CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

ONE YEAR PLAN AMENDMENT

File Number: 1-A-08-PA Related File Number: 1-A-08-RZ

Application Filed: 9/27/2007 **Date of Revision:**

Applicant: ROBERT BEDWELL



Suite 403 \bullet City County Building 4 0 0 M a i n S t r e e t Knoxville, Tennessee 37902 8 6 5 \bullet 2 1 5 \bullet 2 5 0 0 F A X \bullet 2 1 5 \bullet 2 0 6 8 w w w \bullet k n o x m p c \bullet o r g

PROPERTY INFORMATION

General Location: East side N. Gallaher View Rd. southeast side Broome Rd., north side E. Walker Springs Ln.

Other Parcel Info.:

Tax ID Number: 120 H B 027.01, 027.03 **Jurisdiction:** City

Size of Tract: 31.1 acres

Accessibility: Current access is through the established Walker's Crossing Apartment Complex via E. Walker Springs

Ln., a local street with 25' of pavement width within 50' of right of way. The property also has frontage

along N. Gallaher View Rd., a four lane minor arterial street with varying right of way widths.

GENERAL LAND USE INFORMATION

Existing Land Use: Apartments and vacant land

Surrounding Land Use:

Proposed Use: Apartments Density: 13.5 du/ac

Sector Plan: Northwest City Sector Plan Designation: O, MDR and STPA

Growth Policy Plan: Urban Growth Area (Inside City Limits)

Neighborhood Context: The area on the east side of N. Gallaher View Rd. is developed with offices and apartments, zoned RP-

1 and O-1. On the west side are commercial uses, zoned C-3, CA and PC-1.

ADDRESS/RIGHT-OF-WAY INFORMATION (where applicable)

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: O-1 (Office, Medical, and Related Services), RP-1 (Planned Residential) @ 1-12 du/ac and F-1

(Floodway)

Former Zoning:

Requested Zoning: RP-1 (Planned Residential) @ up to 13.5 du/ac and F-1 (Floodway)

Previous Requests: None noted

Extension of Zone: Yes, extension of MDR from the east

History of Zoning: The adjacent apartment development was amended to MDR and zoned RP-1 in the 1980's.

PLAN INFORMATION (where applicable)

Current Plan Category: O (Office), LDR (Low Density Residential)(K), MDR (Medium Density Residential) and F (Floodway)

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Requested Plan Category: MU (Mixed Uses) (O (Office) and MDR (Medium Density Residential)) and F (Floodway)

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

No. of Lots Proposed: No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION

Planner In Charge: Michael Brusseau

Staff Recomm. (Abbr.): APPROVE MU (Mixed Uses) (Medium Density Residential, Office) for the entire site, excluding the F

designated area.

Staff Recomm. (Full): The recommended mixed use designation for this site is compatible with surrounding development and

zoning in the area and is consistent with the sector plan proposal for the site.

Comments:

MPC Action: Approved MPC Meeting Date: 1/10/2008

Details of MPC action:

Summary of MPC action: MU (Mixed Uses) (Office, Medium Density Residential) and F (Floodway)

Date of MPC Approval: 1/10/2008 Date of Denial: Postponements:

Date of Withdrawal: Withdrawn prior to publication?:

Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knoxville City Council

Date of Legislative Action: 2/12/2008 Date of Legislative Action, Second Reading: 2/26/2008

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Approved Disposition of Case, Second Reading: Approved

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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