

Code Administration and Policy Issues

City Council Workshop

April 4, 2019



RECODE KNOXVILLE

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Meeting Overview

- ✓ Status Update
- ✓ AIA-ETN and ETCDC Charrette Report
- ✓ Code Administration
- ✓ Policy Issues
- ✓ Discussion and Questions



RECORDS
KNOXVILLE

Status Update



- ✓ Letter to owners of all property in City
 - ✓ Approximately 350 calls received – all returned
 - ✓ Most callers only wanted explanation
- ✓ AIA-ETN and ETCDC Recode testing charrette and design roundtable
- ✓ Recode website comments
- ✓ Revisions to draft code to create final draft
- ✓ Revising proposed zoning map to create final draft map

Code Administration

- ✓ Plans Review and Administration delegated authority for administration and enforcement of Zoning Code
- ✓ Provisions for code administration in Article 14, enforcement in Article 18
- ✓ City Law Department involved heavily in administration

Policy Issues

- ✓ ADU's as special use
- ✓ Delete size limit (10,000) unless minimal design standards are met in Office district; limit lot coverage to 30% in lieu of limit on building size
- ✓ Increase lot size for duplexes in RN-2 and RN-3 from the proposed 7500 SF (RN-2) and 7000 SF (RN-3) to 10,000 SF
- ✓ Revise standards for home occupations
- ✓ Increase maximum height in DK-W subdistrict from 125' to ?
- ✓ Options for commercial design standards – standard review by Plans Review & Inspections (estimated 90% of applications), subjective review by Planning (estimated 10% of applications)
- ✓ Enhanced lighting standards

Questions and Discussion

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