

Briefing

January 10, 2023



Engage in our land use and transportation future.

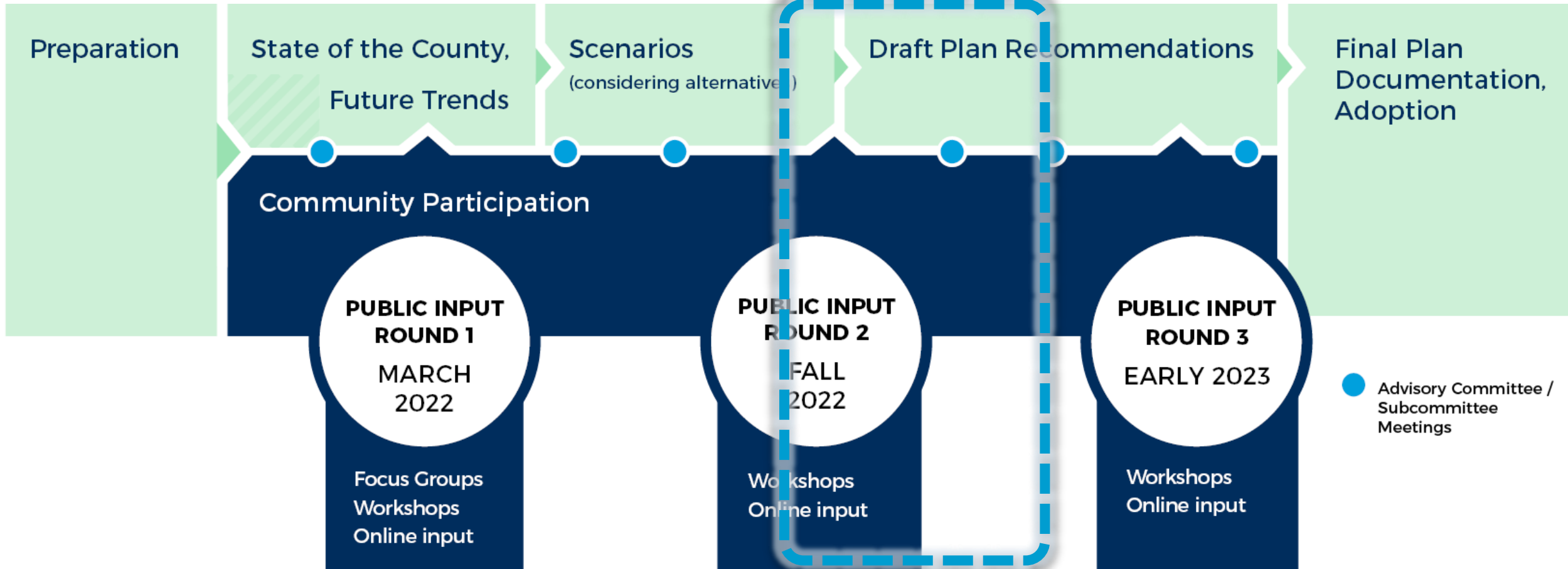


Agenda

1. Community Feedback
2. Creating a Draft Preferred Scenario
3. Next Steps



The Process



Public Outreach Summary



Engage in our land use and transportation future.



Public Engagement

Three Primary Rounds

1

Ideas

idea generation /
issue identification

2

Choices

Considering scenarios/
choosing direction

3

Priorities

review /
prioritization



Community Choices

What We Did

19 IN-PERSON MEETINGS, 1 VIRTUAL, ONLINE SURVEY

October 2nd

- o New Hopewell Elementary School

October 3rd

- o Gresham Middle School

October 4th

- o Knoxville Chamber
- o Boys and Girls Club
- o South Doyle Neighborhood
- o Cedar Bluff Middle School

October 5th

- o Virtual

October 10th- 20th

- o Young Professionals of Knoxville
- o Home Builders Association
- o Hardin Valley Business Association
- o Knox County Planning Advocates

October 24th- 27th

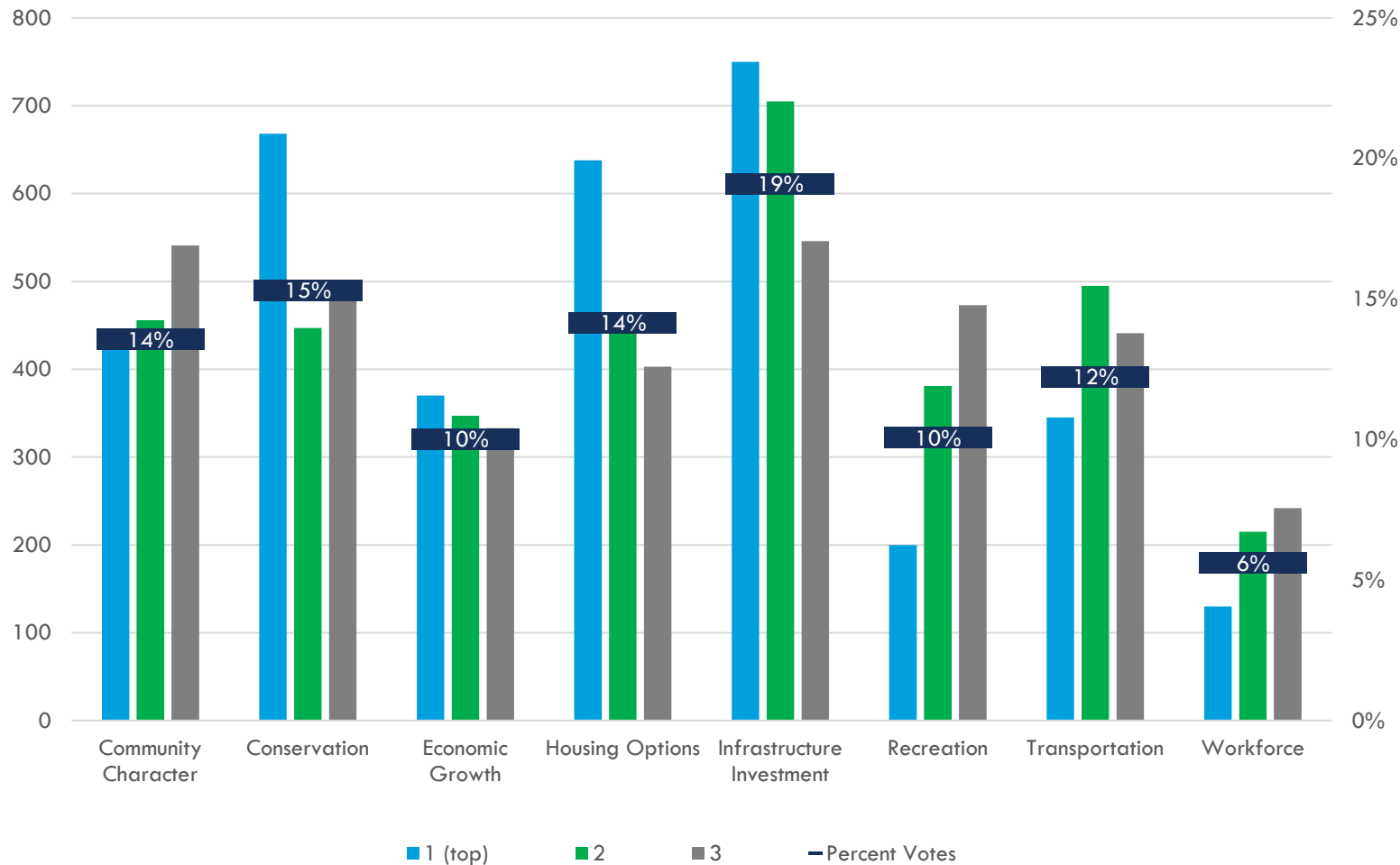
- o South Knox Senior Center
- o Oakwood/Lincoln Park
- o DR Horton
- o Karns Senior Center
- o Barrington
- o Carter Senior Center
- o Halls Senior Center
- o Corryton Senior Center
- o West Knox Senior Center



3,900+
participants



What We Heard: Priorities



Participants ranked their top three Advance Knox goals. Ranked highest to lowest, they are:

1. Infrastructure Investment
2. Conservation
3. Housing Options
4. Community Character
5. Transportation
6. Economic Growth
7. Recreation
8. Workforce



Community Type A

Residential areas that are more compact than typical single-family developments and feature small lots, attached housing, or small-scale multi-family housing. These areas may also include some small-scale commercial and office uses and civic uses (such as schools). Open space is mostly provided through private yards rather than public parks.



Community Type B

Residential areas that are mostly composed of multi-family buildings in a suburban setting with supporting infrastructure. These areas may also include some small-scale commercial and office uses and civic uses (such as schools). Open space is provided by community and public parks.



Community Type C

Residential areas with a mix of housing types ranging from single-family to multi-story apartments in a pattern of walkable blocks with civic uses and connections to a town center. Private open space is limited, while there is a greater amount of public open space.



Community Type D

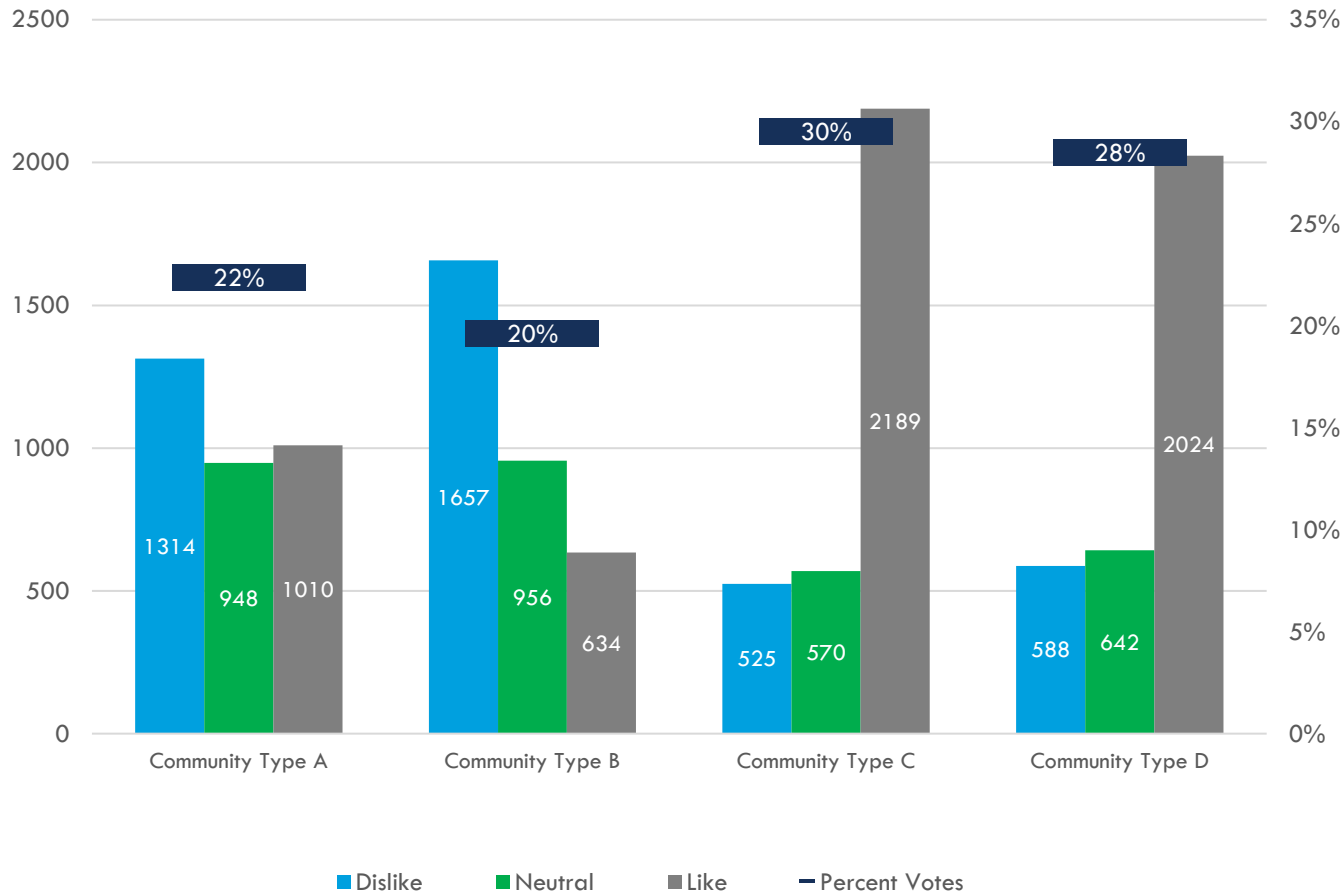
Mixed-use centers with commercial, office, residential, and other uses integrated in a walkable pattern with connections to surrounding neighborhoods. Some buildings may have multiple uses within them such as office or residential above ground floor retail. These areas have buildings near the street and parking may be on the street or in shared lots and structures behind the building.



Community Type C was the most popular, with diverse housing styles and walkability.



What We Heard: Communities



Overall Themes

People Like

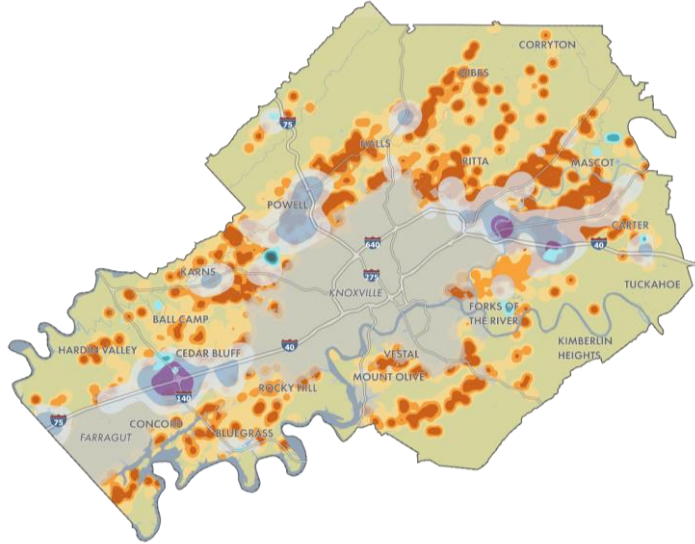
- Diverse housing options that are potentially more affordable
- Private open space (yards)
- Walkability and access to both other communities and shops and restaurants

People Dislike

- Traffic / overcrowding
- Housing and parking not being affordable
- Infrastructure cannot support the new development
- Knox County will lose its character

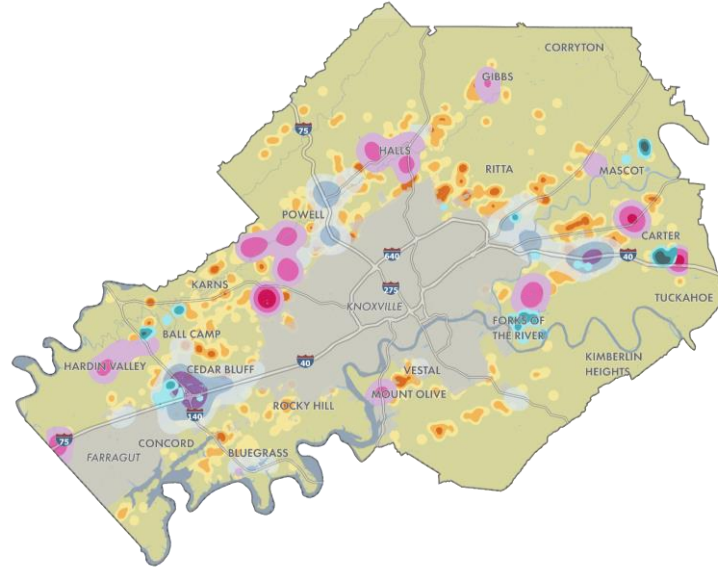


Outward Bound



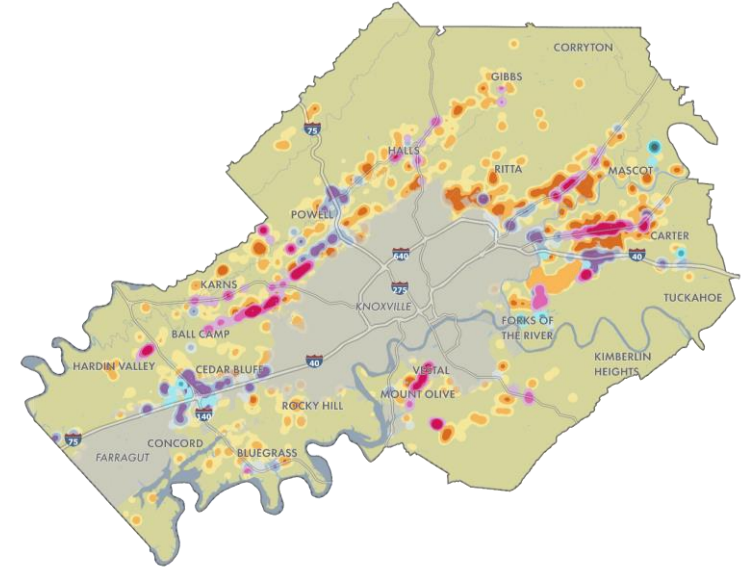
2.2 STARS

Town and Country



4.0 STARS

On The Road Again

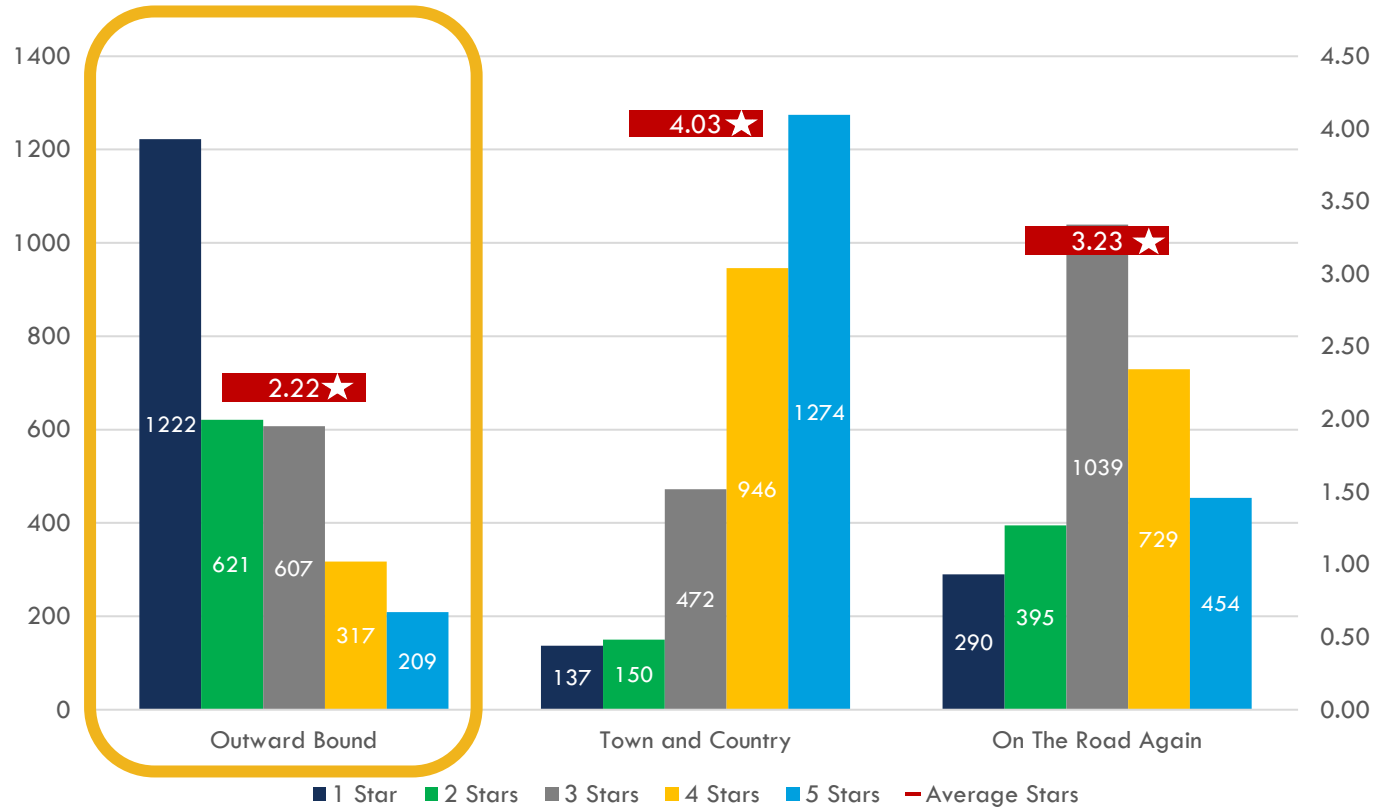


3.2 STARS



What We Heard: Choices

Outward Bound



People Like That

- It has more private outdoor space
- It would be easy to implement
- There would be less traffic in residential areas (less multi-family, less commercial development)

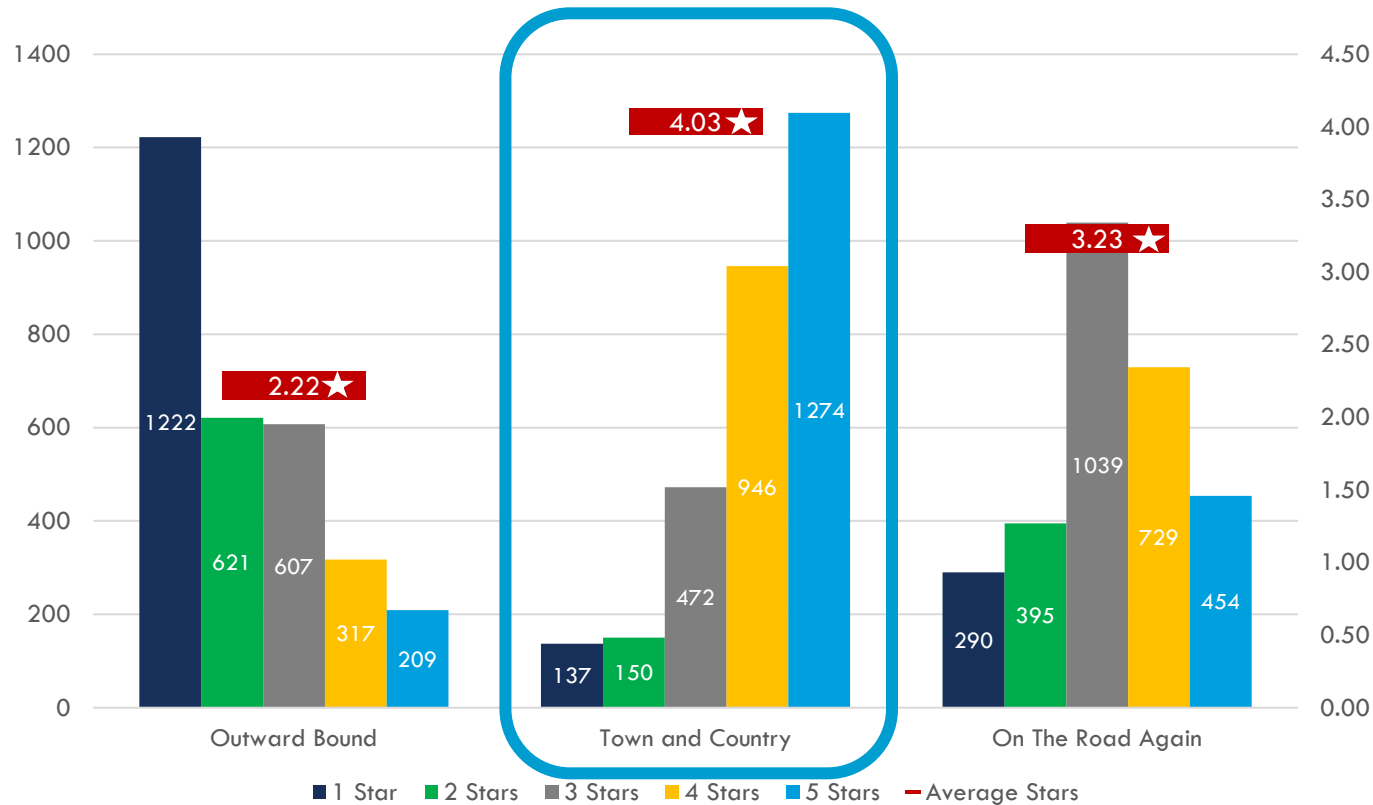
People Are Concerned That

- It is a wasteful consumption of land and would create a more sprawled community
- There are not a lot of affordable housing options
- This type of development not working in the future since it is not working now



What We Heard: Choices

Town and Country



People Like That

- It allows more rural areas to stay rural
- It includes more jobs and has the potential to improve traffic issues
- It rates highest in conservation, housing options, economic growth, and recreation

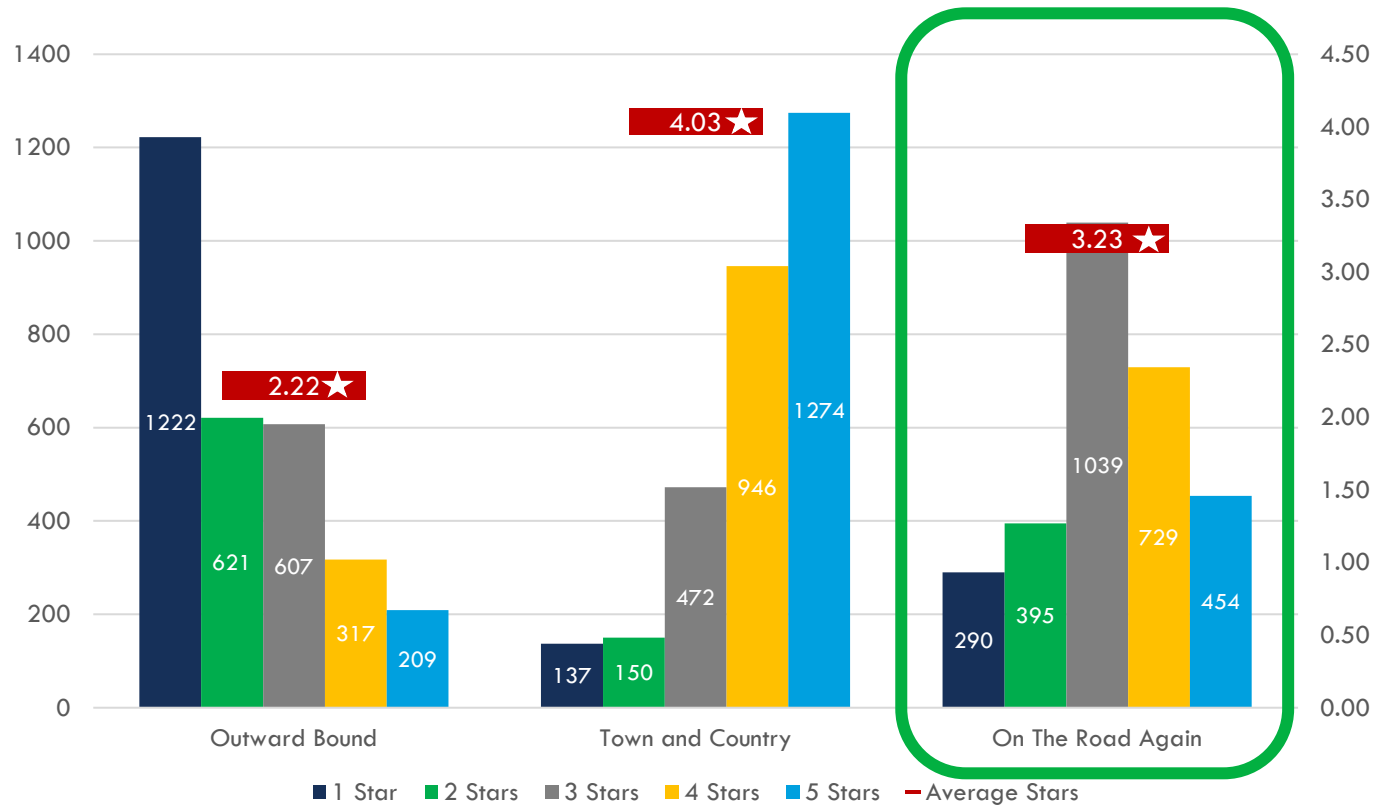
People Are Concerned That

- Centers seem to be islands that are disconnected
- It would not help affordability
- It is too dense. Larger parcels are important for comfortable living



What We Heard: Choices

On The Road Again



People Like That

- It emphasizes existing under-utilized corridors. Redevelopment is important
- It offers more employment opportunities than the trend
- It has mixed-use spaces and less single-family residential sprawl

People Are Concerned That

- This option is not bold enough - mediocre
- It could lead to worsening traffic on corridors
- It is still rooted in automobile dependency and lack of walkability

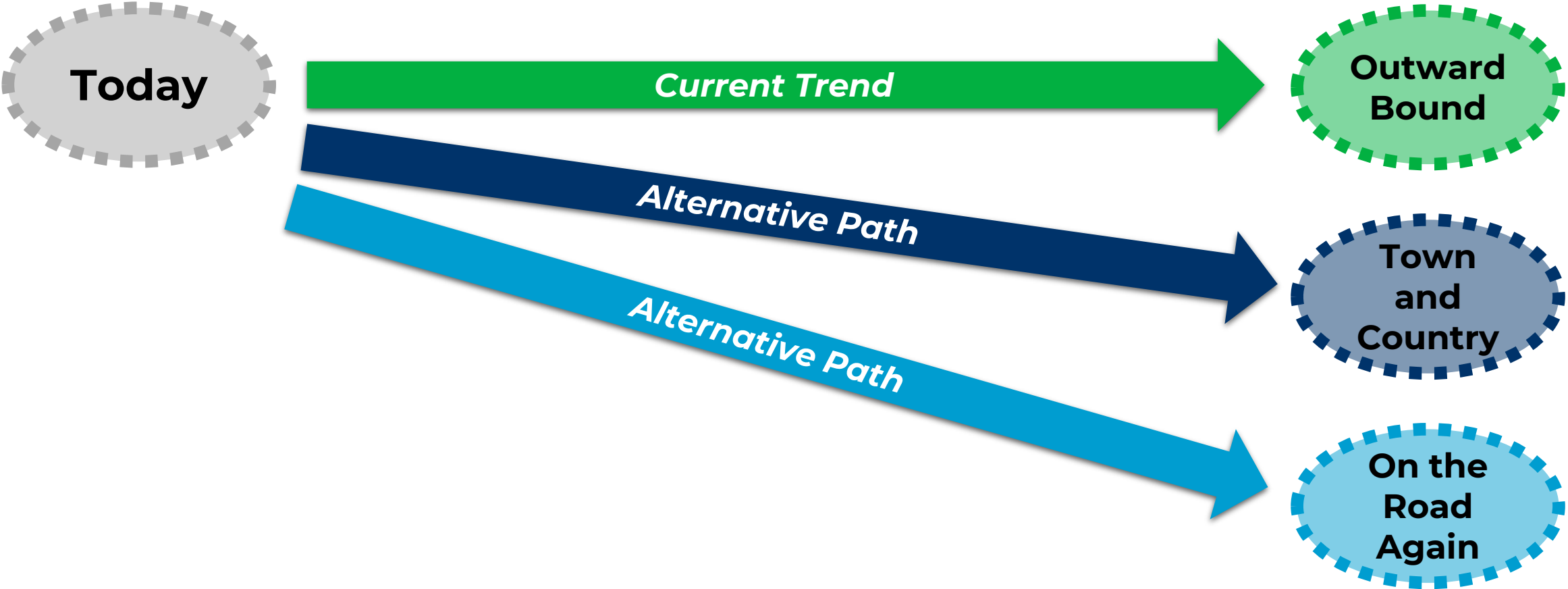
Preferred Scenario

ADVANCE KNOX

Engage in our land use and transportation future.

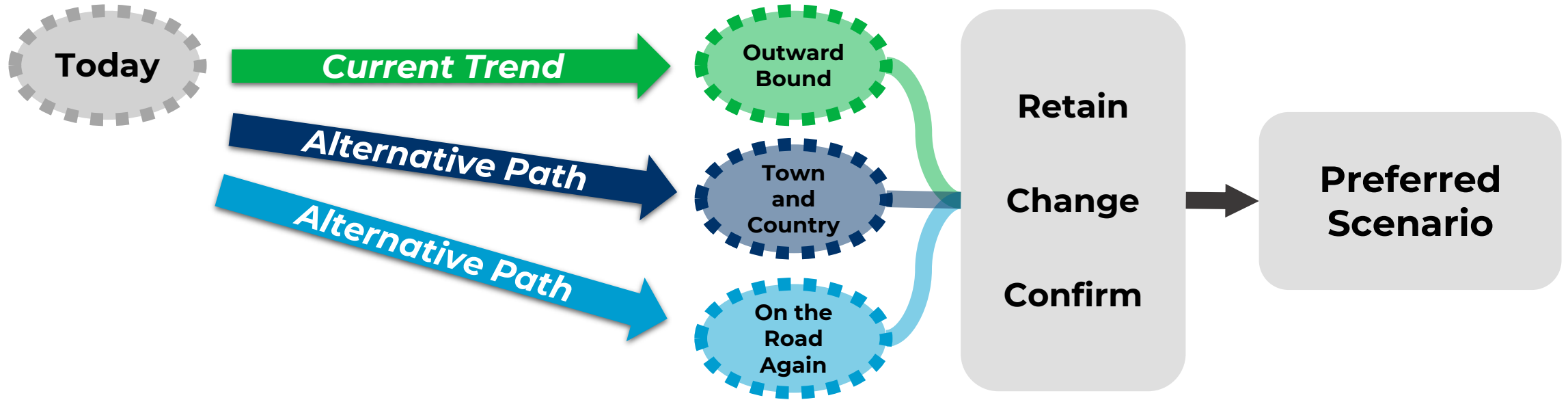


Getting from choices...



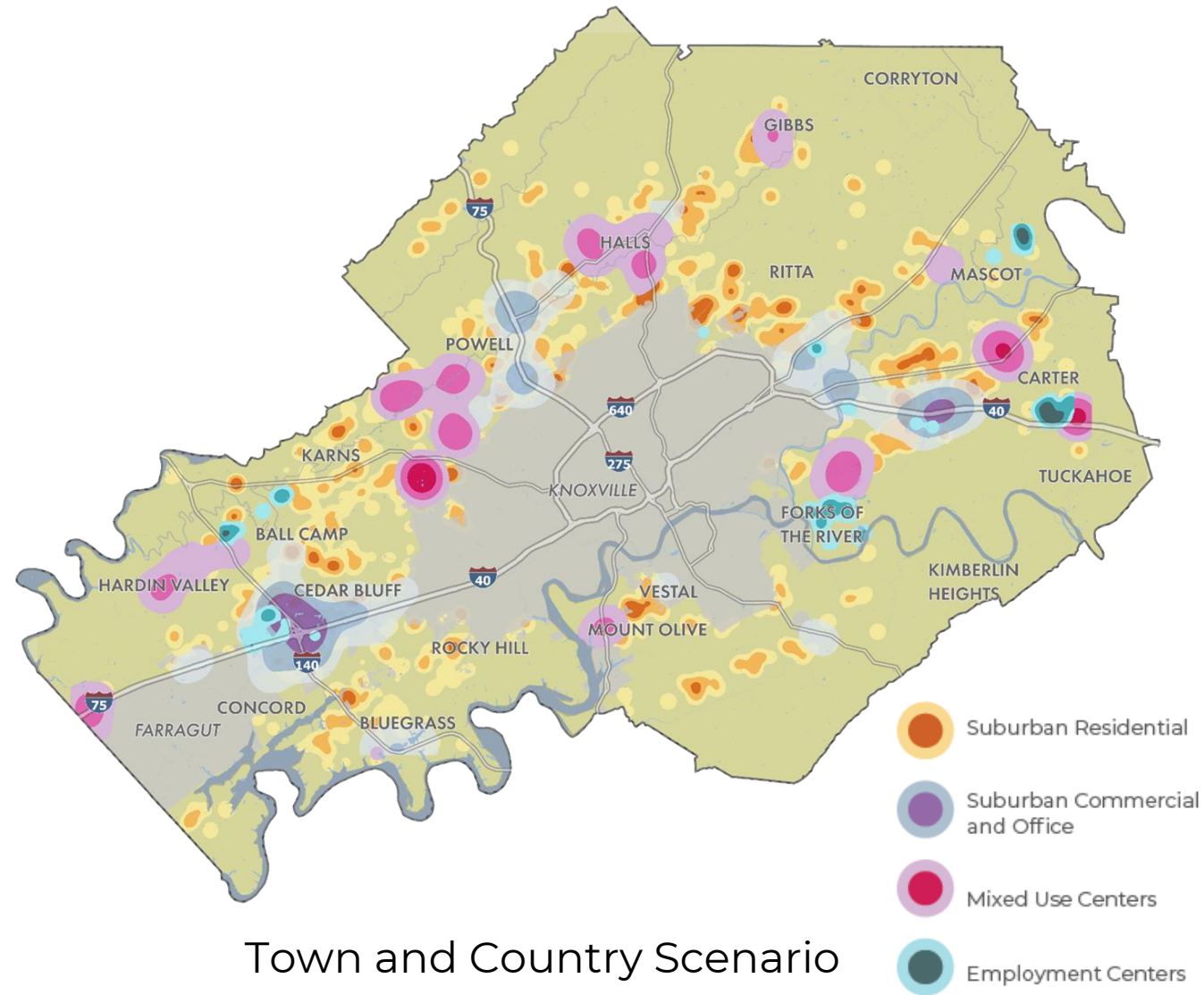


...to the Preferred Scenario





What new elements do we want to retain?

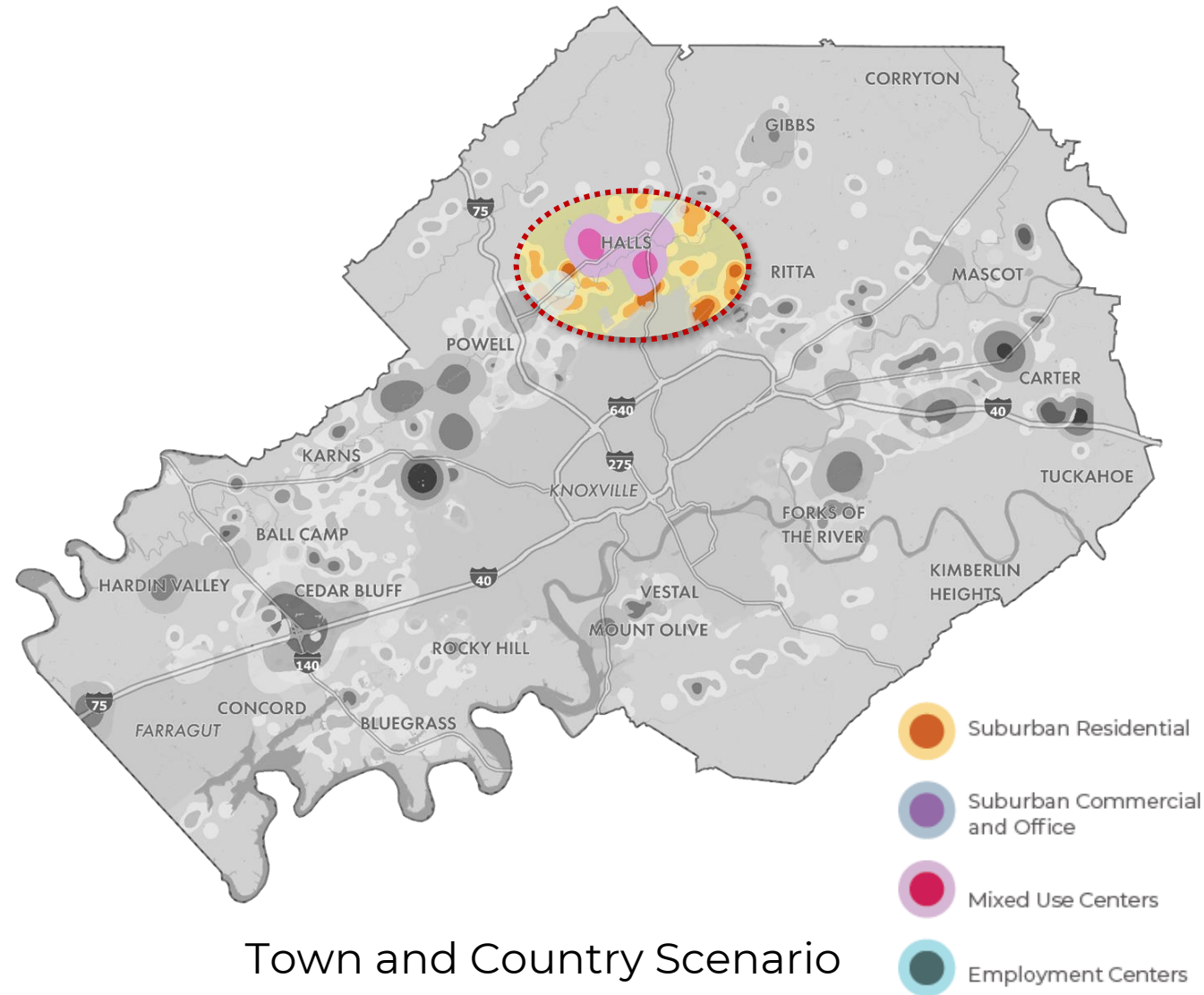


Town and Country Scenario



What new elements do we want to retain?

- Mix of uses in close proximity

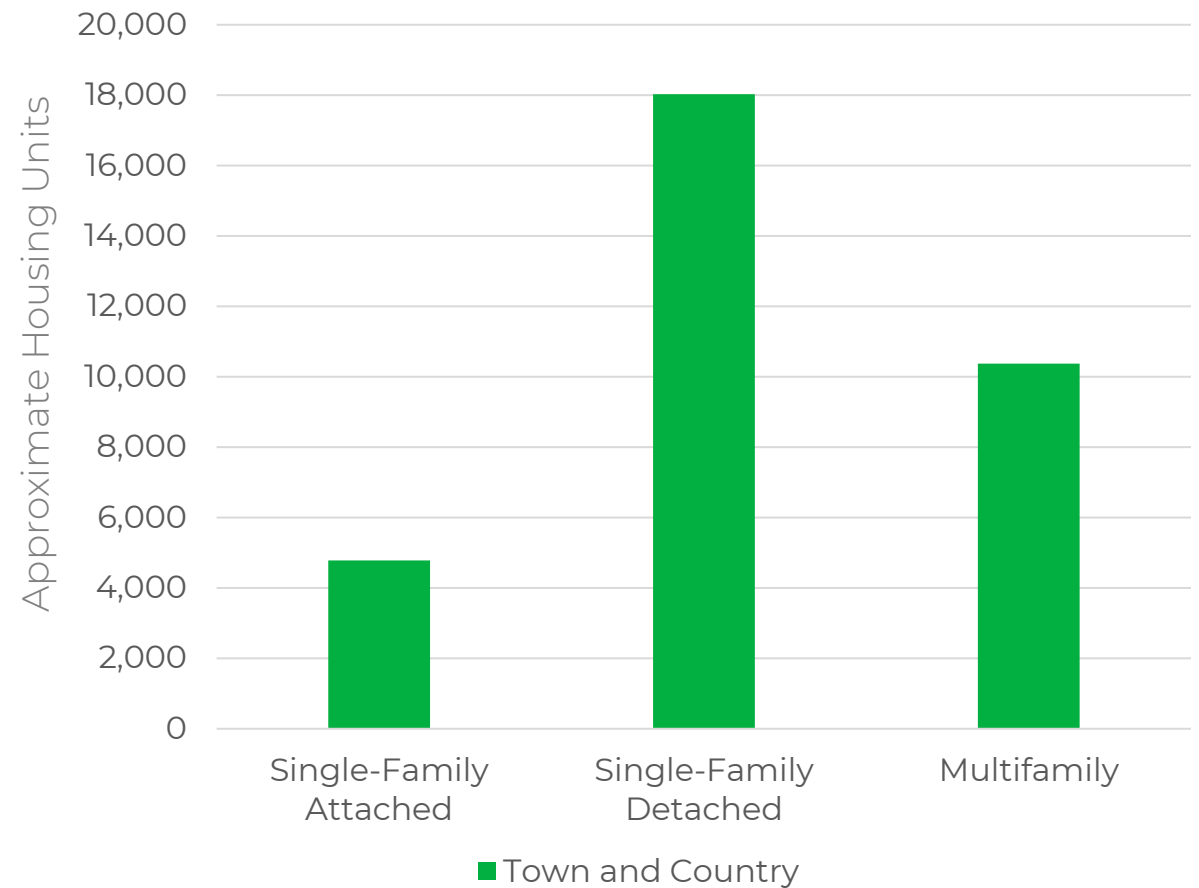


Town and Country Scenario



What new elements do we want to retain?

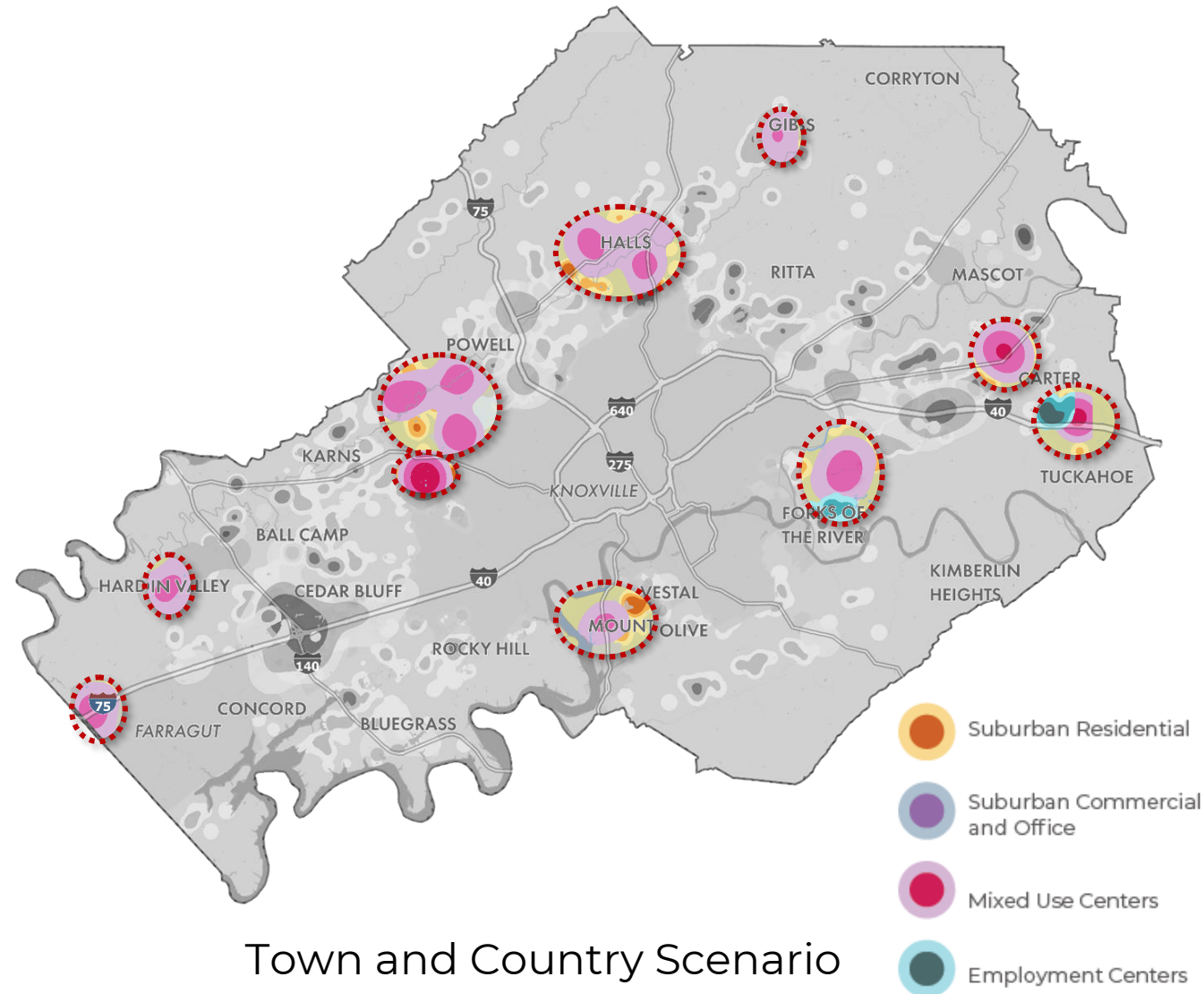
- Mix of uses in close proximity
- Housing options





What new elements do we want to retain?

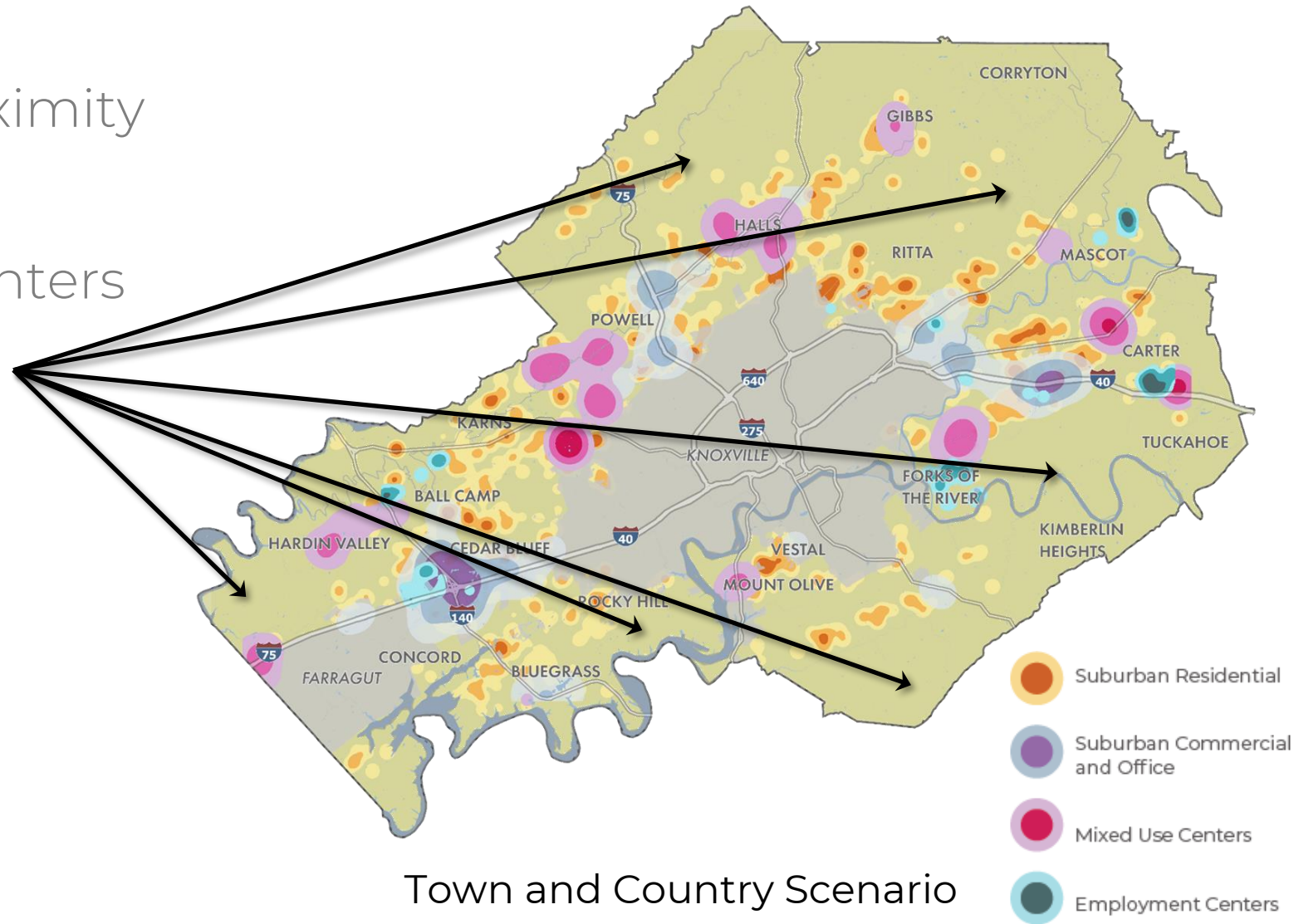
- Mix of uses in close proximity
- Housing options
- Defined community centers





What new elements do we want to retain?

- Mix of uses in close proximity
- Housing options
- Defined community centers
- Preserved open space



Town and Country Scenario



What new elements do we want to retain?

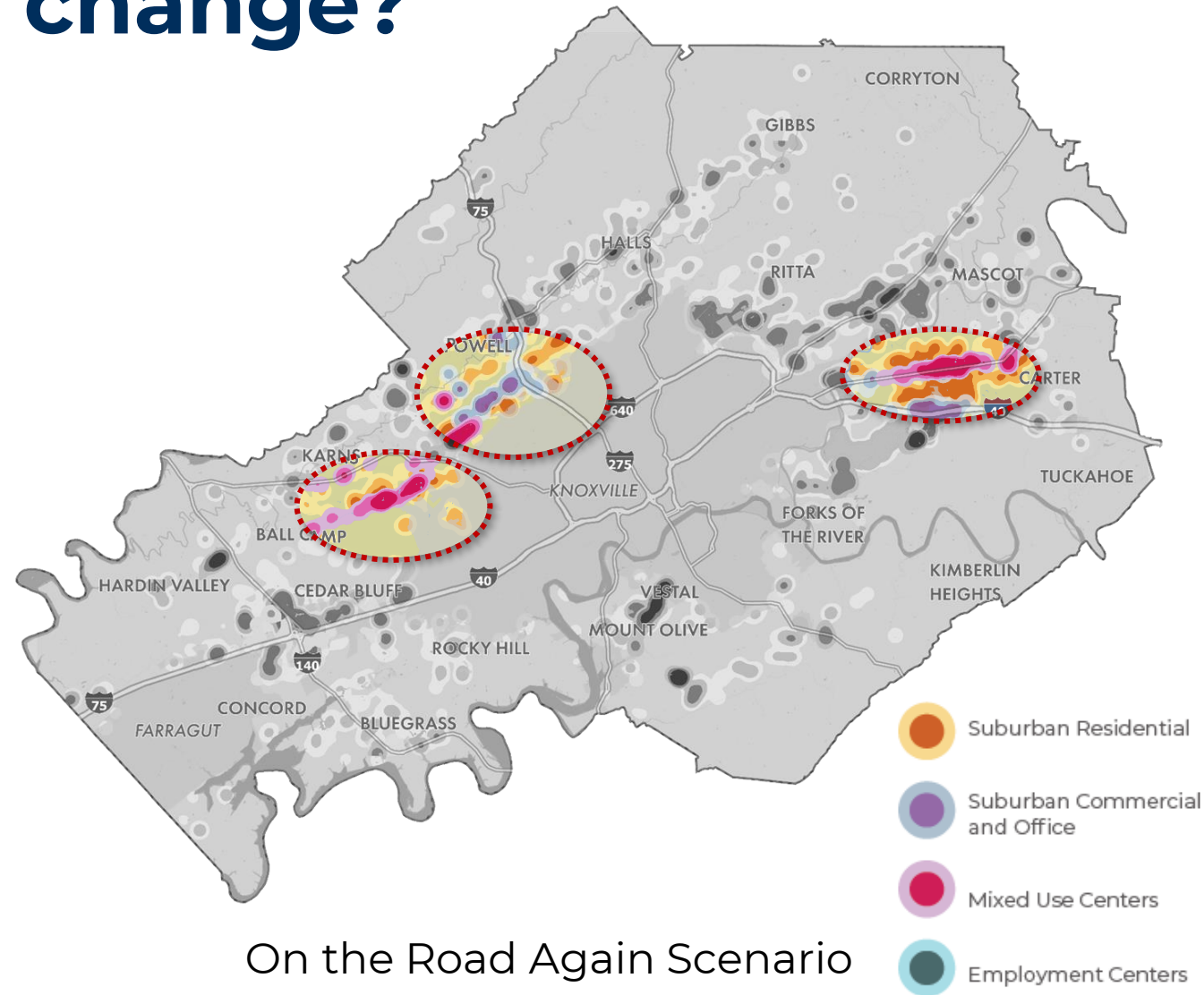
- Mix of uses in close proximity
- Housing options
- Defined community centers
- Preserved open space
- Walkable development





What do we want to change?

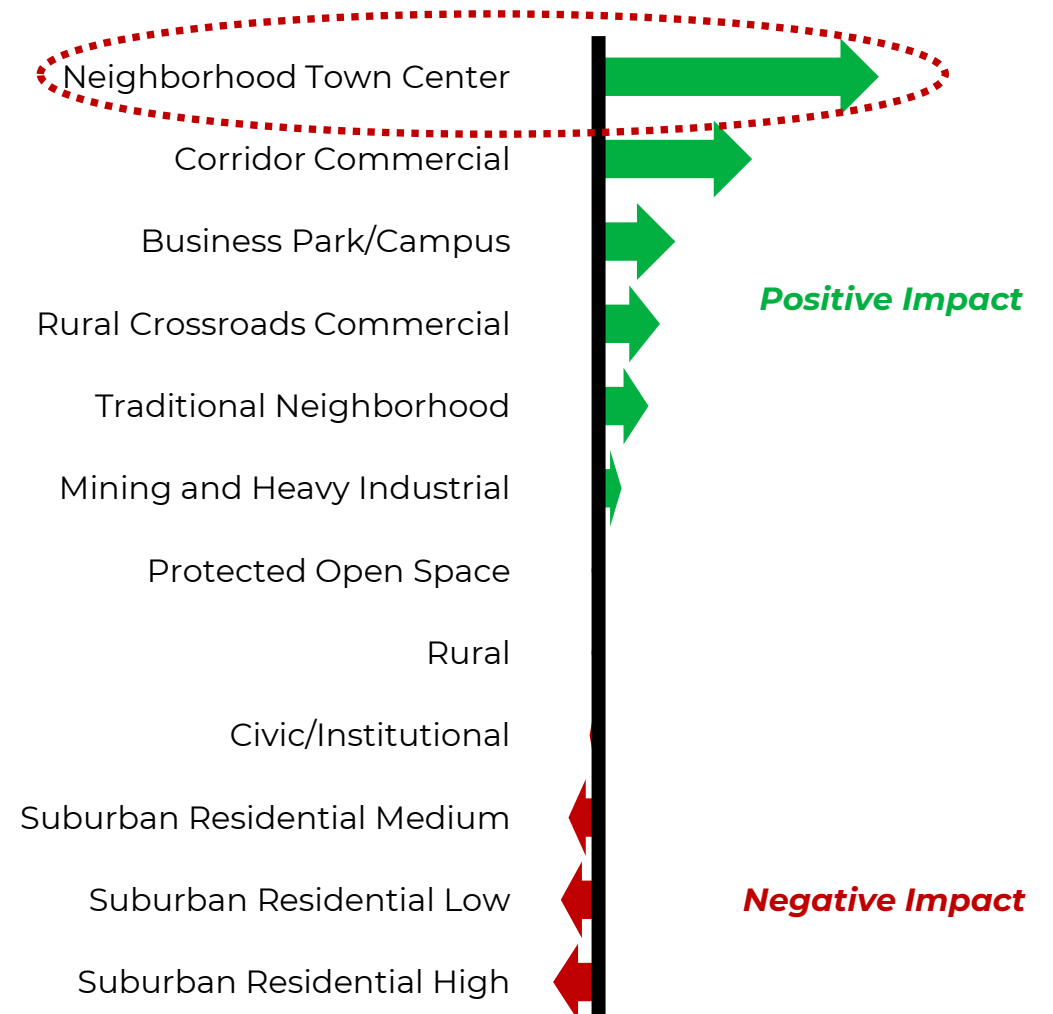
- More corridor redevelopment





What do we want to change?

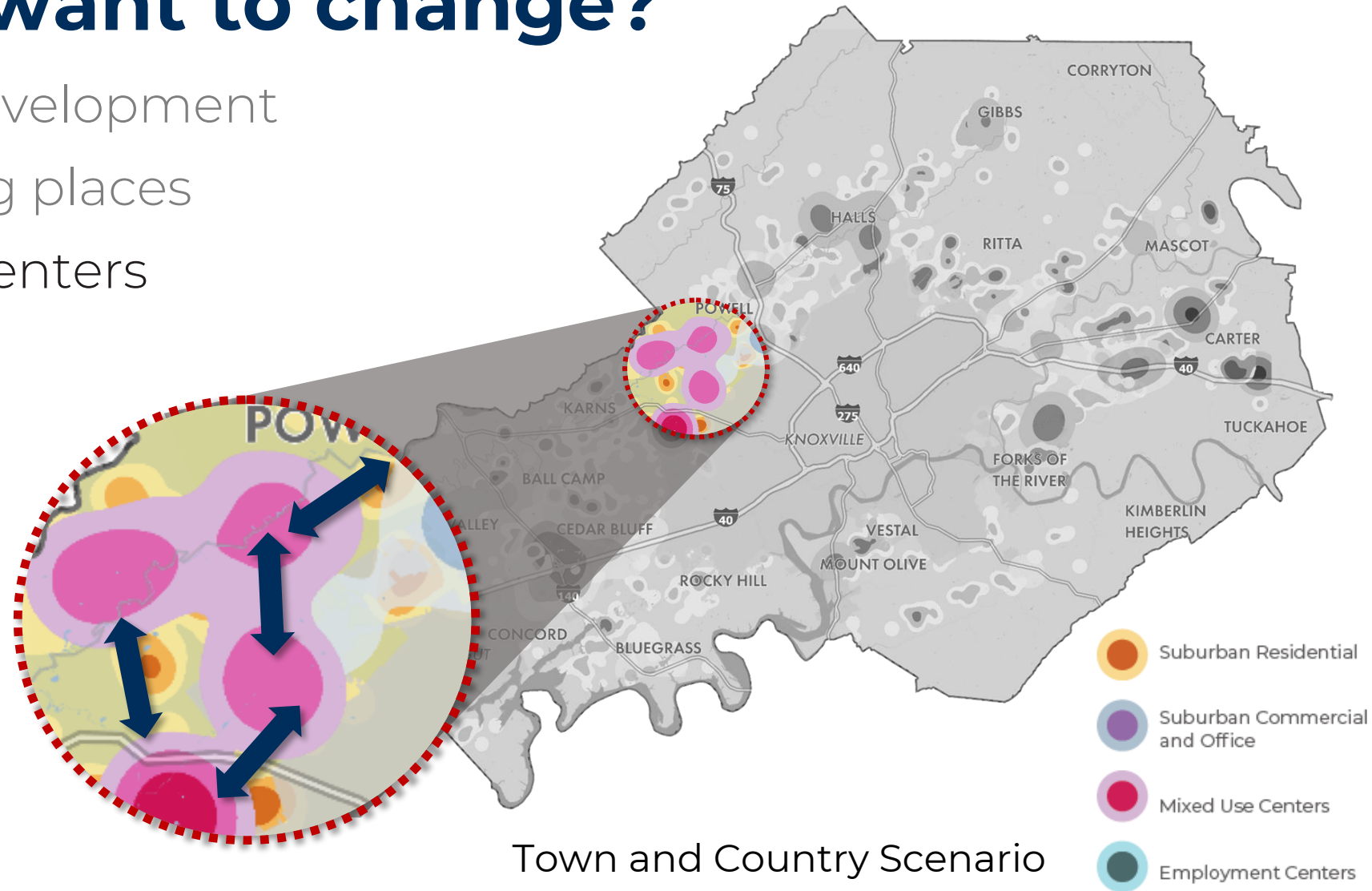
- More corridor redevelopment
- More fiscally strong places





What do we want to change?

- More corridor redevelopment
- More fiscally strong places
- More connected centers



Town and Country Scenario



What do we want to confirm?

Alignment

- Utilities
- Schools
- Transportation

Viability

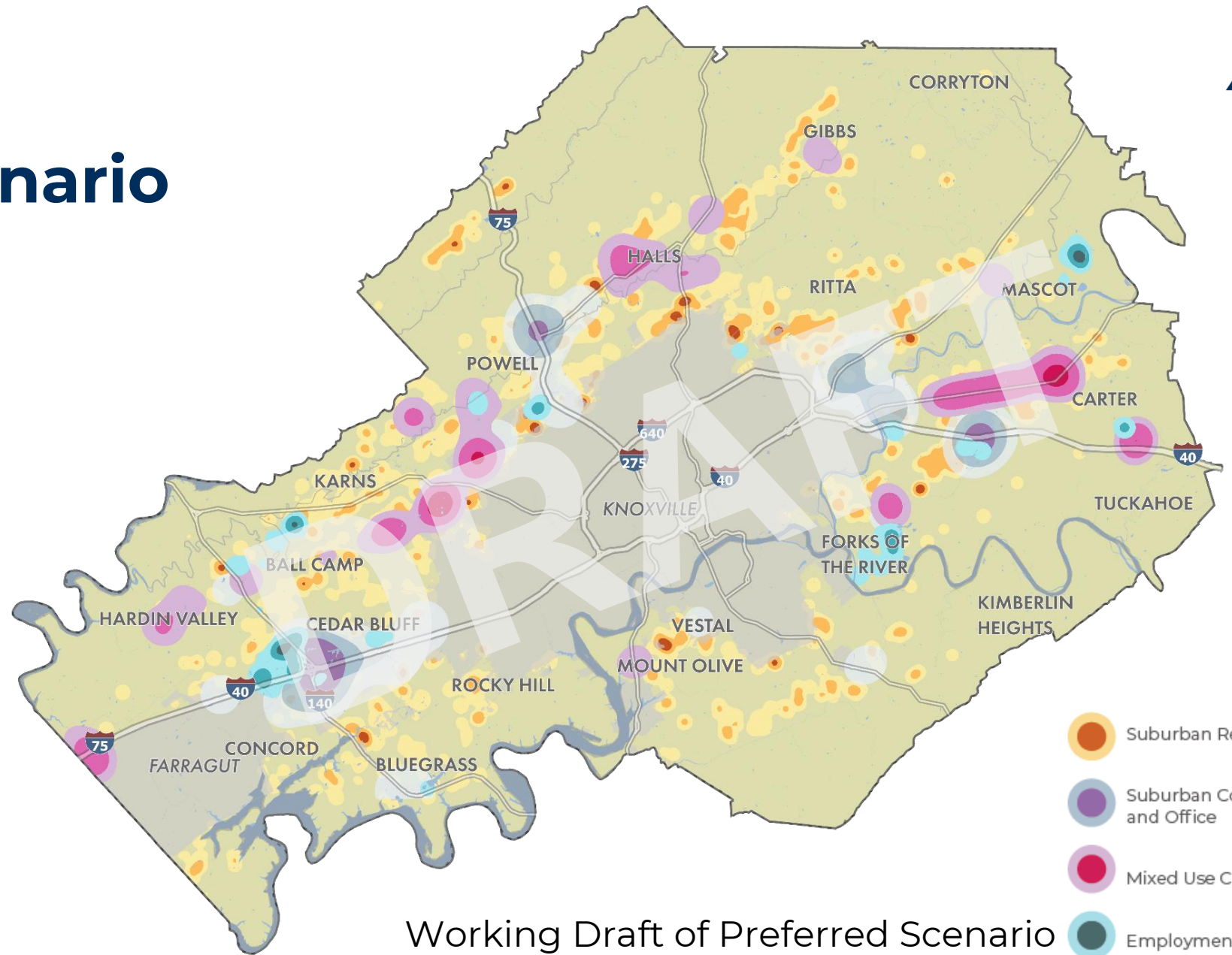
- Fiscal balance
- Housing mix
- Non-residential uses

Locations

- Rural preservation
- Centers and corridors



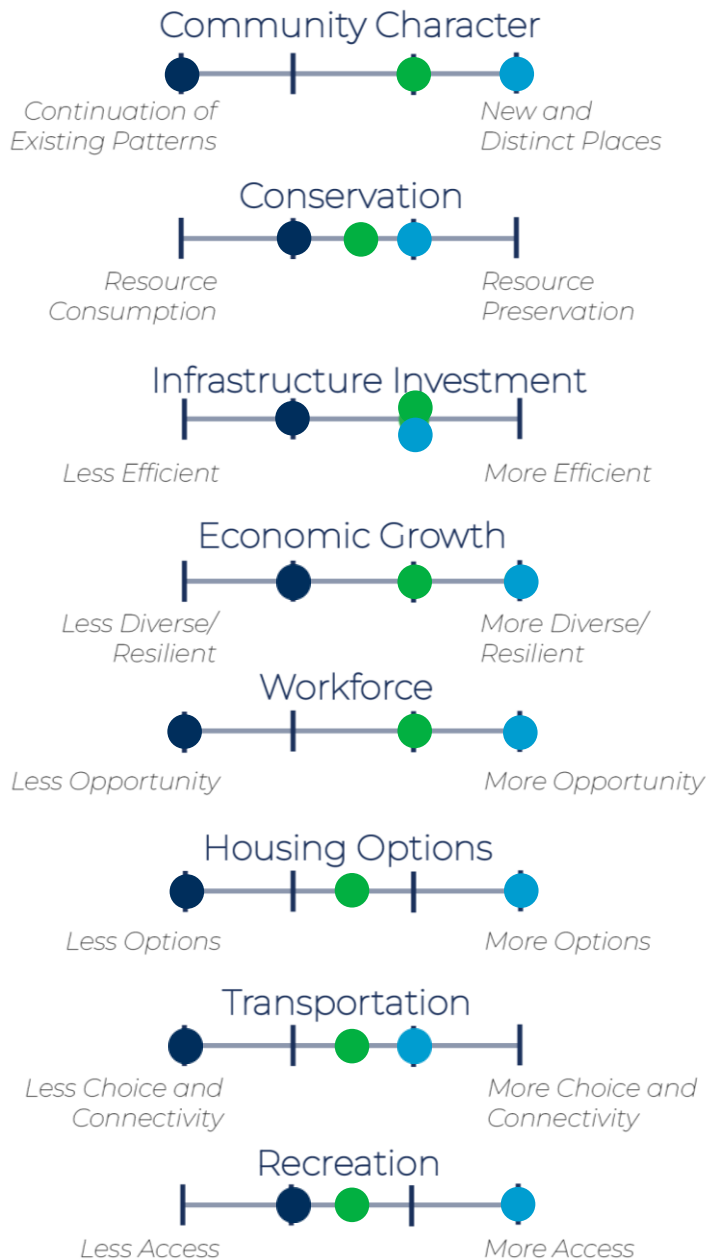
Draft 1: Preferred Scenario





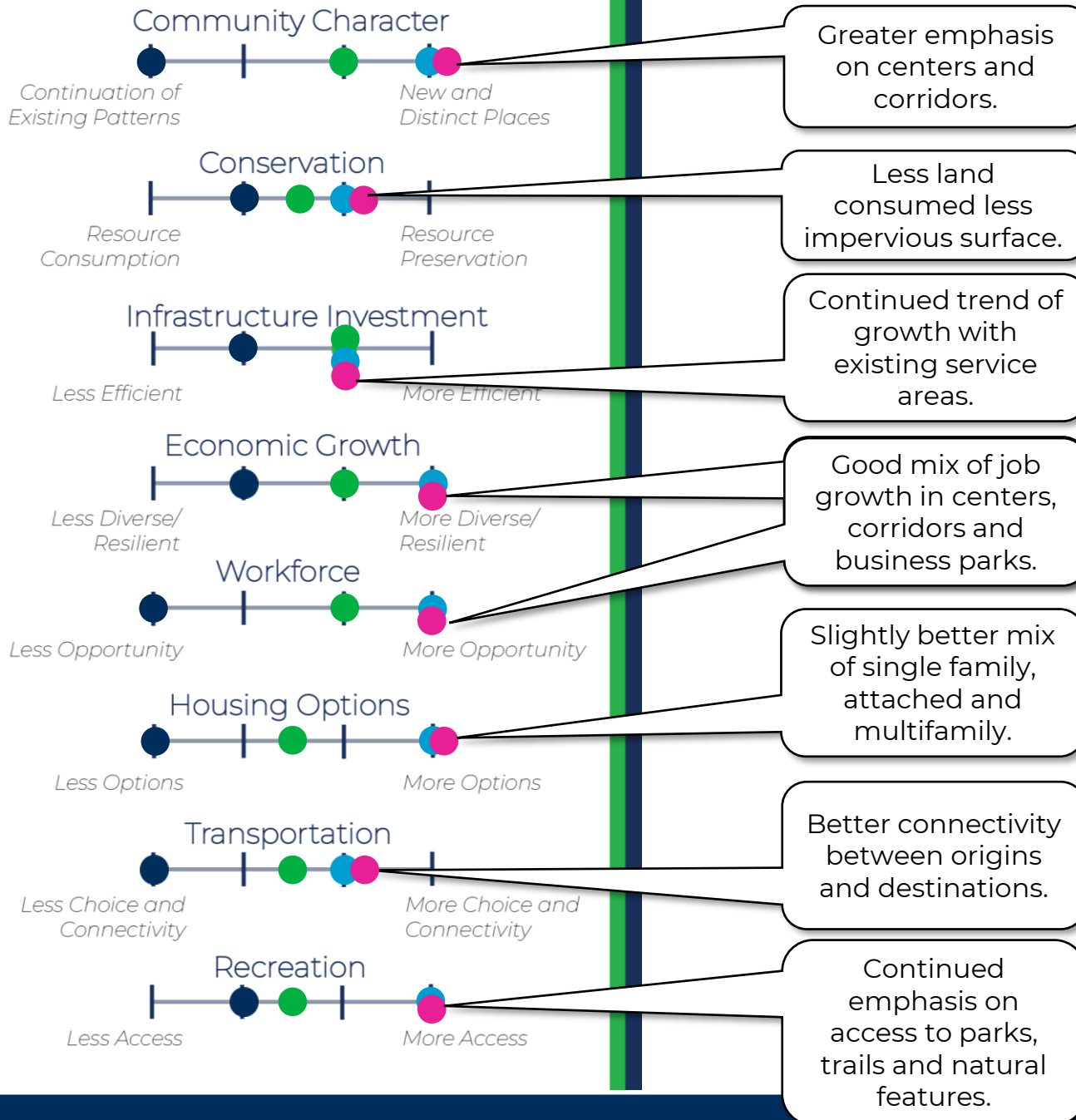
Scenario Scorecard

- Outward Bound!
- On The Road Again
- Town and Country





Scenario Scorecard

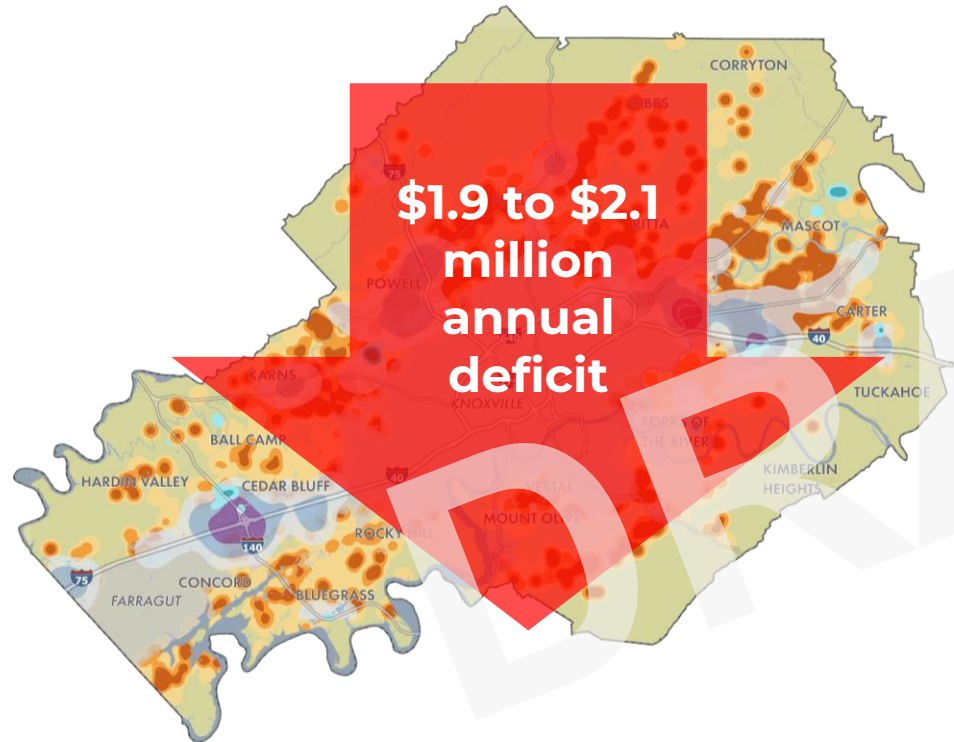


- Outward Bound!
- On The Road Again
- Town and Country
- Preferred



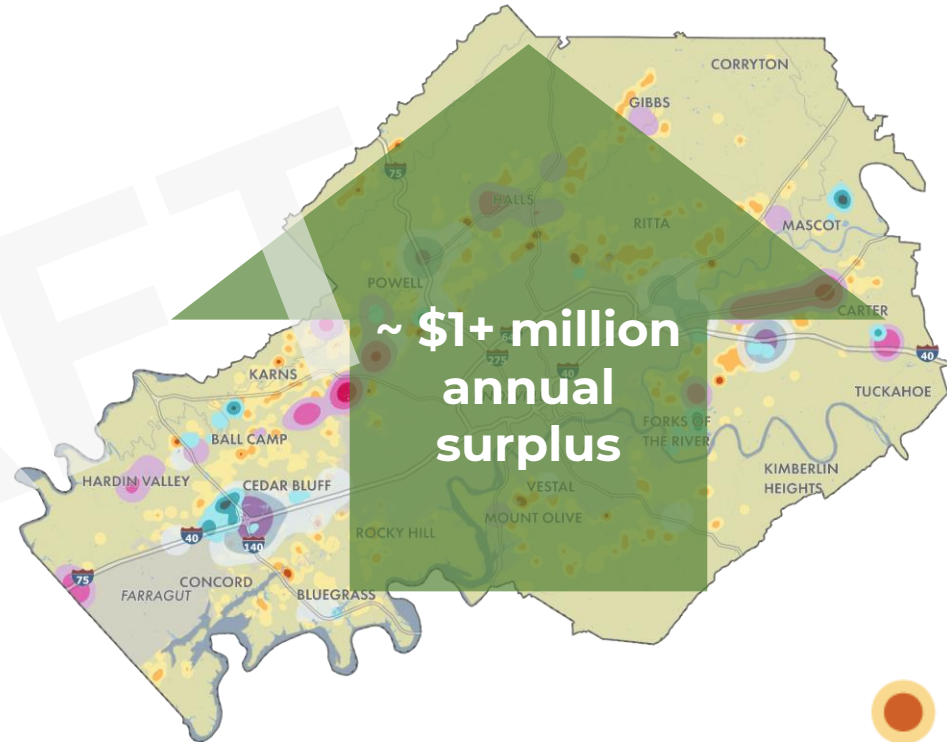
DRAFT

Annual net fiscal impact by 2045



Status Quo

- Continued trend of suburban single family
- Suburban commercial and office centers
- 77,000 new residents by 2045
- 33,000 new jobs by 2045



Working Draft Preferred Scenario

- Redevelopment in centers and corridors
- Diversity of housing types
- 77,000 new residents by 2045
- 53,000 new jobs by 2045





Committee Engagement

Alignment, revisions, and confirmation

1. What are the areas most critical for preservation?
2. What are the areas most critical for accommodating growth?
3. How does this align with utility and school future planning?
4. How does this impact young adults, families with children, elderly and retired individuals, and low-income residents?

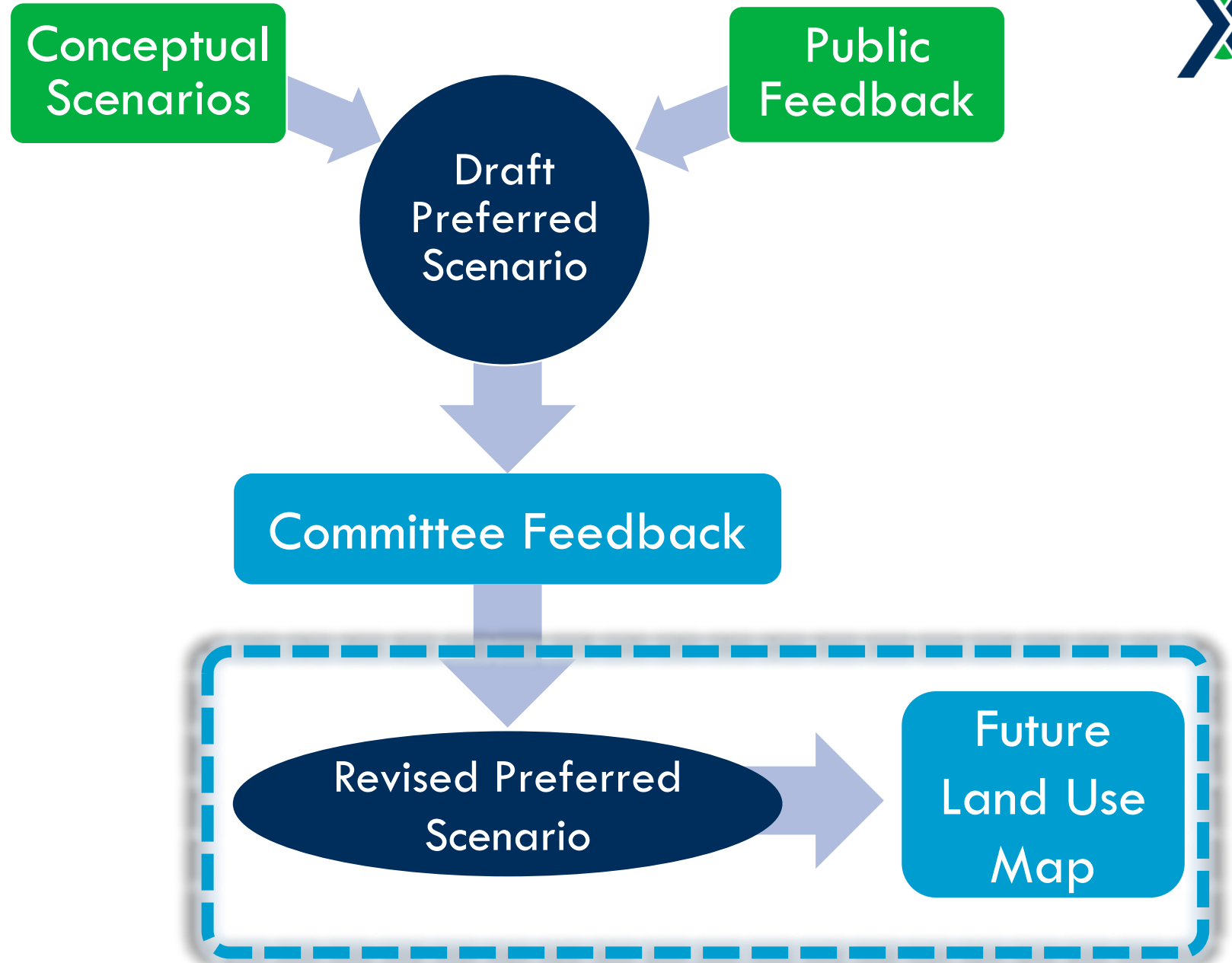




Next Steps



Next Steps





Next Steps

January

- Revise preferred scenario
- Fiscal impact analysis
- County Commission briefings

February

- Create future land use map and associated recommendations
- Create transportation recommendations

March-April

- Round 3 Engagement
- Plan documentation