# CASE SUMMARY

### APPLICATION TYPE: PLAN AMENDMENT

#### ONE YEAR PLAN AMENDMENT



File Number:	1-D-21-PA	Related File Number:	11-D-20-RZ
Application Filed:	11/23/2020	Date of Revision:	11/23/2020
Applicant:	BEN MULLINS OBO NANCY ZIEGLER		

PROPERTY INFORMA	TION		
General Location:	West of Piney Grove Church Rd. & north of Middlebrook Pk.		
Other Parcel Info.:			
Tax ID Number:	106 J A 026	Jurisdiction: City	
Size of Tract:	1.5 acres		
Accessibility:	Access is via Piney Grove Church Road, a major collector with a pavement width of 20 feet within a right-of-way width of 40 feet.		
GENERAL LAND USE	INFORMATION		
Existing Land Use:	Single family resident	tial	
Surrounding Land Use:			
Proposed Use:		Density:	
Sector Plan:	Northwest County	Sector Plan Designation: MDR (Medium Density Residential)	
Growth Policy Plan:	Within City Limits		
Neighborhood Context:	The area is primarily a mix of medium density, multi-family residential adjacent to the office and commercial corridor along Middlebrook Pike as it transistions to single family residential neighborhoods.		
ADDRESS/RIGHT-OF	WAY INFORMATI	ION (where applicable)	
	931 Piney Grove Church Rd.		
Street:	931 Piney Grove Chu	JICH RG.	

**Proposed Street Name:** 

**Department-Utility Report:** 

Reason:

## ZONING INFORMATION (where applicable)

t Zoning:	RN-3 (General Residential Neighborhood)
r Zoning:	
sted Zoning:	RN-5 (General Residential Neighborhood)
us Requests:	
ion of Zone:	No
of Zoning:	None noted.
sted Zoning: us Requests: ion of Zone:	No

#### PLAN INFORMATION (where applicable)

Current Plan Category: MDR (Medium Density Residential)

### 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.:

	PLANNING COMMISSION ACTION AND DISPOSITION		
Planner In Charge:	Liz Albertson		
Staff Recomm. (Abbr.):	Approve MDR/O (Medium Density Residential/Office) because it is consistent with the surrounding development.		
Staff Recomm. (Full):			
Comments:	ONE YEAR PLAN AMENDMENT REQUIREMENTS:		
	CHANGES OF CONDITIONS WARRANTING AMENDMENT OF THE LAND USE PLAN (May meet any one of these.)		
	AN ERROR IN THE PLAN: 1. There are no errors in the plan that would warrant amending the plan.		
	A SIGNIFICANT CHANGE IN THE DEVELOPMENT PATTERN, OR THE COMPLETION OF A PUBLIC IMPROVEMENT (ROAD, PARK, SEWER), WHICH CHANGES THE BASIS ON WHICH THE PLAN WAS DEVELOPED FOR AN AREA: 1. No new trends in development warrant reconsideration.		
	<ul> <li>A CHANGE IN PUBLIC POLICY, UNANTICIPATED BY THE PLAN:</li> <li>1. The original land use classification table for the One Year Plan and the Northwest County Sector Plan, adopted in 2016, did not anticipate the 2020 action by City Council to remove the RN-5 zone from the MDR land classification recommended districts.</li> <li>2. The majority of this area is already zoned RN-5 and a comprehensive update of the land use plans for this area will likely show this area as MDR/O to reflect the changes to the land use classification table that were adopted.</li> </ul>		
	NEW INFORMATION (INCLUDING NEW PLANS AND STUDIES PRODUCED BY KNOXVILLE-KNOX COUNTY PLANNING) BECOMING AVAILABLE, WHICH REVEALS THE NEED FOR A PLAN AMENDMENT: 1. No new information has become available to reveal the need for a plan amendment.		
Action:	Approved Meeting Date: 1/14/2021		
Details of Action:			
Summary of Action:	Approve MDR/O (Medium Density Residential/Office) because it is consistent with the surrounding development.		
Date of Approval:	1/14/2021Date 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:	2/9/2021	Date of Legislative Action, Second Reading: 2/23/2021	
Ordinance Number:		Other Ordinance Number References:	O-32-2021
Disposition of Case:	Approved	Disposition of Case, Second Reading:	Approved
If "Other":		If "Other":	

Amendments:

Date of Legislative Appeal:

Amendments:

Effective Date of Ordinance: