and sales including barns, storage sheds, single-wide mobile homes, neighborhood commercial convenience uses including barber/beauty shops, gasoline stations, dry cleaners, doctors and veterinarian offices and clinics, grocery stores, laundromats, car washes, day care centers, drug stores, customary home occupations, airports, and air strips, schools and other government uses, travel trailer parks, campgrounds, marina operation, custom butchering operations, churches. To include and provide for location of cemeteries

RECOMMENDATION:

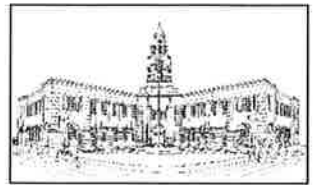
Staff discussed this submittal at length with the County Planning Office where it was agreed on by all that we would support this proposal. Therefore, Staff would ask the Planning Commission to forward a recommendation to approve this request on to the Hamblen County Commission.



City of Morristown

Incorporated 1855

DEPARTMENT OF COMMUNITY DEVELOPMENT & PLANNING



TO: Morristown Regional Planning Commission
FROM: Josh Cole, Planner
DATE: October 8th, 2019
SUBJECT: Minor Subdivision Recorded

BACKGROUND:

Four minor subdivision plats were administratively approved and recorded since the last planning commission meeting.

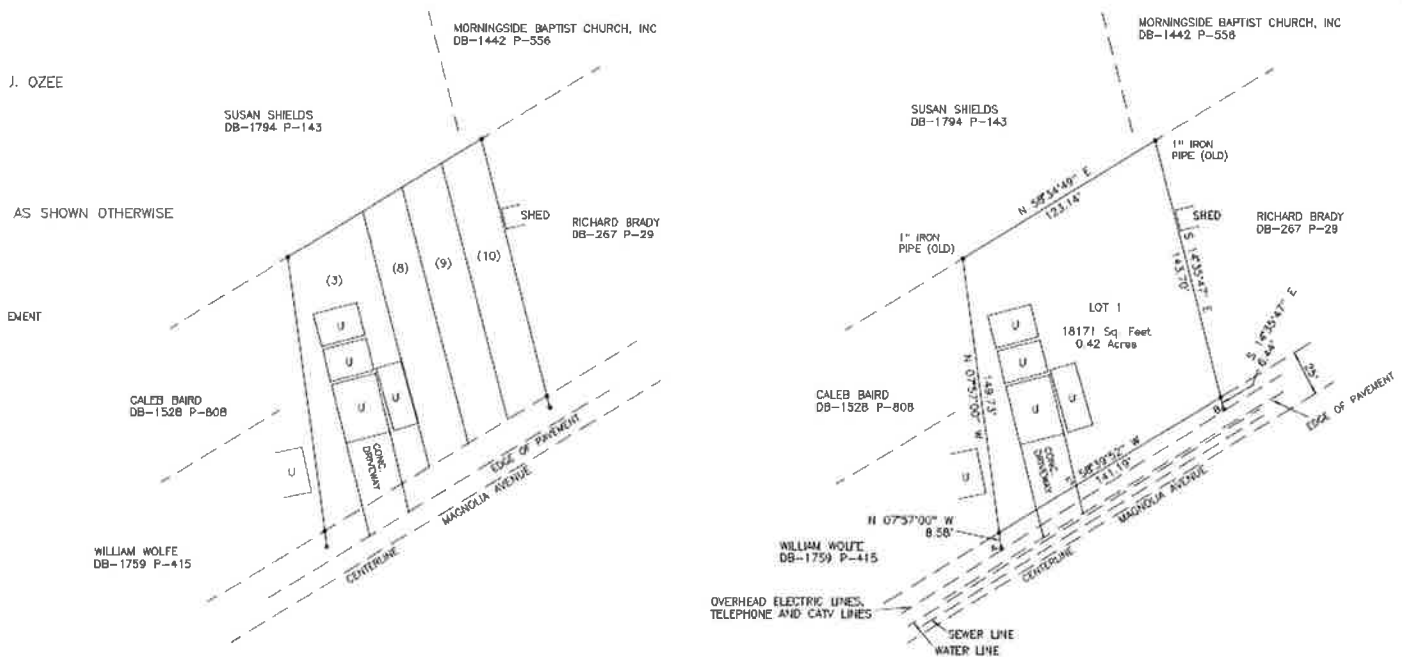
1) MISD-2311: William Wolfe Property Replat (2111 Magnolia Avenue)

This plat combined 4 lots located at 2111 Magnolia Avenue (4 lots into 1).

F-D-006.00 (CONTROL MAP 034C)

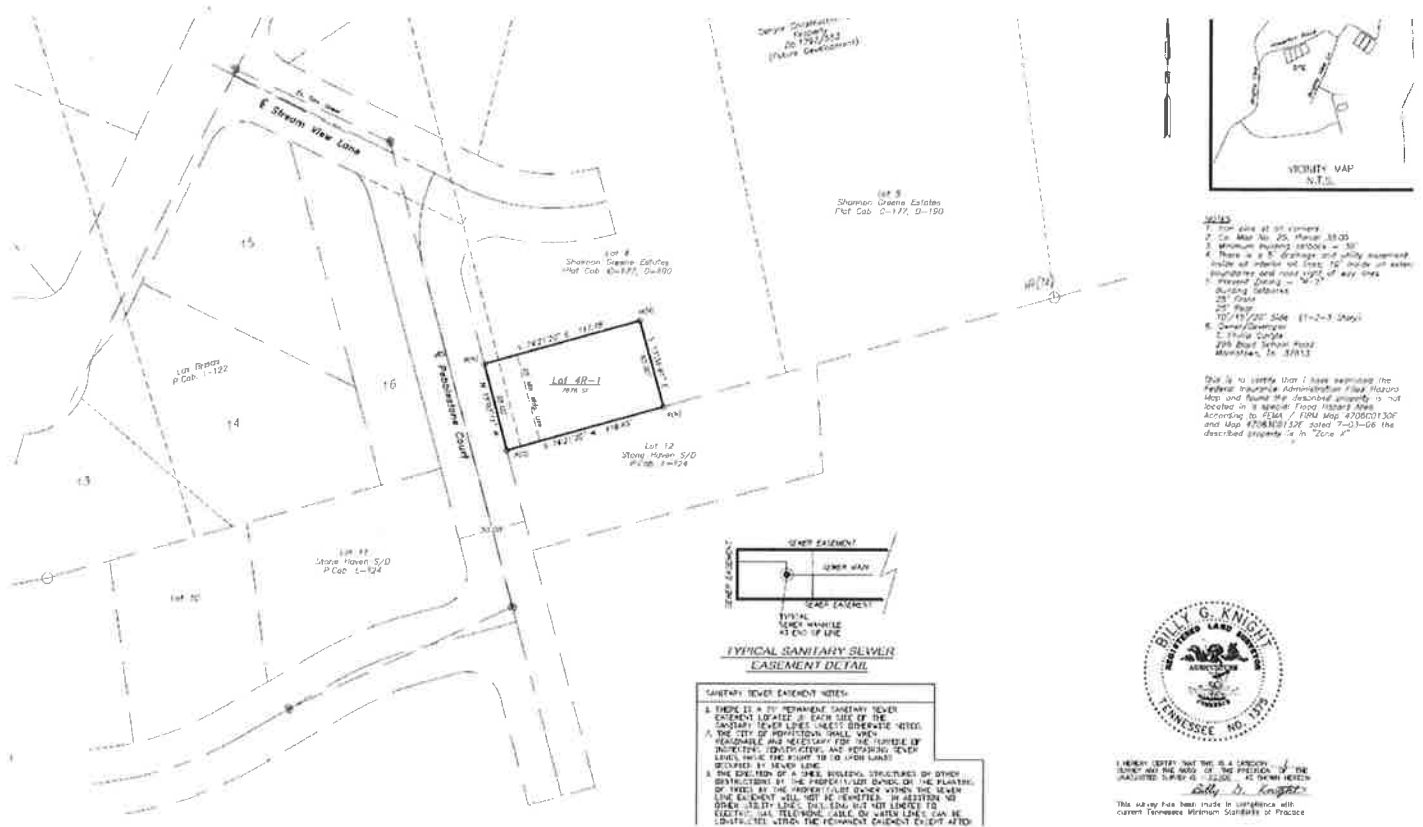
BEFORE

AFTER



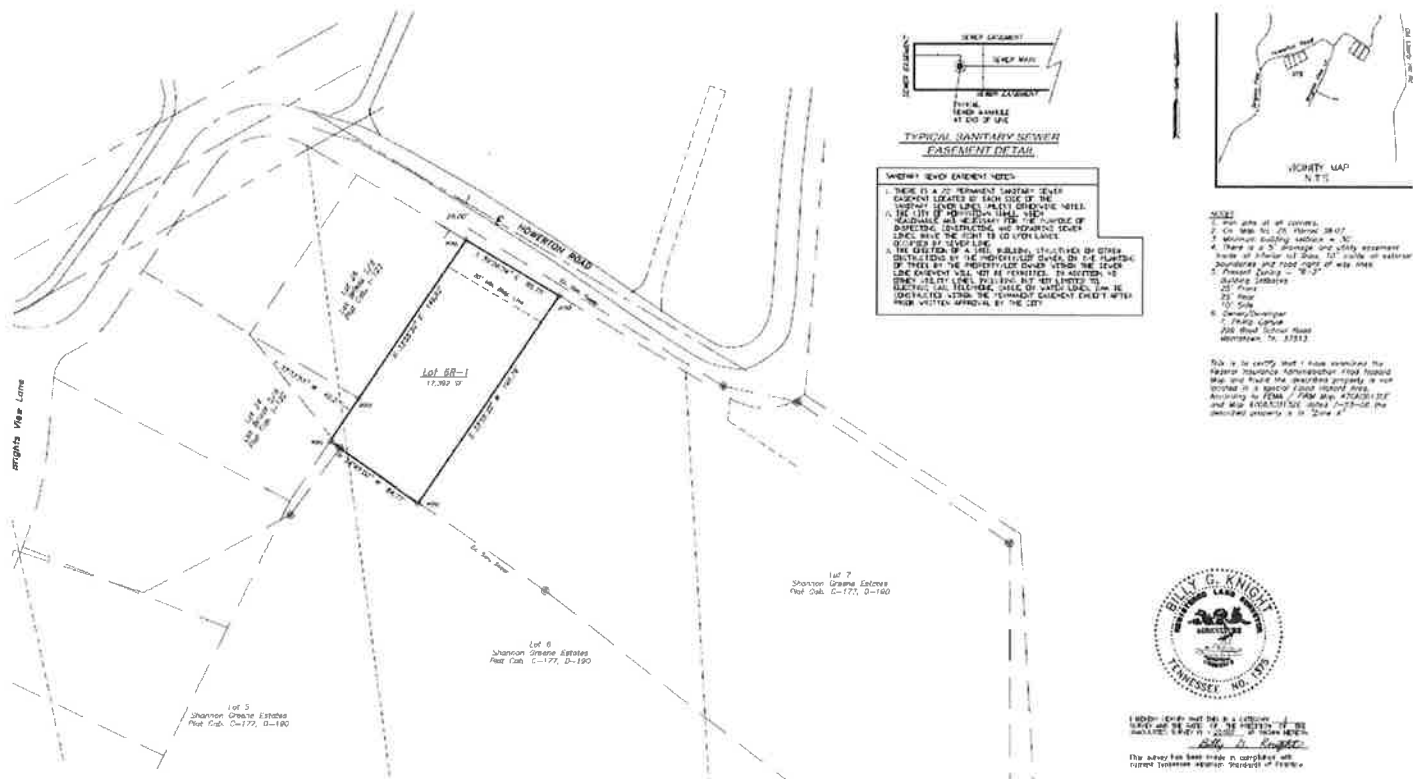
2) MISD-2319: Re-Subdivision of Tract 4 The Shannon Greene Estate Subdivision

This plat created a new 7,678 square foot lot located off of Pebblestone Court at the entrance to Phase I of Stone Haven (1 lot into 2 lots).



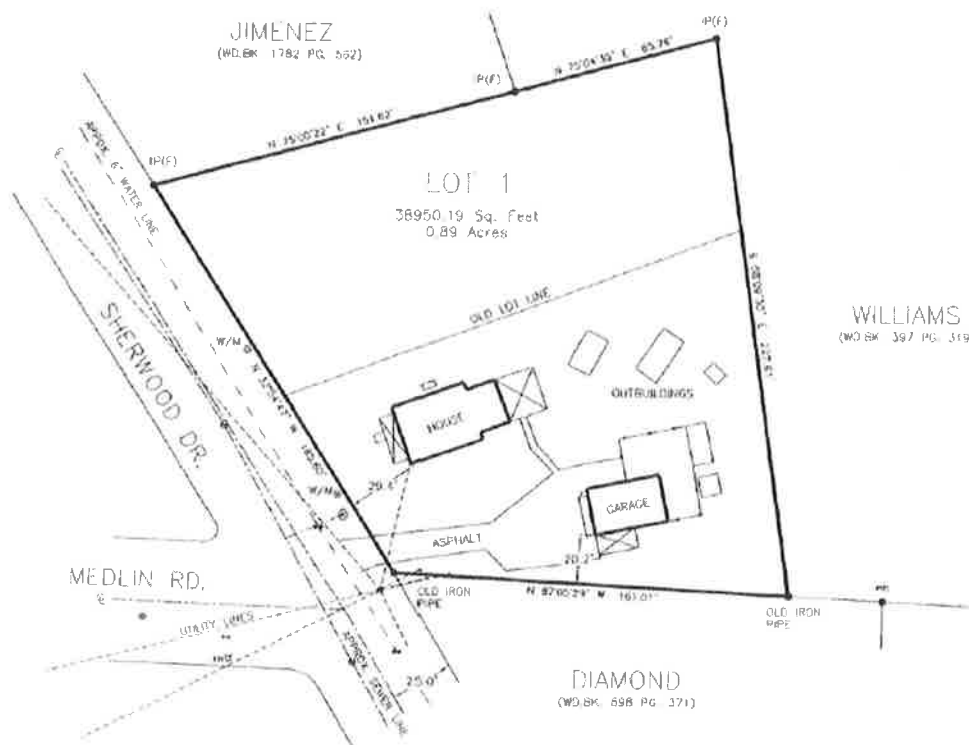
3) MISD-2320: Re-Subdivision of Tract 6 The Shannon Greene Estate Subdivision

This plat created a new 17,392 square foot lot located off of Howerton Road (1 lot into 2 lots).



4) MISD-2321: Final Plat of Kelley Colonna

This plat created combined two lots located at 1802 Sherwood Drive (2 lots into 1 lot).



City of Morristown

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DEPARTMENT OF COMMUNITY DEVELOPMENT & PLANNING



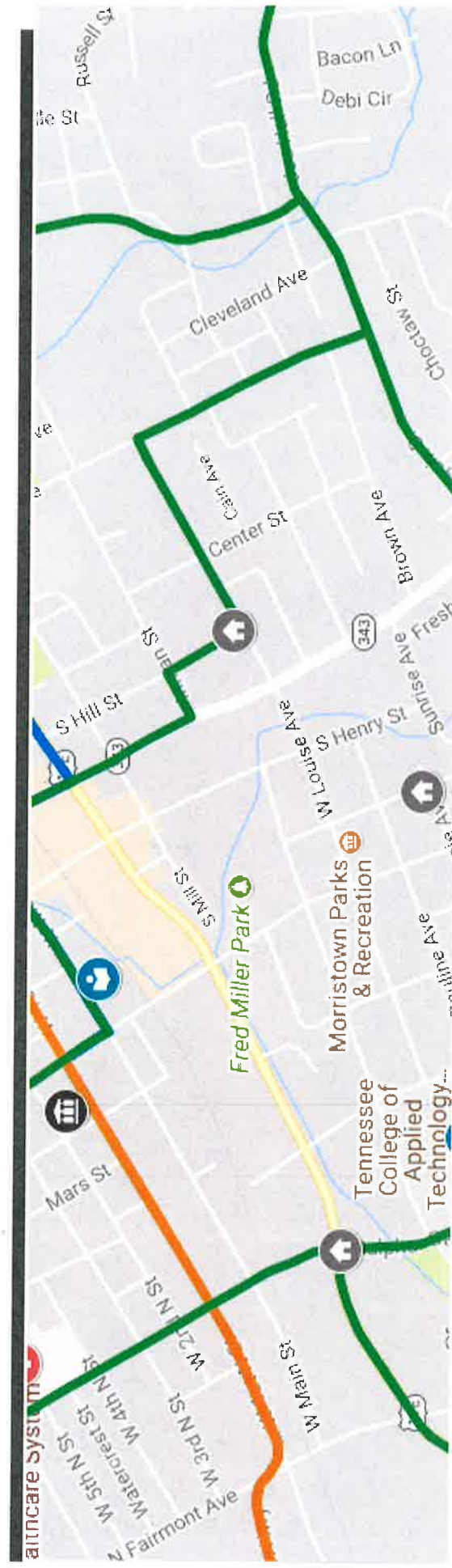
TO: Morristown Planning Commission
FROM: Lori Matthews, Senior Planner
DATE: October 8th, 2019
SUBJECT: Public Hearing Scheduled for Luncheon Worksession

To all Planning Commissioners and Board of Zoning Appeals Board Members –

In addition to our regular agenda review at lunchtime next Tuesday, October 8th, we will be having a presentation on the City's dedicated public transit system which will be given by Mr. Richard "Rich" Degroseilliers. Rich heads up our Lakeway Area Metropolitan Planning Organization (LAMPTO) which assures transportation resources are there, not only for Morristown, but Jefferson County, Jefferson City, White Pine and Hamblen County too!

We will not be having our regular BZA meeting next Tuesday due to a lack of agenda items – but I would urge one and all to attend next week's luncheon to show their support for our soon to be launched fixed transit system. A copy of Mr. Degroseilliers powerpoint has been included in our Planning Commission packet.

Lori



Participating Agencies



Background Previous Studies

- **LAMTPO Transit Feasibility Study**
(January 2006) (Wilbur Smith Associates)
- **Morristown to Knoxville Express Fixed Route Service**
(December 2017) (AECOM)
- **Morristown Fixed Route System**
(September 2018) (AECOM)

Rationale for Changes

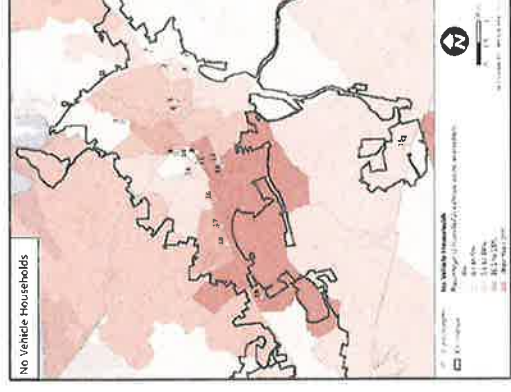
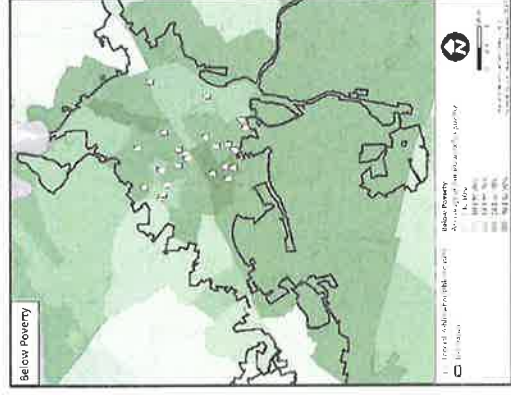
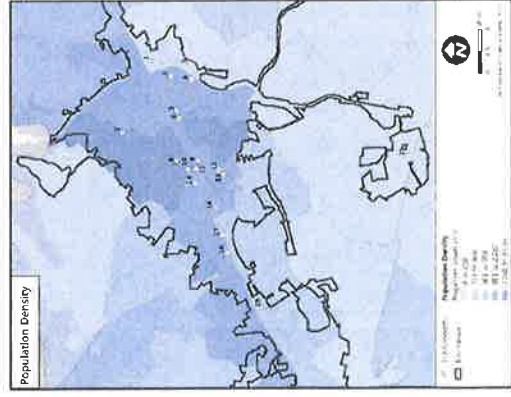
- Some places had shut down, such as the Walmart Neighborhood Market and Tennova/ Lakeway Hospital
- Some places not wanting a stop in front of property(ies)
- Some issues with turning movements for Buses
- Altered some routes for more coverage area

Objectives

- Recommending specific service needs such as vehicles, software, signage bus stop amenities and other support elements for a deviated fixed route service;
- Recommending service schedules and stop locations that will maximize ridership and connectivity;
- Providing a public outreach effort to address input from the community stakeholders;
- Developing a phased-in implementation schedule that meets the local needs.

Fixed Route Overview

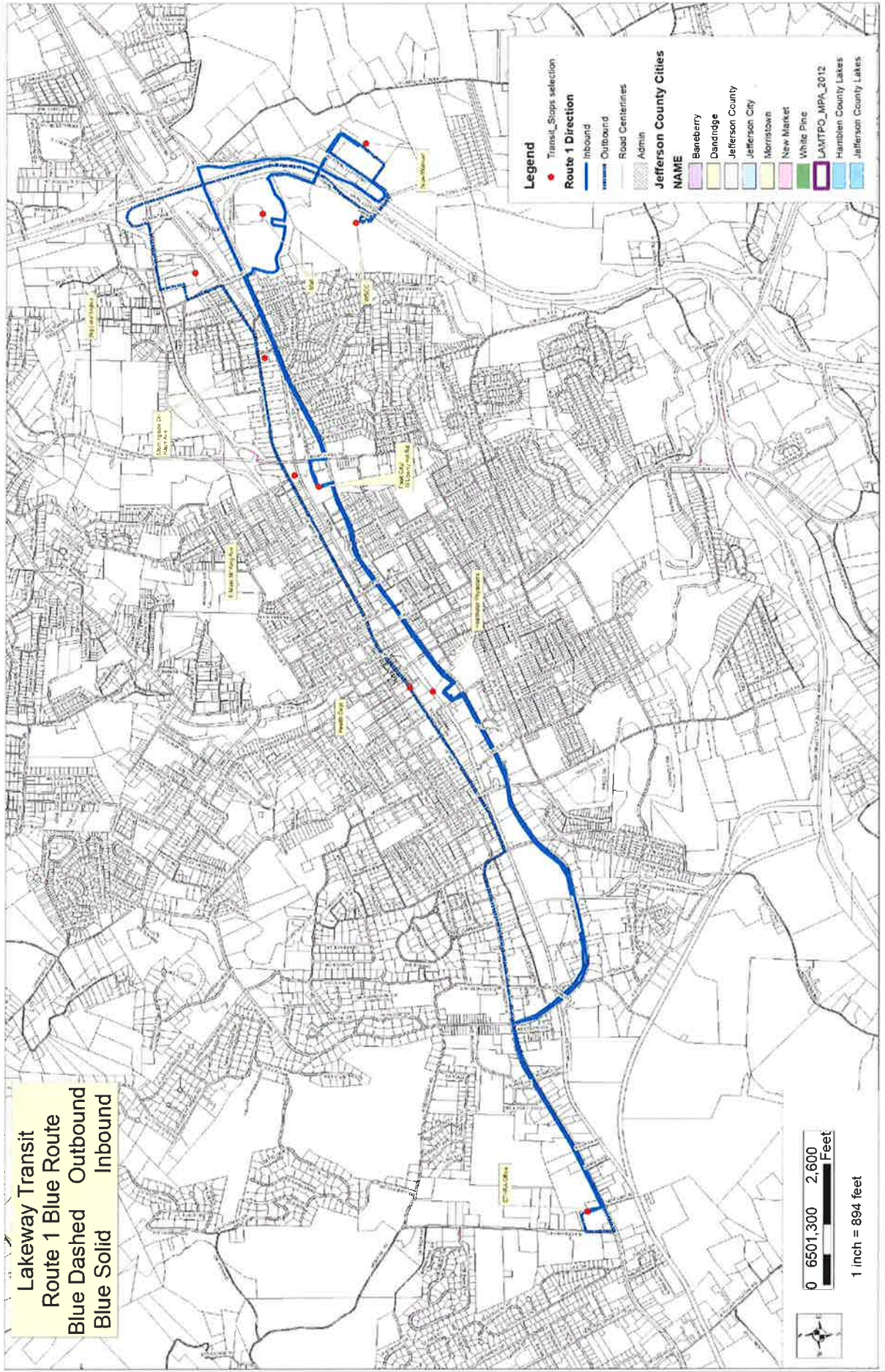
- Reviewed population density, below poverty, no vehicle households
- Mapped locations of federal public/affordable housing
- Considered trip generator locations
- Three fixed routes proposed, 60 minute cycle time



Level of Service Recommendations

- Three Fixed Routes
- Buses would pulse at the ETHRA location, and connect at the Hamblen County Health Department
- Each route would have two buses, so the schedules would reflect 30-minute headways
- Each route has geo-coded timepoints

Lakeway Transit
 Route 1 Blue Route
 Blue Dashed Outbound
 Blue Solid Inbound

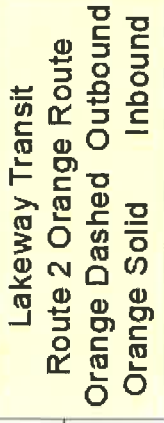


Legend

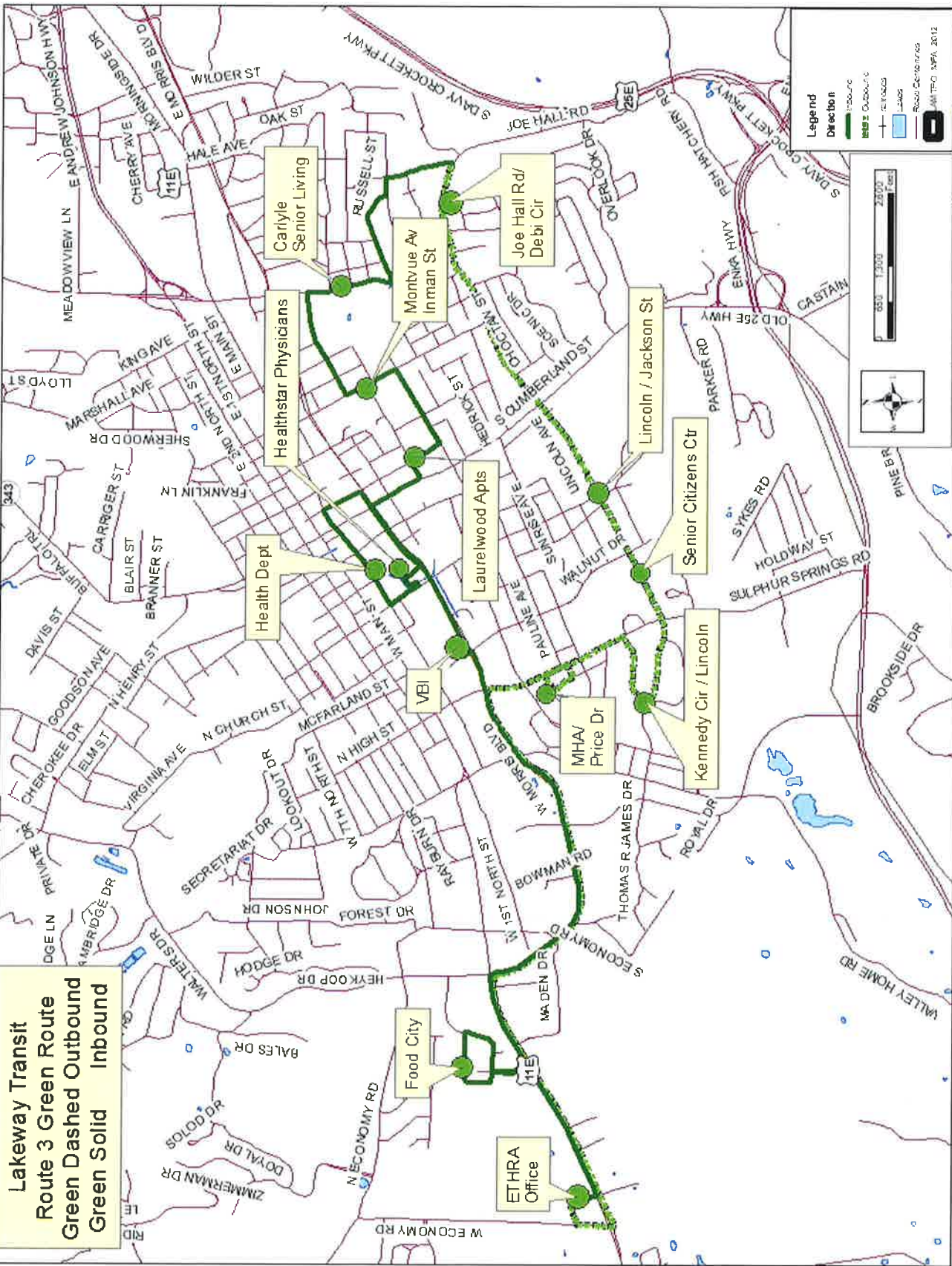
- Transit Stops selection
- Route 1 Direction
 - Inbound
 - Outbound
- Road Centerlines
- Admin

Jefferson County Cities

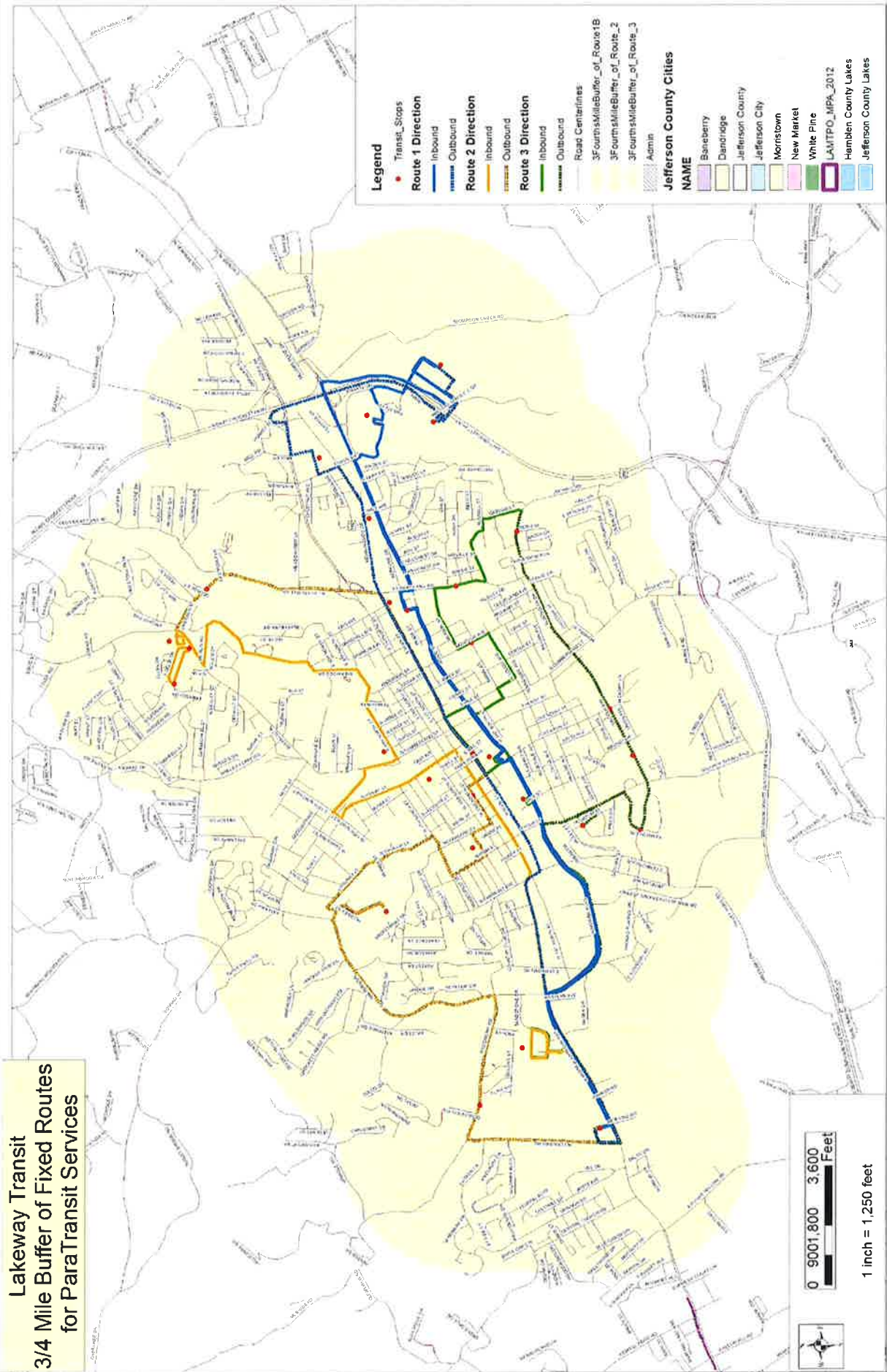
NAME	Color
Bareberry	Light Blue
Dandridge	Light Green
Jefferson County	Light Yellow
Jefferson City	Light Blue
Morristown	Light Green
New Market	Light Yellow
White Pine	Light Blue
LAMTPO_MPA_2012	Light Green
Hamilton County Lakes	Light Blue
Jefferson County Lakes	Light Blue



Lakeway Transit
Route 3 Green Route
Green Dashed Outbound
Green Solid Inbound



Lakeway Transit 3/4 Mile Buffer of Fixed Routes for ParaTransit Services



Operation Schedule

- Monday through Friday
 - 6:30 am to 6:30 pm
- Must be 16 years old to ride
- Anyone under 16 years old must have adult supervision

Fixed Route Costs

- One Way is \$1.50.
 - Transfers will be available
 - (\$0.50 additional costs)
- Monthly Pass (Unlimited Rides)
 - General \$40.00
 - Senior Citizens (65+) \$20.00
 - College Students \$20.00

ADA ParaTransit Costs

- **One Way is \$3.00.**
- This is door to door operation.
- Must call 24 hours in advance.
- **Call in number is 1-800-232-1565**



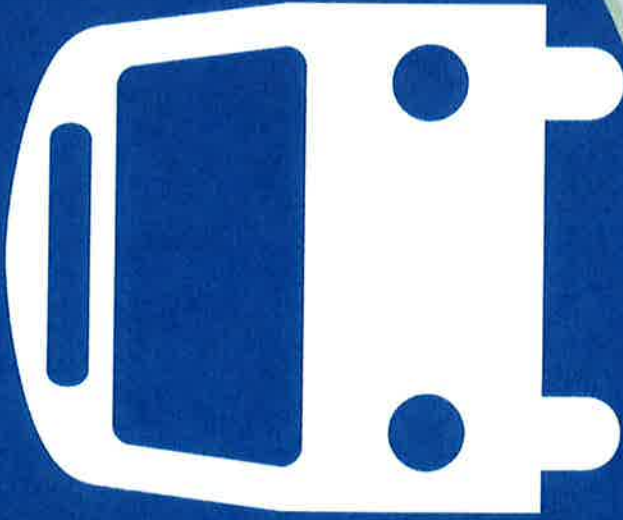
Lakeway Transit





BUS STOP

parada de autobús



Lakeway Transit



Questions or Comments

Contacts

- Mike Patterson, ETHRA Transportation Director
 - 9111 Cross Park Dr, Suite D-100, Knoxville, TN 37923
 - 865-691-2551
- Rich DesGroseilliers, MTPO Coordinator
 - 100 W 1st N St, Morristown TN 37814
 - 423-581-6277
 - richd@mymorristown.com