

BMA MEETING MINUTES

Special Called Meeting January 11, 2022

The Board of Mayor and Aldermen met to hear an overview from Knox County officials concerning the Knox County Land Use update for Knox County.

January 13, 2022

Roll Call

Mayor Williams called the meeting to order at 6:00 PM. Roll Call for attendance: Alderman Burnette, yes; Alderman Povlin, yes; Alderman Pinchok, yes; Mayor Williams, yes; Alderman Meyer was absent; in addition to staff and members of the press.

Approval of Agenda

Motion was made to approve the agenda as presented. Moved by Alderman Povlin, seconded by Alderman Pinchok; voting yes; Mayor Williams, Alderman Burnette, Pinchok and Povlin; Alderman Meyer was absent; no nays; motion passed.

Approval of Minutes

Motion was made to approve the minutes of December 9, 2021, as presented. Moved by Alderman Povlin, seconded by Alderman Pinchok; voting yes; Mayor Williams, Alderman Burnette, Pinchok and Povlin; Alderman Meyer was absent; no nays; motion passed.

Mayor's Report

The Mayor reported on the following:

- Farragut Business Alliance for the wellness show
- Public Works staff for the Christmas light display around town
- Concord Road is complete
- Virtue Road first phase is complete

Julie Blaylock, Farragut West Knox Chamber gave an overview of the chamber events.

Ordinance

Public Hearing and Second Reading

Ordinance 21-19, an ordinance to amend the Farragut Municipal Code, Appendix A – Zoning, Chapter 3, Section XXIV., B., 7., e., and 8., to provide for sign related amendments associated with regional recreational and entertainment facilities and clarification related to the master sign for a unified development, as provided for in the Outlet Drive Regional Entertainment and Employment District (ARCO Murray Construction, Applicant)

Motion was made to approve Ordinance 21-19 on second and final reading. Moved by Alderman Povlin, seconded by Alderman Pinchok; roll call vote; Mayor Williams, yes; Aldermen

Burnette, yes; Alderman Pinchok, yes; Alderman Povlin, yes; Alderman Meyer was absent; no nays; motion passed.

Ordinance 21-22, an ordinance to Amend Farragut Municipal Code Chapter 18, Parks & Recreation, to Prohibit Smoking, the use of Tobacco Products, and the use of Vapor Products on the Grounds of Public Parks, Public Playgrounds, Public Greenways, or Public Property Accessible to use by Youth.

Motion was made to approve Ordinance 21-22 on second and final reading. Moved by Alderman Povlin, seconded by Alderman Pinchok; roll call vote; Mayor Williams, yes; Aldermen Burnette, yes; Alderman Pinchok, yes; Alderman Povlin, yes; Alderman Meyer was absent; no nays; motion passed.

First Reading

Ordinance 21-20, an ordinance to amend the Farragut Municipal Code, Appendix A – Zoning, Chapter 4., Section XIII. – Outdoor site lighting, to create new provisions and update and organize existing provisions (Town of Farragut, Applicant)

Motion was made to approve Ordinance 21-20 on first reading. Moved by Alderman Povlin, seconded by Alderman Pinchok; roll call vote; Mayor Williams, yes; Aldermen Burnette, yes; Alderman Pinchok, yes; Alderman Povlin, yes; Alderman Meyer was absent; no nays; motion passed.

Business Items

Approval of Resolution R-2022-01, Appointment of Municipal Judge

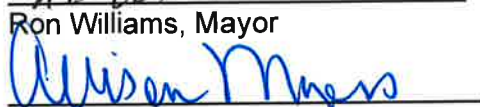
Motion was made to approve Resolution R-2022-01 to appoint Keith Alley as Farragut Municipal Judge. Moved by Alderman Pinchok, seconded by Alderman Povlin; voting yes; Mayor Williams, Aldermen Burnette, Pinchok and Povlin; Alderman Meyer was absent; no nays; motion passed.

Approval of Farragut Parks and Athletics Council Re-Appointment

Motion was made to re-appoint Bob Brock to the Farragut Athletics Council. Moved by Alderman Povlin, seconded by Alderman Pinchok; voting yes; Mayor Williams, Aldermen Burnette, Pinchok and Povlin; Alderman Meyer was absent; no nays; motion passed.

Meeting adjourned at 6:33 PM.



Ron Williams, Mayor

Allison Myers, Town Recorder



FARRAGUT BOARD OF MAYOR AND ALDERMEN
Farragut Town Hall
11408 Municipal Center Drive

AGENDA
January 13, 2022

BMA MEETING
6:00 PM

- I. Roll Call**
- II. Approval of Agenda**
- III. Approval of Minutes**
 - A. December 9, 2021
- IV. Mayor's Report**
- V. Ordinance**
 - A. Public Hearing and Second Reading
 - 1. **Ordinance 21-19**, an ordinance to amend the Farragut Municipal Code, Appendix A – Zoning, Chapter 3, Section XXIV., B., 7., e., and 8., to provide for sign related amendments associated with regional recreational and entertainment facilities and clarification related to the master sign for a unified development, as provided for in the Outlet Drive Regional Entertainment and Employment District (ARCO Murray Construction, Applicant)
 - 2. **Ordinance 21-22**, an ordinance to Amend Farragut Municipal Code Chapter 18, Parks & Recreation, to Prohibit Smoking, the use of Tobacco Products, and the use of Vapor Products on the Grounds of Public Parks, Public Playgrounds, Public Greenways, or Public Property Accessible to use by Youth.
 - B. First Reading
 - 1. **Ordinance 21-20**, an ordinance to amend the Farragut Municipal Code, Appendix A – Zoning, Chapter 4., Section XIII. – Outdoor site

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It is the policy of the Town of Farragut not to discriminate on the basis of race, color, natural origin, gender, gender identity, sexual orientation, age, religion, disability or veteran status pursuant to Title VI of the Civil Rights Act of 1964, Public Law 93-112 and 101-336 in its hiring, employment practices and programs. To request accommodations due to disabilities, please call 865-966-7057 in advance of the meeting

lighting, to create new provisions and update and organize existing provisions (Town of Farragut, Applicant)

VI. Business Items

- A. Approval of Resolution R-2022-01, Appointment of Municipal Judge
- B. Approval of Farragut Parks and Athletics Council Re-Appointment

VII. Town Administrator's Report

VIII. Town Attorney's Report

IX. Citizens Forum

This meeting can be viewed live on the Farragut YouTube Channel and the Town of Farragut website www.townoffarragut.org/livestream.

The meeting will be held at the Farragut Town Hall, 11408 Municipal Center Drive

The Board of Mayor and Aldermen welcomes and invites Farragut residents to participate in public meetings.

At the end of each business meeting, there will be time reserved for public comment under the Citizen Forum agenda item. If you are interested in speaking, please fill out a blue comment card and turn it in to the Town Recorder or staff member. This time is set aside specifically for comments on items that are not on the Board of Mayor and Aldermen regular agenda for the meeting. Each speaker will be given five (5) minutes to speak on his/her topic.

During the regular agenda portion of the meeting there may be an allowance for public comment for each agenda item. The Mayor may recognize individuals for public comment based on the following guidelines.

1. The Mayor shall maintain and control the meeting to provide a professional and objective environment;
2. Any Farragut resident interested in speaking should fill out a blue comment card stating which agenda item they would like to comment on and turn in to the Town Recorder or a staff member;
3. Speakers shall come to the podium and identify themselves by name and street address;
4. Public comment shall be limited to five (5) minutes per individual. Time for public comment may be amended at the discretion of the Mayor. Time is not transferable to other speakers;
5. Speakers should strive to avoid redundancy; each speaker should have their own original viewpoint;
6. Comments shall address issues, not individuals or personalities;
7. Comments may support or oppose issues or measures, but the motives of those with differing views shall not be questioned or attacked;
8. Personal attacks and malicious comments shall not be tolerated;
9. An applicant, and/or their representative(s), for an item on the regular agenda shall be afforded the time necessary to present their request and respond to questions. The five (5) minute

limitation shall not apply. However, the Mayor may ask an applicant to stay on point in order to facilitate the efficiency of the meeting.

Each speaker will be asked if they can agree to abide by the Comment Protocol. If so, please be prepared to speak when your name is called.

BMA MEETING MINUTES
December 9, 2021
6:00 PM

Roll Call

Mayor Williams called the meeting to order at 6:00 PM. Roll Call for attendance: Alderman Burnette, yes; Alderman Meyer, yes; Alderman Pinchok, yes; Alderman Povlin, yes; Mayor Williams, yes; in addition to staff and members of the press.

Approval of Agenda

Motion was made to approve the agenda as presented. Moved by Alderman Povlin, seconded by Alderman Meyer; voting yes; Mayor Williams, Alderman Burnette, Meyer, Pinchok and Povlin; no nays; motion passed.

Approval of Minutes

Motion was made to approve the minutes of November 11, 2021, as presented. Moved by Alderman Povlin, seconded by Alderman Meyer; voting yes; Mayor Williams, Alderman Burnette, Meyer, Pinchok and Povlin; no nays; motion passed.

Mayor's Report

Community Health Council Appointment-Mayor Williams re-appointed Dot LaMarche to the Community Health Council.

Ordinance

Public Hearing and Second Reading

Ordinance 21-17, an ordinance to amend the Farragut Municipal Code, Appendix A – Zoning, Chapter 3., Section I. – Agricultural district (A)., to provide for a second dwelling unit on a lot of record and update other provisions (Keri Archer, Applicant)

Motion was made to approve Ordinance 21-17 on second and final reading. Moved by Alderman Povlin, seconded by Alderman Pinchok; Roll call vote: Alderman Burnette, yes; Alderman Meyer, yes; Alderman Pinchok, yes; Alderman Povlin, yes; Mayor Williams, yes; no nays; motion passed.

Ordinance 21-21, Ordinance to amend the Capital Investment Program Budget and add ARPA Fund Budget for the Fiscal Year 2021-2022 budget, passed by Ordinance 21-13

Motion was made to approve Ordinance 21-21 on second and final reading. Moved by Alderman Povlin, seconded by Alderman Pinchok; Roll call vote: Alderman Burnette, yes;

Alderman Meyer, yes; Alderman Pinchok, yes; Alderman Povlin, yes; Mayor Williams, yes; no nays; motion passed.

First Reading

Ordinance 21-19, an ordinance to amend the Farragut Municipal Code, Appendix A – Zoning, Chapter 3, Section XXIV., B., 7., e., and 8., to provide for sign related amendments associated with regional recreational and entertainment facilities and clarification related to the master sign for a unified development, as provided for in the Outlet Drive Regional Entertainment and Employment District (ARCO Murray Construction, Applicant)

Motion was made to approve Ordinance 21-19 on first reading. Moved by Alderman Povlin, seconded by Alderman Meyer; Roll call vote: Alderman Burnette, yes; Alderman Meyer, yes; Alderman Pinchok, yes; Alderman Povlin, yes; Mayor Williams, yes; no nays; motion passed.

Ordinance 21-22, an ordinance to Amend Farragut Municipal Code Chapter 18, Parks & Recreation, to Prohibit Smoking, the use of Tobacco Products, and the use of Vapor Products on the Grounds of Public Parks, Public Playgrounds, Public Greenways, or Public Property Accessible to use by Youth.

Motion was made to approve Ordinance 21-22 on first reading. Moved by Alderman Meyer, seconded by Alderman Pinchok; Roll call vote: Alderman Burnette, yes; Alderman Meyer, yes; Alderman Pinchok, yes; Alderman Povlin, yes; Mayor Williams, yes; no nays; motion passed.

Business Items

Approval of the Contract #2021-12, Town Hall Flat Rubber Roof and Front Gutter Replacement

Motion was made to award Contract 2021-12 to McGuire Roofing and Construction LLC in the amount of \$17,315. Moved by Alderman Meyer, seconded by Alderman Pinchok; voting yes; Mayor Williams, Aldermen Burnette, Meyer, Pinchok and Povlin; no nays; motion passed.

Approval of the 2021/2022 Snow Removal Schedule

Motion was made to approve the 2021/2022 Snow removal schedule. Moved by Alderman Povlin, seconded by Alderman Meyer. After some discussion an amended motion was made to move Borchardt Blvd. to first stage and Thornton Heights to second stage. Moved by Alderman Povlin, seconded by Alderman Meyer; voting yes; Mayor Williams, Aldermen Burnette, Meyer, Pinchok and Povlin; no nays; motion passed.

Town Administrator's Report

David Smoak, Town Administrator, reported the following:

- The Town received the GFOA Comprehensive Annual Financial Report award for the 29th year.

- Parks & Athletics Council meeting, Tuesday, December 14
- Town Hall will be closed December 24-27th and 31st

Meeting adjourned at 7:12 PM.

Ron Williams, Mayor

Allison Myers, Town Recorder

REPORT TO THE BOARD OF MAYOR AND ALDERMEN

PREPARED BY: Mark Shipley, Community Development Director

SUBJECT: Consideration of Ordinance 21-19 on second reading, an ordinance to amend the Farragut Municipal Code, Appendix A – Zoning, Chapter 3, Section XXIV., B., 7., e., and 8., to provide for sign related amendments associated with regional recreational and entertainment facilities and clarification related to the master sign for a unified development, as provided for in the Outlet Drive Regional Entertainment and Employment District (ARCO Murray Construction, Applicant)

INTRODUCTION AND BACKGROUND: This agenda item involves amendments to certain sign related provisions specific to the Outlet Drive Regional Entertainment and Employment District (OD-RE/E).

DISCUSSION: As discussed during review with the Planning Commission, the applicant asked for an amendment to provide for a sign on the end of a structural canopy proposed near the Top Golf entrance in lieu of one of the otherwise permitted wall signs. Current language stipulates that the sign must be within 12 inches of the building. The structural canopy extends five feet from the building.

Also requested was the ability to have larger signage on the ends of the Top Golf building given its unusual shape and to help balance the signage in relation to the scale of the overall building. Current language associated with these signs provides for a sign area based on a 1:1 ratio of sign area to the width of the building elevation on which the sign is to be mounted. As an example, if a building's width is 25 feet, then the sign area could be up to 25 square feet.

During discussion with the Planning Commission, staff also reviewed the existing provisions related to the master sign for a unified development and the intent for it to ultimately provide for at least three entities on the sign face. This sign was provided for as an Outlet Drive corridor sign targeted to uses within the OD-RE/E District. Staff requested feedback from the Planning Commission on the language that specifies that such sign include a regional recreational and entertainment facility and at least two additional regional oriented businesses or tenants in the OD-RE/E Zoning District. Staff recommended that the recorded declaration governing the use of such sign specifically provide for this and the sign be constructed to accommodate the additional business or tenants even though they may not be known at the time of sign fabrication. The main objective is that the sign ultimately provides for at least three entities and is not just a large sign for one business, like a billboard. The Planning Commission was fine with the recorded declaration addressing this so that the sign could be approved and fabricated as soon as possible.

As outlined with the Planning Commission, Ordinance 21-19 includes the following amendments:

1. Provides that one of the two signs permitted on the building elevation with at least 400 feet in length for a regional recreational and entertainment facility could be a canopy sign protruding from the main building wall more than 12 inches, provided such sign is mounted on a structural canopy that is integral to the architecture of the building and such sign is not a cabinet style sign but rather a sign with channel letters.
2. Provides for a 2:1 rather than 1:1 ratio of sign area to building width for the two other building elevations that are not the main building elevation for a regional recreational and entertainment facility. The 2:1 ratio would also be consistent with the ratio permitted on the main building elevation for a regional recreational and entertainment facility.

3. Provides for clarification concerning the intent of the master sign for a unified development in terms of permitting its approval and installation prior to knowing the specific businesses or tenants that may be represented on the sign. The Town Attorney would approve the language of the associated recorded declaration to ensure that the intent of the sign was provided for.

RECOMMENDATION: At their meeting on November 18, 2021, the Planning Commission unanimously recommended approval of Ordinance 21-19. At the Board of Mayor and Alderman meeting on December 9, 2021, Ordinance 21-19 was approved on first reading. There have been no changes since first reading and Community Development Director, Mark Shipley, recommends approval of Ordinance 21-19 on second reading.

BOARD ACTION:

MOTION BY:_____ **SECONDED BY:**_____

<u>VOTE/TOTAL</u>	<u>WILLIAMS</u>	<u>MEYER</u>	<u>PINCHOK</u>	<u>POVLIN</u>	<u>BURNETTE</u>
YES	_____	_____	_____	_____	_____
NO	_____	_____	_____	_____	_____
ABSTAIN	_____	_____	_____	_____	_____

ORDINANCE:	21-19
PREPARED BY:	Shipley
REQUESTED BY:	Town of Farragut
CERTIFIED BY FMPC:	November 18, 2021
PUBLIC HEARING:	_____
PUBLISHED IN:	_____
DATE:	_____
1ST READING:	_____
2ND READING:	_____
PUBLISHED IN:	_____
DATE:	_____

AN ORDINANCE TO AMEND THE TEXT OF THE FARRAGUT ZONING ORDINANCE, ORDINANCE 86-16, AS AMENDED, PURSUANT TO AUTHORITY GRANTED BY SECTION 13-4-201, TENNESSEE CODE ANNOTATED, BY AMENDING THE FARRAGUT MUNICIPAL CODE, APPENDIX A., ZONING, CHAPTER 3., SECTION XXIV., B., 7., E., AND 8., TO PROVIDE FOR SIGN RELATED AMENDMENTS ASSOCIATED WITH REGIONAL RECREATIONAL AND ENTERTAINMENT FACILITIES AND CLARIFICATION RELATED TO THE MASTER SIGN FOR A UNIFIED DEVELOPMENT, AS PROVIDED FOR IN THE OUTLET DRIVE REGIONAL ENTERTAINMENT AND EMPLOYMENT DISTRICT

WHEREAS, the Board of Mayor and Aldermen of the Town of Farragut, Tennessee, wishes to amend Chapter 3., Section XXIV., B., 7., e., and 8., to provide for sign related amendments associated with regional recreational and entertainment facilities and clarification related to the master sign for a unified development, as provided for in the Outlet Drive Regional Entertainment and Employment District of the Farragut Zoning Ordinance, Ordinance 86-16.

NOW, THEREFORE, BE IT ORDAINED by the Board of Mayor and Aldermen of the Town of Farragut, Tennessee, that the Farragut Zoning Ordinance is hereby amended by replacing Chapter 3., Section XXIV., B., 7., e., and 8., to provide for sign related amendments associated with regional recreational and entertainment facilities and clarification related to the master sign for a unified development, as provided for in the Outlet Drive Regional Entertainment and Employment District, as follows:

SECTION 1.

Section XXIV., B., 7., e.

- e. For a building in excess of 40,000 square feet and with at least one building elevation of more than 400 feet in length, wall signage shall be provided for as follows:
 - i. Up to two signs (with sign areas calculated separately) may be permitted on the building elevation that is in excess of 400 feet. The cumulative permitted sign area for the two signs combined shall be established with a 2:1 ratio of sign area to building width on which the sign is to be mounted. One of the two signs may be a canopy sign

- protruding from the main building wall more than 12 inches, provided such sign is mounted on a structural canopy that is integral to the architecture of the building and such sign is not a cabinet style sign but rather a sign with channel letters; and
- ii. One wall sign is permitted on two other building elevations with the sign area on each of these elevations being established with a 2:1 ratio of sign area to building width on which the sign is to be mounted.

SECTION 2.

Section XXIV., B.,8.

8. Master sign for a unified development is subject to the following criteria:
- a. The unified development includes, as reflected in a recorded declaration approved by the Town Attorney, a regional recreational and entertainment facility and at least two additional regional oriented businesses or tenants in the OD-RE/E Zoning District that will have the opportunity for signage on the master sign for a unified development. The layout of the initial sign face shall take this into consideration and any modifications to the recorded declaration shall be approved by the Town Attorney;
 - b. Existing off-premise advertising signs (billboards) along the town's portion of the Outlet Drive corridor shall be removed;
 - c. The minimum size of a development eligible for consideration as a unified development shall be 40,000 square feet of gross floor area and must contain three or more businesses or tenants;
 - d. Only one sign is permitted between the Lovell Road and Campbell Station Road interchanges and such sign shall be situated a minimum of 3,000 feet from the nearest portion of both the Lovell Road and the Campbell Station Road interchange rights-of-ways;
 - e. The sign face shall not exceed 800 square feet per side and shall be designed to include at least three businesses or tenants;
 - f. The sign shall not exceed 50 feet in overall height;
 - g. The sign shall be setback a minimum of 20 feet and a maximum of 50 feet from the interstate highway right-of-way. Otherwise, the sign shall meet the setbacks for an accessory structure;
 - h. The sign shall have no digital or moving messages;
 - i. The sign shall not be a monopole; and
 - j. The sign shall be assessed in terms of its visual and architectural compatibility with the buildings and tenant spaces which it advertises.

SECTION 3.

This ordinance shall take effect from and after its final passage and publication, the public welfare requiring it.

Ron Williams, Mayor

Sec. XXIV. Outlet drive regional entertainment and employment district (OD-RE/E).

- A. *General description.* The Outlet Drive corridor is uniquely situated on the north side of Interstate 40 between the Lovell Road and Campbell Station Road Interchanges. Much of the area that surrounds the corridor is outside the town limits. The town's portion of the corridor includes excellent interstate visibility and proximity to two interchanges. These notable characteristics provide an opportunity to attract family entertainment venues that serve both a local and regional market. The corridor's location and existing development also supports local and regional employment and includes an architecture that differentiates itself from most of the town.

The Outlet Drive Regional Entertainment and Employment District (OD-RE/E) is intended to capitalize on the corridor's characteristics by creating an opportunity to provide for uses, architectural flexibility, and signage that take into account the surrounding context.

- B. *Permitted principal and accessory uses and structures.* Property and structures located in the Outlet Drive Regional Entertainment and Employment District (OD-RE/E) shall be used only for the following purposes:

1. Generally recognized retail sales, subject to the following:
 - a. Any outdoor storage or sales shall be contained within areas specifically designed and approved for such storage or sales as part of a site plan review. Such areas shall be screened from public rights-of-ways with opaque materials that are architecturally compatible with the primary materials used on the building they are serving. Such screened areas shall meet the setback requirements for accessory structures; and
 - b. Warehousing and wholesaling associated with on-site retail establishments are permitted, provided the warehousing and wholesaling constitutes less than 80 percent of the gross square footage of the building(s).
2. Restaurants.
3. Hotels.
4. Offices.
5. Theaters, indoor only.
6. Indoor recreational facilities.
7. Regional Recreational and Entertainment Facility, as defined in Chapter 2, and subject to the following development criteria:
 - a. The tract shall be at least five acres;
 - b. The tract shall abut the Interstate 40 right-of-way;
 - c. The permissible height of accessory structures that are integral to the function of the regional entertainment venue shall be evaluated using the following criteria:

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- i. The structure's role in the operational function and inherent safety related requirements of the establishment;
 - ii. The structure(s) being non-illuminated and concealed to the greatest extent practicable;
 - iii. The structure(s) being a minimum of 100 feet from property developed as residential; and
 - iv. The structure(s) being in compliance with any applicable state or federal requirements.
 - d. For a building in excess of 40,000 square feet, compliance with the Town's Architectural Design Standards (ADS) shall be evaluated using the following criteria:
 - i. The building containing a minimum masonry percentage of 10 percent on the net facade area of the building;
 - ii. The building being comprised of at least three other materials with no single material exceeding 40 percent of the net facade area and that collectively contribute to an appearance that segments the building visually into smaller modules that soften the building's scale; and
 - iii. The building clearly demonstrating compliance with all other ADS provisions.
 - e. For a building in excess of 40,000 square feet and with at least one building elevation of more than 400 feet in length, wall signage shall be provided for as follows:
 - i. Up to two signs (with sign areas calculated separately) may be permitted on the building elevation that is in excess of 400 feet. The cumulative permitted sign area for the two signs combined shall be established with a 2:1 ~~sign area to building width ratio~~ ratio of sign area to building width on which the sign is to be mounted. One of the two signs may be a canopy sign protruding from the main building wall more than 12 inches, provided such sign is mounted on a structural canopy that is integral to the architecture of the building and such sign is not a cabinet style sign but rather a sign with channel letters; and
 - ii. One wall sign is permitted on two other building elevations with the sign area on each of these elevations being established with a ~~1:1~~ 2:1 ratio of sign area to building width on which the sign is to be mounted.
 - f. Outdoor site lighting shall be in accordance with Chapter 4 of the Farragut Zoning Ordinance with the following exceptions:
 - i. Parking lot pole lights shall not exceed 35 feet in height, including the supporting base;

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- ii. Lighting that may be unique for this use and required for the operation shall be directed inward onto the facility property so as not to shine onto adjacent properties or rights-of-ways;
 - iii. The maximum number of footcandles at all property lines (including the Interstate right-of-way) shall not exceed .1 footcandles; and
 - iv. A lighting impact analysis shall be provided as part of the site plan review and approval process. The analysis shall specifically demonstrate how lighting specific to this venue will not create glare, as defined in the town's outdoor site lighting requirements. Once lighting has been installed per the approved lighting plan and prior to the issuance of a certificate of occupancy, a verification from a licensed electrical engineer shall be provided to demonstrate compliance with the approved lighting plan.
8. Master sign for a unified development (~~i.e. a development that includes a regional recreational and entertainment facility and at least two additional regional oriented businesses or tenants in the OD-RE/E Zoning District~~), is subject to the following development criteria:
- a. The unified development includes, as reflected in a recorded declaration approved by the Town Attorney, a regional recreational and entertainment facility and at least two additional regional oriented businesses or tenants in the OD-RE/E Zoning District that will have the opportunity for signage on the master sign for a unified development. The layout of the initial sign face shall take this into consideration and any modifications to the recorded declaration shall be approved by the Town Attorney;
 - b. Existing off-premise advertising signs (billboards) along the town's portion of the Outlet Drive corridor shall be removed;
 - c. The minimum size of a development eligible for consideration as a unified development shall be 40,000 square feet of gross floor area and must contain three or more businesses or tenants;
 - d. Only one sign is permitted between the Lovell Road and Campbell Station Road interchanges and such sign shall be situated a minimum of 3,000 feet from the nearest portion of both the Lovell Road and the Campbell Station Road interchange rights-of-ways;
 - e. The sign face shall not exceed 800 square feet per side and shall be designed to include at least three businesses or tenants;
 - f. The sign shall not exceed 50 feet in overall height;
 - g. The sign shall be setback a minimum of 20 feet and a maximum of 50 feet from the interstate highway right-of-way. Otherwise, the sign shall meet the setbacks for an accessory structure;
 - h. The sign shall have no digital or moving messages;

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- i. The sign shall not be a monopole; and
 - j. The sign shall be assessed in terms of its visual and architectural compatibility with the buildings and tenant spaces which it advertises. and
 - ~~j. A recorded declaration provided to the town for the use of the sign. Any modifications to the recorded declaration shall be approved by the town.~~

9. Utility uses.

10. Signs, as regulated in the Farragut Municipal Code, or as provided for otherwise in this district.

11. Brewpub, provided the following development criteria are met:

- 1. All manufacturing, processing, packaging, and distribution equipment shall be maintained within completely enclosed structures. All related storage shall also be contained completely within enclosed structures.
- 2. Loading areas in a newly constructed facility shall be screened with opaque materials and shall not be visible from adjacent rights-of-way or residential districts. Such screening shall be architecturally compatible with the building.
- 3. For adaptive reuse of existing buildings, newly constructed loading areas should be located to minimize impacts on surrounding rights-of-way and residential areas and screened to the extent feasible. Existing loading areas should be screened to the extent feasible from view from rights-of-way or any adjacent residential district.
- 4. The use is conditioned upon obtaining necessary permits from the Town of Farragut Beer Board.

C. *Area regulations.* The purpose of these setback regulations is to create a flexible building envelope that will enable the creative possibilities for development of a parcel to be maximized and to allow consideration of the natural features of a parcel as it is being developed.

Setbacks shall be measured from the nearest point of any property line and all structures shall comply with the following setback requirements. For the purposes of this ordinance, the interstate highway right-of-way shall be considered a rear lot line.

1. *Front yards.*

- a. Where a parking lot is situated in the front yard between a building and an abutting street, all buildings shall be set back from the nearest point of any right-of-way a minimum of 75 feet;
- b. Where only a driveway aisle is situated in the front yard between a building and an abutting street, all buildings shall be set back from the nearest point of any right-of-way a minimum of 55 feet; or

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- c. Where neither a parking lot nor a driveway aisle is situated in the front yard between a building and an abutting street, all buildings shall be set back from the nearest point of any right-of-way a minimum of 20 feet.
 - d. All accessory structures, excluding detention basin structures (if associated with a low impact development measure), and/or non-roofed structures that provide for pedestrian engagement with the public street (such as outdoor patios, pedestrian facilities, sitting areas, public art), shall be set back from the nearest point of any right-of-way a minimum of 20 feet, except as provided for elsewhere in the Farragut Municipal Code.
 - e. With the exception of linear pedestrian facilities that connect to similar facilities in the right-of-way, no structures shall encroach into the public right-of-way and/or platted utility easements. Detention basin structures that are not associated with a low impact development measure shall be set back from the nearest point of any right-of-way a minimum of ten feet. Electrical substations, utility offices, or any other utility building shall meet the front yard building setback requirements.
 - f. Service areas and their associated structures (e.g., dumpsters, loading areas, utility building) shall be located to the side or rear of a building so as to minimize visual impacts from the street and foster a more pedestrian friendly streetscape.
- 2. *Side yards.* Buildings (non-accessory) within the OD-RE/E District shall be a minimum of 20 feet apart. Where the abutting property is not within the OD-RE/E District the side setback shall be a minimum of 35 feet.
 - 3. *Rear yards.* Buildings (non-accessory) shall be set back a minimum of 35 feet.
 - 4. *Side and rear yards.* All accessory structures shall be set back a minimum of 10 feet, except as provided for elsewhere in this ordinance or the [Farragut] Municipal Code.
 - 5. *Buffer strips.*
 - a. There shall be a buffer strip a minimum of 50 feet in width on all side and rear property lines when the abutting property is developed as residential;
 - b. Existing, mature vegetation shall be preserved and incorporated into the buffer strip; and
 - c. Detention basins, measured from top-of-slope to top-of-slope, and associated structures shall not be located within any buffer strips.
 - 6. *Maximum lot coverage.* Total lot coverage: 75 percent.
 - 7. *Land area.* Minimum lot size of one acre, unless provided for otherwise in this District.
- D. *Height regulations.* Buildings within the OD-RE/E District shall not exceed four stories or 60 feet in height. Buildings proposed within 100 feet of property developed as residential shall not exceed three stories or 45 feet in height. Unless provided for otherwise in this District, accessory structures shall not exceed 35 feet in height.
- E. *Parking.* As regulated in Chapter 4.

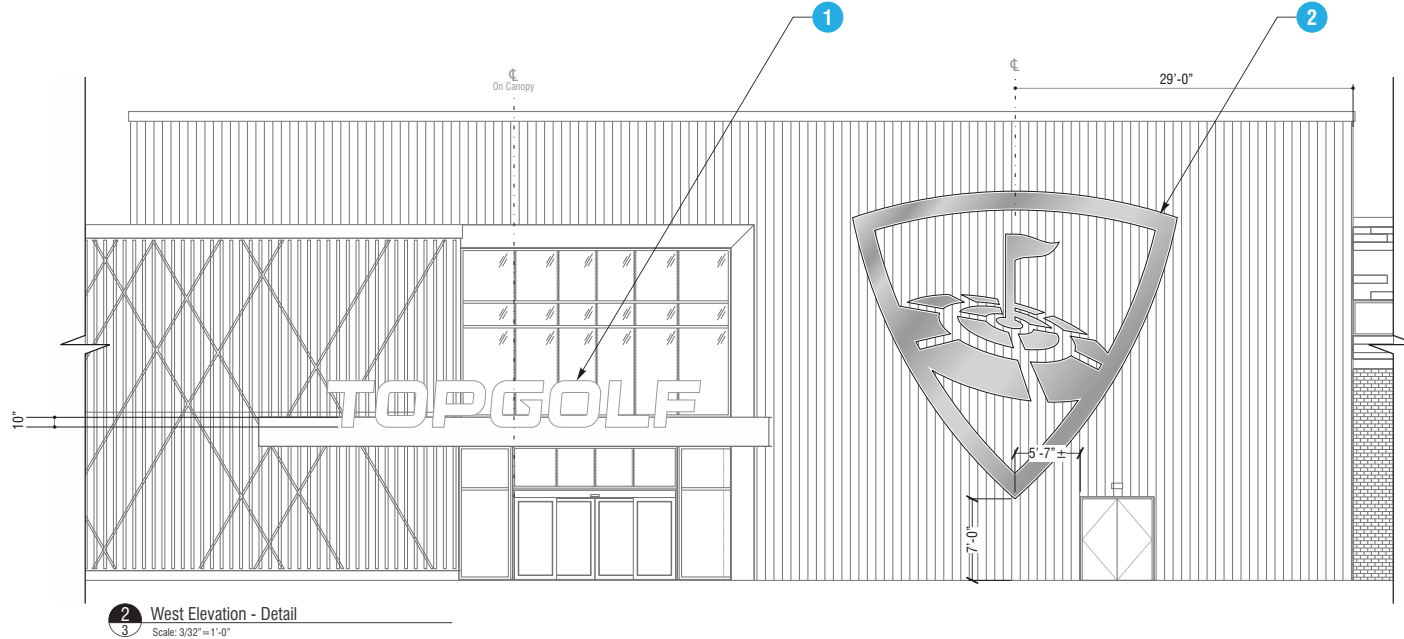
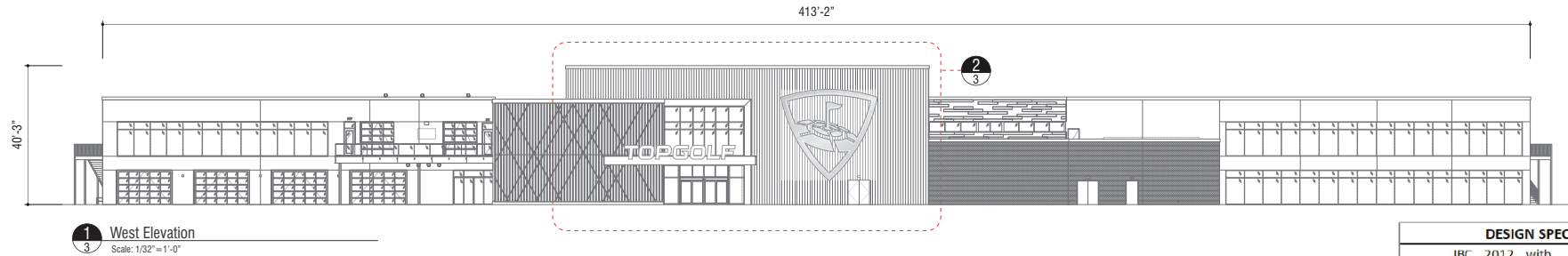
In order to minimize the visual impact of surface parking, where parking is situated between a building and a street or is parallel with a building along a street, a berm shall be constructed or landscaping shall be planted so as to limit the viewability of the parking lot from the street. A minimum of 60 percent of the total parking lot length adjacent to the front property line shall be screened from view with a berm or landscaping.

- F. *Streetscape and outdoor open space.* As part of a site plan review, a context appropriate (i.e., appropriate in relation to the proposed development and its physical surroundings) active and interconnected streetscape with visually appealing and functional public spaces is encouraged. Some specific design objectives would be as follows:
1. Locate and orient outdoor open space (e.g., plazas, courtyards, patios, outdoor seating and benches, small park spaces or landscaped features) to provide a focal point to be actively used.
 2. Provide landscape enhancements (e.g., bioswales, rain gardens, planters, flower gardens) to add visual interest, screen parking areas, and complement outdoor open spaces.
- G. *Connectivity.* Development shall provide for context appropriate (i.e., appropriate in relation to the proposed development and its physical surroundings) pedestrian and vehicular connectivity. This shall include providing connections within the property and to abutting properties, pedestrian connections into the development from the public street(s), and the construction of pedestrian facilities along the public street(s) frontages.
- H. *Low Impact Development.* Development shall incorporate a minimum of one of the following Low Impact Development (LID) practices into the design:
1. Twenty-five percent of the parking lot being constructed with permeable pavers;
 2. Stormwater runoff draining to rain gardens;
 3. A building(s) being constructed with a vegetated roof, commonly referred to as a green roof;
 4. Stormwater draining to bioswales/bioretention facilities; or
 5. Rainwater being harvested for irrigation or gray water uses.
- I. *Architectural Materials.* Unless provided for otherwise in this District, buildings that are or exceed two stories and 25,000 square feet shall provide a minimum of 25 percent masonry on the net facade area of the building. All other buildings shall provide a minimum of 60 percent masonry on the net facade area of the building. All buildings, regardless of height and size, shall comply with all other provisions in the ADS.

(Ord. No. 19-24 , § 2, 8-22-2019; Ord. No. 20-16 , § 6, 9-10-2020)

Editor's note(s)—Ord. No. 19-24 , § 2, adopted August 22, 2019, repealed the former § XXIV, and enacted a new § XXIV as set out herein. The former § XXIV pertained to regional commercial district, retail/warehousing (C-2-R/W) and derived from Regional commercial district, retail/warehousing (C-2-R/W).

west elevation



DESIGN SPECIFICATIONS

IBC	2012 with TN amendments
ASCE	7-10 Minimum Design Loads for Buildings & Other Structures
ACI	318-14 Building Code Requirements for Structural Concrete
ANSI/AISC	360-10 Specification for Structural Steel Buildings

DESIGN LOADS

Wind	Vult = 115 mph
Exposure	C
Risk Cat.	II
Grnd. Snow	Pg = 10 psf

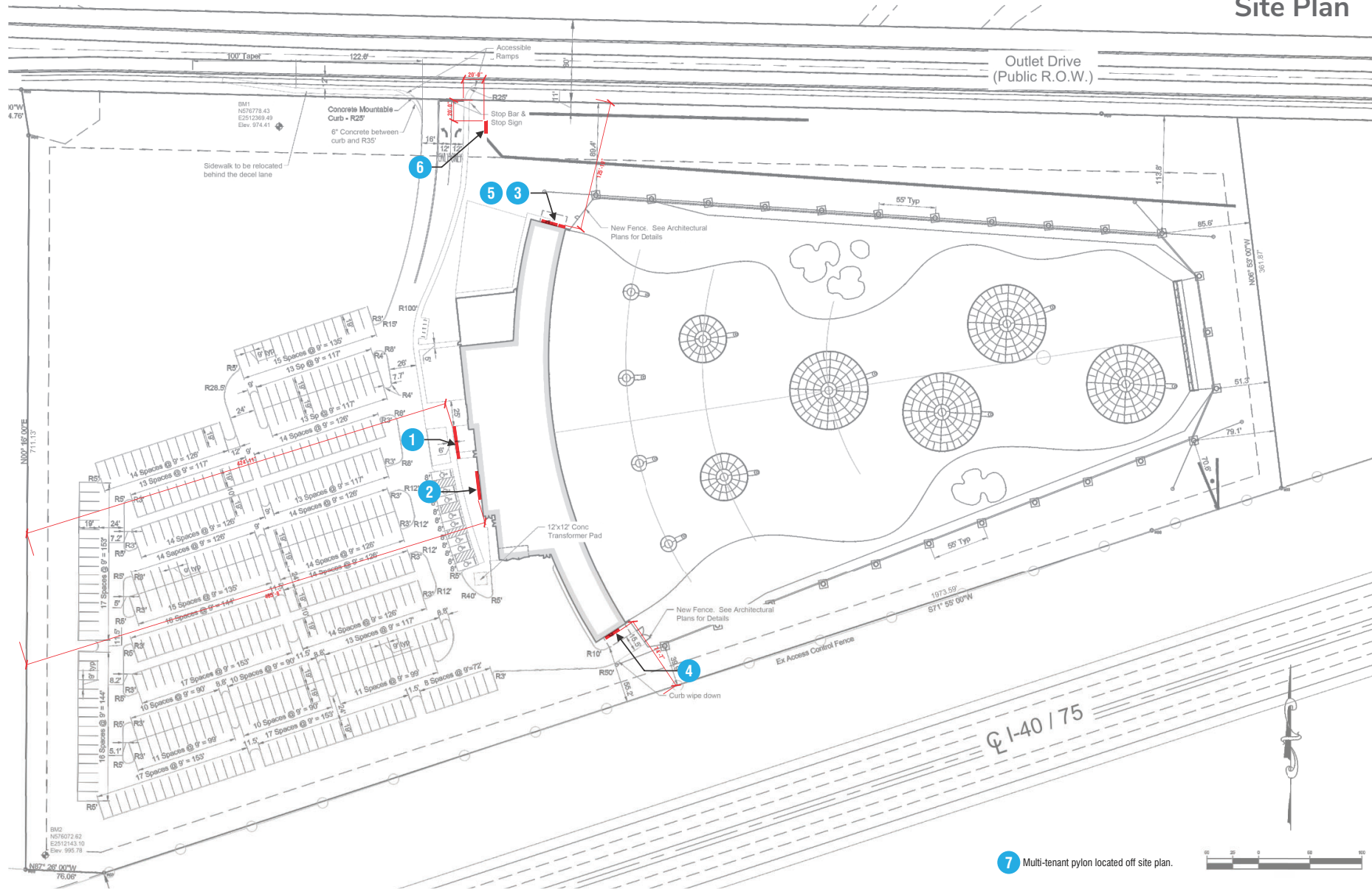




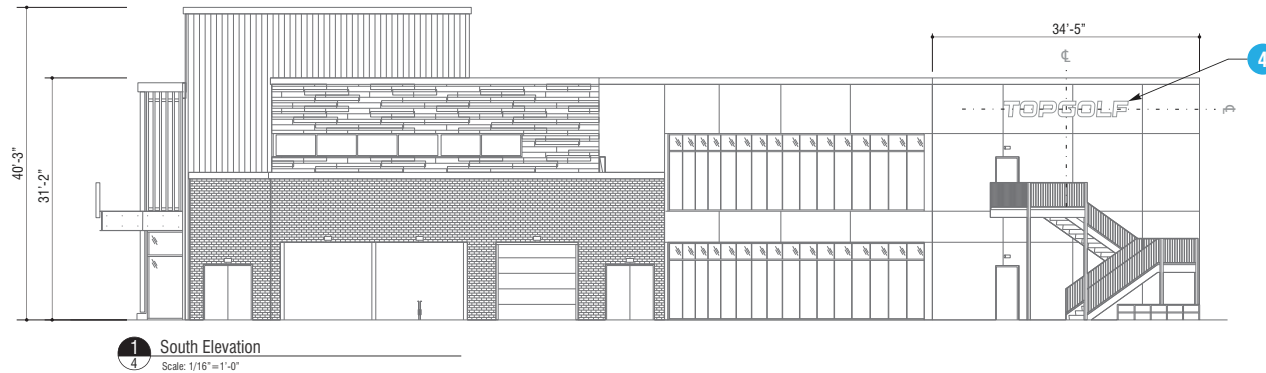
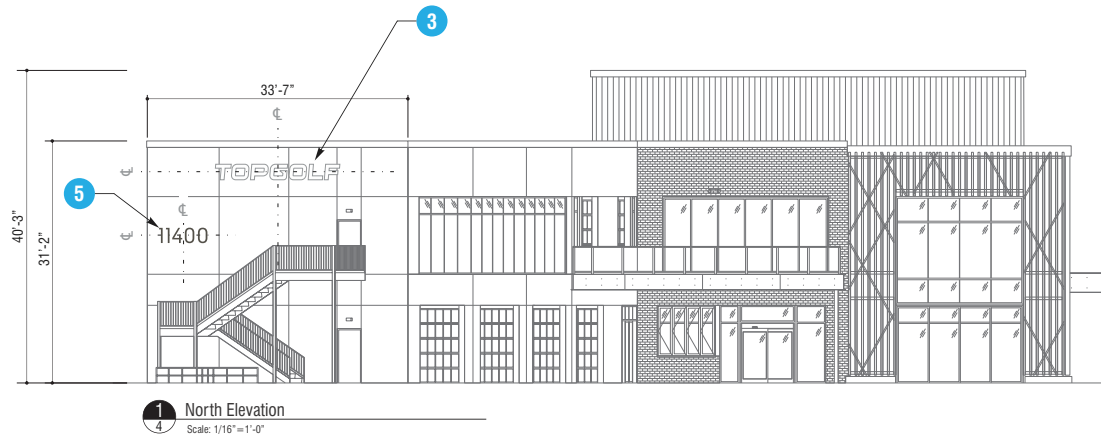
TOPGOLF



Site Plan



west elevation



DESIGN SPECIFICATIONS

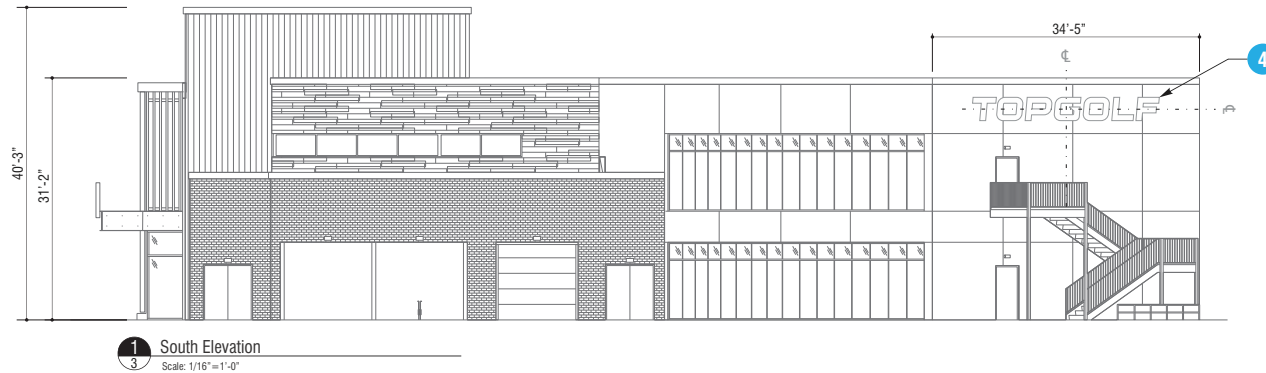
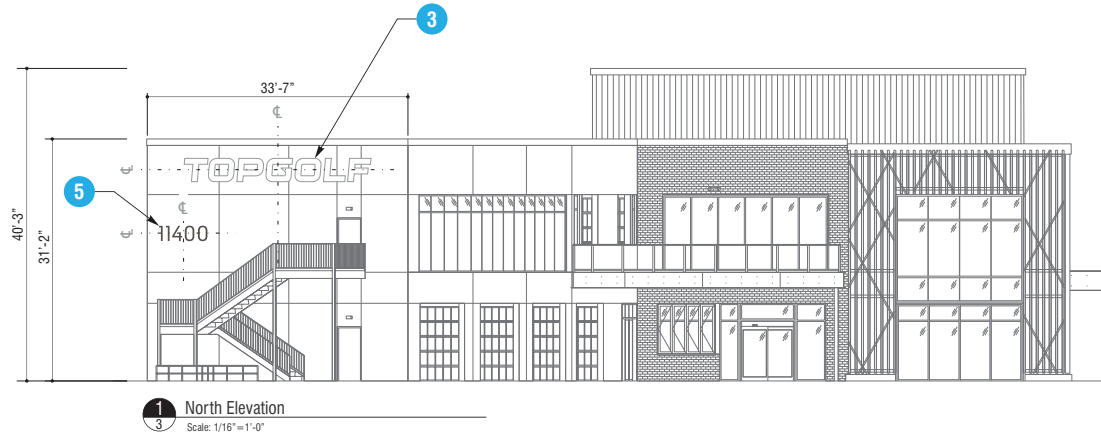
IBC	2012	with	TN	amendments
Including Modifications By State of TN				
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DESIGN LOADS

Wind	Vult =	115 mph
Exposure	C	
Risk Cat.	II	
Grnd. Snow	Pg =	10 psf



west elevation



DESIGN SPECIFICATIONS

IBC	2012	with	TN	amendments
Including Modifications By State of TN				
ASCE	7-10	Minimum Design Loads for Buildings & Other Structures		
ACI	318-14	Building Code Requirements for Structural Concrete		
ANSI/AISC	360-10	Specification for Structural Steel Buildings		

DESIGN LOADS

Wind	Vult =	115 mph
Exposure	C	
Risk Cat.	II	
Grnd. Snow	Pg =	10 psf



REPORT TO THE BOARD OF MAYOR AND ALDERMEN

PREPARED BY: Trevor Hobbs, Assistant to the Town Administrator

SUBJECT: ORDINANCE 21-22: AN ORDINANCE ON SECOND READING TO AMEND FARRAGUT MUNICIPAL CODE CHAPTER 18, PARKS & RECREATION, TO PROHIBIT SMOKING, THE USE OF TOBACCO PRODUCTS, AND THE USE OF VAPOR PRODUCTS ON THE GROUNDS OF PUBLIC PARKS, PUBLIC PLAYGROUNDS, PUBLIC GREENWAYS, OR PUBLIC PROPERTY ACCESSIBLE TO USE BY YOUTH.

INTRODUCTION: The purpose of this ordinance is to prohibit smoking, the use of tobacco products, and the use of vapor products on the grounds of public parks, playgrounds, greenways, or public property accessible to use by youth.

BACKGROUND: On March 10, 2020, Governor Lee signed Public Chapter 529 into law, which amended Tennessee Code Annotated § 39-17-1551. Tennessee Code Annotated § 39-17-1551(e) authorized local governments to prohibit smoking on the grounds of playgrounds. The statute also introduced very specific definitions for both playgrounds and smoking.

On May 27, 2021, Governor Lee signed Public Chapter 574 into law, amending Tennessee Code Annotated § 39-17-1551(e) to extend additional authority to municipalities to also prohibit the use of tobacco products and vapor products, and to extend this authority to the grounds of greenways, parks, playgrounds, and other public property that is accessible to use by anyone under the age of 21.

On November 2, 2021, the Town of Farragut Parks & Athletics Council voted unanimously to recommend to the Board of Mayor and Aldermen that the ordinance be adopted.

DISCUSSION:

I. Definitions

Along with the amendment to State Law, new definitions are introduced for “Greenway”, “Park”, “Tobacco Product”, and for “Vapor Product”, defined as follows:

- *Greenway* means:

- (a) An open-space area following a natural or man-made linear feature designed to be used for recreation, transportation, and conservation, and to link services and facilities; or
- (b) A paved, gravel-covered, woodchip-covered, or wood-covered path that connects one greenway entrance with another greenway entrance;

- *Tobacco product* means any product that contains tobacco and is intended for human use;

- *Vapor product* means:

(a) Any noncombustible product containing nicotine or any other substance that employs a mechanical heating element, battery, electronic circuit, or other mechanism, regardless of shape or size, that can be used to produce or emit a visible or non-visible vapor;

(b) Includes any electronic cigarette, electronic cigar, electronic cigarillo, electronic pipe, or similar product, and any vapor cartridge, any substance used to refill a vapor cartridge, or other container of a solution containing nicotine or any other substance that is intended to be used with or in an electronic cigarette, electronic cigar, electronic cigarillo, electronic pipe, or similar product; and

(c) Does not include any product regulated under Chapter V of the Food, Drug, and Cosmetic Act (21 U.S.C. § 351 et seq.).

- *Youth* means persons under twenty-one (21) years of age

Additionally, based on the manner of codification, it is proposed that the Town would retain the usage of the term *playground*, and *smoking* as defined, in order to continue to prohibit the use of hemp products.

II. Prohibition

The existing ordinance that prohibits smoking on the grounds of a playground would be replaced by the prohibition of smoking, the use of tobacco products, and the use of vapor products on the grounds of a public park, public playground, public greenway, or any public property accessible to use by youth.

RECOMMENDATION BY: Staff

PROPOSED MOTION: To approve Ordinance 21-22 on second reading.

BOARD ACTION:

MOTION BY: _____ SECONDED BY: _____

<u>VOTE/TOTAL</u>	<u>WILLIAMS</u>	<u>POVLIN</u>	<u>BURNETTE</u>	<u>PINCHOCK</u>	<u>MEYER</u>
YES	_____	_____	_____	_____	_____
NO	_____	_____	_____	_____	_____
ABSTAIN	_____	_____	_____	_____	_____

ORDINANCE: 21-22
PREPARED BY: Hobbs
REQUESTED BY: BOMA
1ST READING: December 9, 2021
2ND READING:
PUBLISHED IN: _____
DATE: _____

AN ORDINANCE ON FIRST READING TO AMEND FARRAGUT MUNICIPAL CODE CHAPTER 18, PARKS & RECREATION, TO PROHIBIT SMOKING, THE USE OF TOBACCO PRODUCTS, AND THE USE OF VAPOR PRODUCTS ON THE GROUNDS OF PUBLIC PARKS, PUBLIC PLAYGROUNDS, PUBLIC GREENWAYS, OR PUBLIC PROPERTY ACCESSIBLE TO USE BY YOUTH.

WHEREAS, the Tennessee Code Annotated § 11-24-103 empowers a municipality to adopt ordinances to operate and maintain parks and recreation facilities; and

WHEREAS, Governor Lee signed into law Public Chapter 574 on May 27, 2021, amending Tennessee Code Annotated § 39-17-1551 and authorizing local governments to prohibit the use of tobacco products or vapor products on the grounds of a public park, public playground, public greenway, or any public property that is accessible to use by youth as long as the public park, public playground, public greenway, or public property is owned or controlled by the respective municipality or county; and

WHEREAS, the Board of Mayor and Aldermen of the Town of Farragut, Tennessee, wishes to amend Chapter 18 of the Farragut Municipal Code to adopt the prohibition of the use of tobacco products and vapor products on the grounds of its parks, playgrounds, greenways, or any public property that is accessible to use by youth as long as the park, playground, greenway, or public property is owned or controlled by the Town of Farragut.

NOW, THEREFORE, BE IT ORDAINED by the Board of Mayor and Aldermen of the Town of Farragut, Tennessee, that the Farragut Municipal Code is hereby amended as follows:

SECTION 1.

The Farragut Municipal Code, Chapter 18, Section 18-2, subsection (a), Definitions is amended by adding the following terms and definitions:

Greenway means:

- (a) An open-space area following a natural or man-made linear feature designed to be used for recreation, transportation, and conservation, and to link services and facilities; or

(b) A paved, gravel-covered, woodchip-covered, or wood-covered path that connects one greenway entrance with another greenway entrance;

Tobacco product means any product that contains tobacco and is intended for human use;

Vapor product means:

(a) Any noncombustible product containing nicotine or any other substance that employs a mechanical heating element, battery, electronic circuit, or other mechanism, regardless of shape or size, that can be used to produce or emit a visible or non-visible vapor;

(b) Includes any electronic cigarette, electronic cigar, electronic cigarillo, electronic pipe, or similar product, and any vapor cartridge, any substance used to refill a vapor cartridge, or other container of a solution containing nicotine or any other substance that is intended to be used with or in an electronic cigarette, electronic cigar, electronic cigarillo, electronic pipe, or similar product; and

(c) Does not include any product regulated under Chapter V of the Food, Drug, and Cosmetic Act (21 U.S.C. § 351 et seq.).

Youth means persons under twenty-one (21) years of age.

SECTION 2.

The Farragut Municipal Code, Chapter 18, Section 18-2, subsection (b)(9) is deleted in its entirety and replaced with the following:

(9) Smoking, the use of tobacco products, and the use of vapor products are prohibited on the grounds of a public park, public playground, public greenway, or any public property that is accessible to use by youth, as long as the park, playground, greenway, or property is owned or controlled by the Town of Farragut.

SECTION 4.

This ordinance shall take effect from and after its final passage and publication, the public welfare requiring it.

Ron Williams, Mayor

Allison Myers, Town Recorder

Chapter 18: Parks & Recreation

Sec. 18-1. Enforcement

If any individual or group of individuals fails to follow any park regulation or any town policy related to use of town parks, said individual or group may be requested to cease use and to leave park property. When such violations are discovered, the town administrator or designees are authorized to instruct said individual or group to cease any violation and to vacate park property when deemed necessary. If an individual or group fails to respond to said instructions, then authorized officers may be called upon to remove said individual or group.

(Code 1985, § 12-604; Code 2007, § 20-104)

Sec. 18-2. Regulations for use.

- (a) Definitions. The following words, terms, and phrases, when used in this chapter, shall have the meanings ascribed to them:

Greenway means:

- (a) An open-space area following a natural or man-made linear feature designed to be used for recreation, transportation, and conservation, and to link services and facilities; or
- (b) A paved, gravel-covered, woodchip-covered, or wood-covered path that connects one greenway entrance with another greenway entrance;

Playground means an indoor or outdoor facility that is intended for recreation of children and owned by the Town.

Smoking means the burning of a tobacco product, hemp product, or any other drug or substance. Smoking does not include the use of a vapor product.

Tobacco product means any product that contains tobacco and is intended for human use;

Vapor product means:

- (a) Any noncombustible product containing nicotine or any other substance that employs a mechanical heating element, battery, electronic circuit, or other mechanism, regardless of shape or size, that can be used to produce or emit a visible or non-visible vapor;
- (b) Includes any electronic cigarette, electronic cigar, electronic cigarillo, electronic pipe, or similar product, and any vapor cartridge, any substance used to refill a vapor cartridge, or other container of a solution containing nicotine or any other substance that is intended to be used with or in an electronic cigarette, electronic cigar, electronic cigarillo, electronic pipe, or similar product; and
- (c) Does not include any product regulated under Chapter V of the Food, Drug, and Cosmetic Act (21 U.S.C. § 351 et seq.).

Youth means persons under twenty-one (21) years of age.

- (b) The following rules and regulations are established for all town parks and recreational facilities. It shall be unlawful for anyone to violate said rules and regulations.

-
- (1) No unauthorized person shall injure or damage the grounds or any structure, rock, tree, shrub, flower, waterway, trail, bird, or animal within any park nor shall any person gather limbs, brush, or trees therein for firewood.
 - (2) Firearms and fireworks shall be prohibited at all times except by authorized personnel.
 - (3) Bows, slingshots, and other missile or projectile throwing devices are prohibited.
 - (4) Dogs and other pets must be kept on a leash while in any park or recreational area and shall not be allowed in any building other than animals assisting the disabled. Any person having the custody or control of any dog or other animal shall have the responsibility for cleaning up any solid waste of the animal and to dispose of such waste in a sanitary manner.
 - (5) No vending or advertising of merchandise shall be permitted without permission of the board of mayor and aldermen.
 - (6) Motorists shall observe speed limits and other traffic regulations as posted and park only in designated areas.
 - (7) All vehicles, including motorcycles and all-terrain vehicles, must remain on paved or gravel roadway inside the parking area.
 - (8) No alcoholic beverages of any kind or other illegal substances shall be permitted in any park area or recreational facility.
 - (9) ~~Smoking is prohibited on the grounds of any playground.~~ Smoking, the use of tobacco products, and the use of vapor products are prohibited on the grounds of a public park, public playground, public greenway, or any public property that is accessible to use by youth, as long as the park, playground, greenway, or property is owned or controlled by the Town of Farragut.
 - (10) Any organization, group, civic club, individual, firm, or corporation using a park or recreational facility for any purpose, or sponsoring or promoting any activities therein, must repair any damage done to fields, fences, light poles, structures, landscaping, or any facility by said organization, group, civic club, individual, firm, or corporation. Violation of this section shall result in forfeiture of the right to further use of the park and related facilities.
 - (11) Any organization, group, civic club, individual, firm, or corporation using a park or recreational facility for any purpose, or sponsoring or promoting any activities therein, shall clear the park of all rubbish, trash, or other debris immediately after said use. Violation of this section shall result in forfeiture of the right to further use of the park and related facilities.
 - (12) Overnight camping is prohibited in town parks except with prior permission by the board of mayor and aldermen.
 - (13) Fires are prohibited in town parks except as specifically authorized.
 - (14) No person shall use any park within the town except for recreation purposes or use to which such property is customarily devoted.
 - (15) No unauthorized vehicle shall be parked at a town park outside of the authorized hours of operations. Any unauthorized vehicles which are found on park property after operational hours shall be towed away at owner's expense.
 - (16) Fishing shall be permitted on the pond at Anchor Park, but swimming and the related activities are prohibited.
 - (17) The emission of excessive noise from mechanical or electrical devices without express advance written permission from the town is prohibited.
 - (18) The board of mayor and aldermen may from time to time establish other regulations or restrictions as policy to govern use of town parks and recreational facilities.

(Code 1985, § 12-601; Code 2007, § 20-101; Ord. No. 02-03, 2-2002; Ord. No. 20-24 , §§ 1—3,, 12-20-2020)

Sec. 18-3. - Fees.

The board of mayor and aldermen may from time to time establish, at its discretion, a fee schedule for use of certain parks and specific recreational facilities. Said fees shall be established by resolution.

(Code 1985, § 12-602; Code 2007, § 20-102)

Sec. 18-4. - Hours of operation.

To protect the residential areas of the town from undue disturbance and to also preserve the safety of users of town parks, the town administrator may establish hours of operation of town parks. Due to differing locations and types of use, hours of operation may vary from park to park. Certain facilities within the parks may be designated for different hours of operation than the park as a whole. No person or group shall use any park or its facilities outside hours established for their use. Any person or group found in violation of the established hours shall be instructed to leave. If a person or group fails to follow the established hours, it shall be considered trespassing and authorized personnel may have violators legally removed.

(Code 1985, § 12-603; Code 2007, § 20-103)

REPORT TO THE BOARD OF MAYOR AND ALDERMEN**PREPARED BY:** Mark Shipley, Community Development Director**SUBJECT:** Consideration of Ordinance 21-20 on first reading, an ordinance to amend the Farragut Municipal Code, Appendix A – Zoning, Chapter 4., Section XIII. – Outdoor site lighting, to create new provisions and update and organize existing provisions (Town of Farragut, Applicant)

INTRODUCTION AND BACKGROUND: This agenda item involves updates to the Town's outdoor site lighting provisions in Chapter 4 of the Farragut Zoning Ordinance. As discussed during review with the Planning Commission, lighting technology and exterior lighting applications have changed substantially over the past few years. Consequently, some of the Town's existing provisions are outdated or do not address certain types of lights.

Specifically, staff noted that standards were needed for decorative string lights and how to address the brightness of some LED lighting. Staff has been working with a local lighting expert to help develop performance standards, including standards for bollard and landscape lights since those are also becoming more popular in non-residential settings.

DISCUSSION: As noted with the Planning Commission, staff has taken the feedback provided by the lighting consultant and included this in Ordinance 21-20. Staff has also organized the lighting provisions so that information is easier to find. Given the number of changes proposed, staff felt that it would be easier to review clean versions of the existing and the proposed outdoor site lighting rather than using strikethrough and highlighting new language. Some of the key updates to outdoor site lighting, as reflected in Ordinance 21-20, include the following:

1. Organizing information to make different provisions easier to find.
2. Clarifying existing provisions and performance standards for pole mounted lights, wall mounted lights, and under canopy lights.
3. Establishing Kelvin temperature standards to help control brightness and glare.
4. Establishing standards for decorative string lights.
5. Establishing standards for bollard and landscape lights.
6. Organizing and clarifying the lighting plan submittal and verification requirements.

RECOMMENDATION: At their meeting on November 18, 2021, the Planning Commission unanimously recommended approval of Ordinance 21-20. Community Development Director, Mark Shipley, also recommends approval of Ordinance 21-20 on first reading.

BOARD ACTION:**MOTION BY:** _____ **SECONDED BY:** _____

<u>VOTE/TOTAL</u>	<u>WILLIAMS</u>	<u>MEYER</u>	<u>PINCHOK</u>	<u>POVLIN</u>	<u>BURNETTE</u>
YES	_____	_____	_____	_____	_____
NO	_____	_____	_____	_____	_____
ABSTAIN	_____	_____	_____	_____	_____

ORDINANCE:	21-20
PREPARED BY:	Shipley
REQUESTED BY:	Town of Farragut
CERTIFIED BY FMPC:	November 18, 2021
PUBLIC HEARING:	_____
PUBLISHED IN:	_____
DATE:	_____
1ST READING:	_____
2ND READING:	_____
PUBLISHED IN:	_____
DATE:	_____

AN ORDINANCE TO AMEND THE TEXT OF THE FARRAGUT ZONING ORDINANCE, ORDINANCE 86-16, AS AMENDED, PURSUANT TO AUTHORITY GRANTED BY SECTION 13-4-201, TENNESSEE CODE ANNOTATED, BY AMENDING THE FARRAGUT MUNICIPAL CODE, APPENDIX A., ZONING, CHAPTER 4., SECTION XIII. – OUTDOOR SITE LIGHTING

WHEREAS, the Board of Mayor and Aldermen of the Town of Farragut, Tennessee, wishes to amend Chapter 4., Section XIII. Outdoor site lighting, of the Farragut Zoning Ordinance, Ordinance 86-16.

NOW, THEREFORE, BE IT ORDAINED by the Board of Mayor and Aldermen of the Town of Farragut, Tennessee, that the Farragut Zoning Ordinance is hereby amended by replacing Chapter 4., Section XIII., Outdoor site lighting, in its entirety as follows:

SECTION 1.

XIII. - Outdoor site lighting.

A. Intent

It is the intent of this section to establish outdoor lighting requirements that reduce the negative effects of lighting, but at the same time address the need for adequate lighting for safety and visibility concerns. The following requirements shall apply to all developments and/or facilities, excluding single-family and two-family dwellings and street lighting. In no case, however, shall any light shine or glare to create a traffic safety hazard on any adjacent properties, rights-of-way, access easements, or driveways.

B. Pole Mounted Lights

1. Pole height for new lights

Unless specified elsewhere in this ordinance, light poles, including any supporting base, shall not exceed twenty-eight (28) feet in height. The height shall be measured from the ground to the top of the pole.

2. Pole height for modifications to existing lights

For existing developments that are expanding, if the existing light poles are taller than twenty-eight (28) feet, and new light poles are to be added as part of the expansion to the project, the Planning Commission may approve a light pole taller than twenty-eight (28) feet so as to match the existing light poles if it can be shown that the taller light pole will not create any negative effects on any adjacent properties, right-of-ways, access easements, or driveways. In no case shall new light poles exceed the height of the existing light poles or forty (40) feet in height, whichever is less.

3. Performance standards for pole mounted lights

- a. Fixture orientation. Light fixtures on pole mounted lights shall be horizontal in orientation so that light is directed only toward the ground below. Light shall not be distributed out the front or sides of the fixture. No portion of the light source or material surrounding the light source which allows light through shall protrude from the light box/housing.
- b. Fixture style. A variety of fixture styles are permitted provided they can demonstrate full compliance with the performance standards of this ordinance. If pole mounted lights are located adjacent to property zoned residential or agricultural and such land is below the pole base elevation, exterior or interior glare shields shall be added to the pole mounted lights. No lights shall shine or glare directly onto adjacent properties, right-of-ways, access easements, or driveways. For the purposes of this ordinance, glare shall be defined as any brightness within the field of vision of such a character as to cause annoyance, discomfort, interference with vision, or loss in visual performance and visibility.
- c. Footcandles. The maximum number of footcandles at a street right-of-way or a property line that is adjacent to non-commercial or non-office zoned land, including community service zoned land, shall be 0.5 footcandles. The maximum number of footcandles at a street right-of-way or a property line that is adjacent to commercial or office zoned land shall be 3.0 footcandles.
- d. Kelvin Temperature. Pole mounted light fixtures shall not exceed 4000 degrees Kelvin.

C. Wall Mounted Lights

1. Performance standards for wall mounted lights

- a. Fixture orientation. Unless specified elsewhere in this ordinance, all wall mounted lights shall be horizontal in orientation and direct light only at the ground. Light distributed out the front or sides of the fixture is specifically prohibited. An exception for a decorative wall mounted light fixture with a non-horizontal light source is permitted, provided the material that allows light through is frosted or refractive with regards to light distribution, so that the light source is not visible. No portion of the light source or material surrounding the light source which allows light through shall protrude from the light box/housing. Clear non-horizontal lenses are specifically prohibited. The only exception to this is an emergency light.

- b. Fixture style and mounting height. A variety of fixture styles are permitted provided they can demonstrate full compliance with the performance standards of this ordinance. The maximum mounting height on the wall for all wall lights shall be fifteen (15) feet.
- c. Footcandles. The maximum number of footcandles at a property line that is adjacent to non-commercial or non-office zoned land, including community service zoned land, shall be 0.5 footcandles. The maximum number of footcandles at a street right-of-way or a property line that is adjacent to commercial or office zoned land shall be 3.0 footcandles.
- d. Kelvin Temperature. Wall mounted light fixtures shall not exceed 4000 degrees Kelvin.

D. Decorative String Lights

1. Performance standards for decorative string lights

- a. Fixture style. Decorative string lights shall not include blinking or any type of motion and shall be without color. Individual bulbs shall not exceed 300 delivered lumens.
- b. Footcandles. The area being illuminated by decorative string lights shall not exceed 5.0 footcandles. Where the abutting property is zoned residential, the area being illuminated by decorative string lights shall not exceed 3.0 footcandles. The maximum number of footcandles at a property line that is adjacent to non-commercial or non-office zoned land, including community service zoned land, shall be 0.5 footcandles. The maximum number of footcandles at a street right-of-way or a property line that is adjacent to commercial or office zoned land shall be 3.0 footcandles.
- c. Kelvin Temperature. Decorative string lights shall not exceed 3000 degrees Kelvin.

E. Ground Mounted Lights

1. Performance standards for ground mounted lights

All ground-mounted lights, whether used to illuminate a building, sign, or some other object shall be designed to minimize light that does not illuminate the target area. Typically, these would be in-grade fixtures. In all cases, however, no portion of the light source or material surrounding the light source which allows light through shall protrude from the light box/housing.

Since glare will be a more likely issue with above grade fixtures, blinders, shields, or some other type of protectors, may also be required on these lights to eliminate glare and direct the beam away from adjacent properties, rights-of-way, access easements, or driveways.

F. Bollard Lights and Landscape Lights

1. Performance standards for bollard lights

Where bollard or landscape lights are used, the light source shall be concealed either within the light box/housing or with a frosted lens so that the light source is not visible. Bollard or landscape lights shall not exceed 500 lumens unless they are full cutoff in which case, they shall not exceed 1000 delivered lumens.

G. Under Canopy and Similar Lights

1. Performance standards for under canopy and similar lights

Lights located under gasoline service station canopies, canopies for bank automatic teller machines, and other such similar canopies shall be recessed into the ceiling structure or shall use light blinders, shields or some other type of protectors to eliminate glare. No portion of the light source or material surrounding the light source which allows light through shall protrude from the structure ceiling. Under canopy and similar lights shall not exceed 4000 degrees Kelvin.

H. Code and Service Line Requirements

All outdoor site lighting shall comply with applicable building, fire, and utility code requirements. All electrical lines servicing outdoor site lighting shall be underground.

I. Lighting Plan Submittal and Verification Requirements

1. Plan requirements

Where any outdoor site lighting is proposed, site plans, as required in Chapter 4 of the Zoning Ordinance, shall include a lighting plan to specifically address compliance with this ordinance. The lighting plan shall be signed and sealed by a licensed electrical engineer, and include, as applicable, the following:

- a. A scaled lighting layout of the site showing and labeling the locations and types of lights proposed in different locations.
- b. A light fixture table that corresponds to the site lighting sheet and that includes the type and number of fixtures proposed in different locations.
- c. A diagram showing the overall height and fixture orientation of pole mounted lights. If old poles are to be reused with new fixtures, the lighting plan shall certify that the old poles will meet the EPA ratings required to support the new fixtures.
- d. A diagram showing the overall height and fixture orientation of wall mounted lights.
- e. Specification sheets for all proposed outdoor light fixtures. Such sheets shall specifically address the corresponding performance standards provided for in this ordinance.
- f. A photometric plot which illustrates the footcandle readings for areas illuminated by string lights and along all property lines and rights of ways to demonstrate compliance with this ordinance.

2. Verification requirements

Upon completion of a project and prior to the issuance of a Certificate of Occupancy or Certificate of Completion, a lighting certification prepared by a licensed electrical engineer shall be submitted to the Town to verify that all outdoor lights have been

installed per the approved lighting plan and in compliance with the performance standards and other requirements of this ordinance.

Town staff may waive the verification requirement from a licensed electrical engineer for a portion or all the outdoor lighting where compliance with this ordinance is obvious and can be reasonably verified by Town staff.

3. Modifications to existing facilities

Existing facilities that are adding new lights or changing existing lights shall submit a lighting plan that addresses the applicable performance standards and other requirements of this ordinance. The Town staff will review this and, depending on the scope and nature of the modifications, may require a formal approval from the Planning Commission as part of a site plan review. Consistent with this ordinance, height increases for pole mounted lights shall be presented to the Planning Commission for approval.

Town staff may also require a verification from a licensed electrical engineer where compliance with this ordinance cannot be reasonably verified by Town staff.

SECTION 2.

This ordinance shall take effect from and after its final passage and publication, the public welfare requiring it.

Ron Williams, Mayor

Allison Myers, Town Recorder

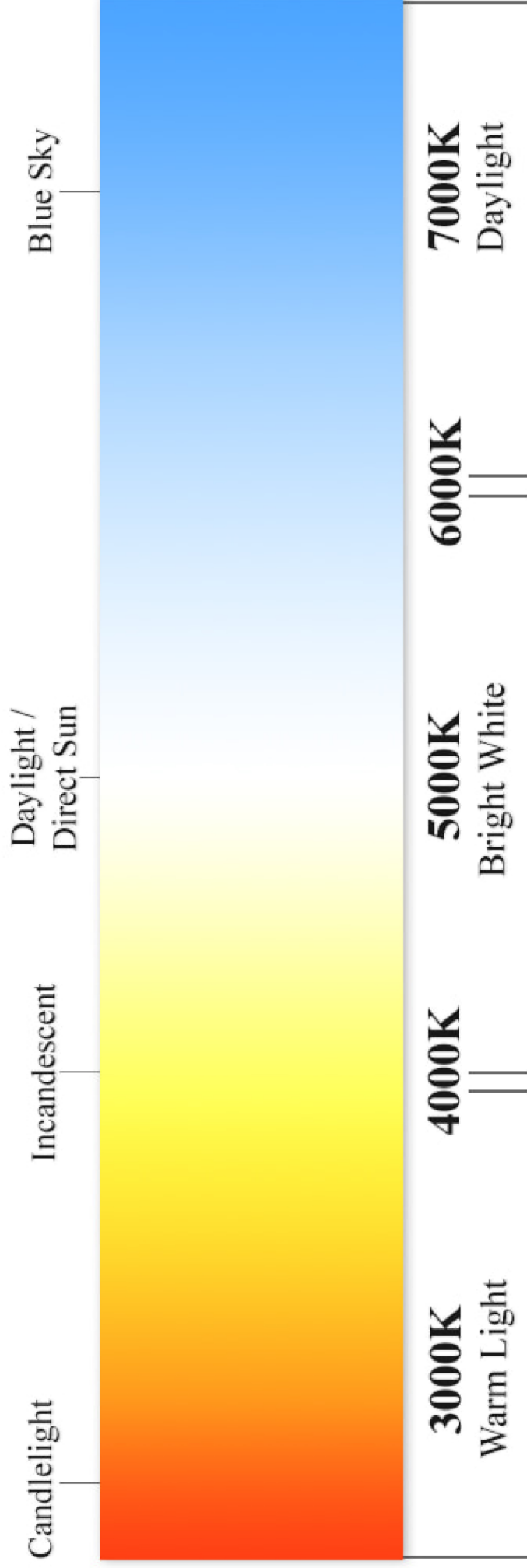
Certified to the Farragut Board of Mayor and Aldermen this ____ day of _____, 2021, with approval recommended.

Rita Holladay, Chairman

Scott Russ, Secretary

FARRAGUT MUNICIPAL PLANNING COMMISSION

Color Temperature Scale



REPORT TO THE BOARD OF MAYOR AND ALDERMEN

PREPARED BY: Allison Myers, Town Recorder

SUBJECT: Resolution R-2022-01, Appointment of Town of Farragut Municipal Judge

INTRODUCTION:

In accordance with the Town of Farragut Municipal Code Chapter 12, Section 12-2, the office of municipal judge shall be filled by a resolution of appointment by the Board of Mayor and Aldermen.

BACKGROUND:

Any person appointed to the office of municipal judge shall hold a baccalaureate degree from an accredited college or university; shall be at least thirty years of age and have been a resident of the town for a period of one-year preceding election to office.

The normal term of office for any officer appointed pursuant of section 3-105 shall be for one year and such officer shall continue to serve thereafter until such officer's successor has been appointed and is sworn in unless otherwise provided.

DISCUSSION:

Keith Alley, current Municipal Judge, was first appointed in 2016 and has agreed to serve another term.

PROPOSED MOTION:

To approve Resolution R-2022-01, Appointment of Keith Alley as the Town of Farragut Municipal Judge.

BOARD ACTION:

MOTION BY: _____ **SECONDED BY:** _____

<u>VOTE/TOTAL</u>	<u>BURNETTE</u>	<u>MEYER</u>	<u>PINCHOK</u>	<u>POVLIN</u>	<u>WILLIAMS</u>
YES	_____	_____	_____	_____	_____
NO	_____	_____	_____	_____	_____
ABSTAIN	_____	_____	_____	_____	_____



TOWN OF FARRAGUT

RESOLUTION R-2022-01

APPOINTMENT OF MUNICIPAL JUDGE

WHEREAS, the Board of Mayor and Aldermen of the Town of Farragut, wishes to appoint a Municipal Judge, and

WHEREAS, the level of compensation of the Municipal Judge may be set by the Board of Mayor and Aldermen,

NOW, THEREFORE, BE IT RESOLVED that _____ is hereby appointed effective February 1, 2022 as municipal judge to a term ending January 31, 2023, or thereafter until a successor Municipal Judge has been appointed and been sworn in and shall be paid compensation of \$100 per session of the Farragut Municipal Court.

This Resolution is duly adopted by the Board of Mayor and Aldermen of the Town of Farragut on this 13th day of January 2022.

Ron Williams, Mayor

Allison Myers, Town Recorder

AGENDA NUMBER VI.B.

MEETING DATE January 13, 2022

REPORT TO THE BOARD OF MAYOR AND ALDERMEN

PREPARED BY: Allison Myers, Town Recorder

SUBJECT: Approval of Farragut Parks and Athletics Council Re-Appointment

INTRODUCTION: The purpose of this business item is to consider the re-appointment of Bob Brock to the Parks & Athletics Council. Mr. Brock missed three meeting and is seeking re-appointment. His request is attached.

RECOMMENDATION BY: Allison Myers, Town Recorder/Treasurer, for approval.

PROPOSED MOTION: To re-appoint Bob Brock to the Parks and Athletics Council.

BOARD ACTION:

MOTION BY: _____ **SECONDED BY:** _____

<u>VOTE/TOTAL</u>	<u>BURNETTE</u>	<u>MEYER</u>	<u>PINCHOK</u>	<u>POVLIN</u>	<u>WILLIAMS</u>
YES	_____	_____	_____	_____	_____
NO	_____	_____	_____	_____	_____
ABSTAIN	_____	_____	_____	_____	_____

From: Bob Brock <bobbrock@knoxvillefinehomesrealty.com>

Sent: Tuesday, December 14, 2021 8:06 PM

To: Sue Stuhl <ssstuhl@townoffarragut.org>;

Subject: [EXTERNAL] Re: Parks & Athletics Council Meeting - Results of the Public Hearings

Thanks team for the warm welcome back. I got to tell a few of you my explained absence but wanted to explain.

I use Office 365 and have never had this happen, but for some silly reason, all my emails from Lauren and Sue went straight into my deleted files for no reason.

Not receiving any notifications, I realized something was wrong.

My wife asked why I was not active and that is when I called Sue.

So please accept my apology and happy to be back.

Bob Brock



LIVE CLOSER • GO FURTHER

farragut

TOWN OF FARRAGUT CITIZEN BOARD/COMMITTEE APPLICATION

Name Bob Brock
Address 1270 Bantley Pl. - w/ Knoxville Homes Zip 37934
Home Phone 625-7300 Business Phone 675-3788
Fax 675-3779 E-mail bobrock@knoxvillefinehomesrealty.com
Occupation Broker / Owner Knoxville Fine Homes Realty
Education High School / daughter attended Farragut

Why would you like to serve on a Town of Farragut committee (attach resume or additional information if desired):

Intro to Farragut Graduate Yes ☒ No ☐

Indicate which Committee you are interested in serving:

- | | |
|-------------------------------------|---|
| ☐ | Arts Council |
| ☐ | Board of Plumbing & Gas/Mechanical Examiners |
| ☒ | Board of Zoning Appeals (BZA) |
| ☐ | Beautification Committee |
| ☒ | Economic Development Advisory Committee |
| ☐ | Museum Committee |
| ☐ | Knox County Schools Education Relations Committee |
| ☒ | Parks & Athletics Council |
| ☒ | Personnel Committee |
| ☐ | Stormwater Advisory Committee |
| ☐ | Visual Resources Review Board (VRRB) |

I give my permission to the Town of Farragut to use my likeness on the web and/or Town publications. I have read and understand the Code of Ethics Ordinance and the applicable committee charter, ordinance or and/or by-laws.

Signature Bob Brock Date 5-2-17

Please sign, date and return to:

Farragut Town Hall, 11408 Municipal Center Drive, Farragut, TN 37934
Fax: 675-2096 or scan/e-mail to pam.hall@townoffarragut.org

Board and Committee Application Form - Submission #3930

Date Submitted: 5/5/2017

Select the Board, Commission, or Committee applying for*

Economic Development Advisory Committee

/ Parks and Athletics (per Sue)
(1st choice)

Personal Information

First Name*

Claire

Last Name*

Zachary

Address1*

1653 Dempsey Rd

Address2

City*

Knoxville

State*

TN

Zip*

37932

Home Phone Number*

8659733775

Business Phone Number*

8659733775

Occupation*

Accounts Payable at AmeriClean Part-time

Email Address*