

CASE SUMMARY

APPLICATION TYPE: REZONING

KNOXVILLE-KNOX COUNTY

M P C
METROPOLITAN
P L A N N I N G
C O M M I S S I O N

T E N N E S S E E

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www.knoxmpc.org

File Number: 1-H-01-RZ **Related File Number:**
Application Filed: 12/6/2000 **Date of Revision:**
Applicant: GENE BECK
Owner:

PROPERTY INFORMATION

General Location: Northwest side Todd Ln., north of Schaad Rd.
Other Parcel Info.:
Tax ID Number: 79 G A 9 **Jurisdiction:** County
Size of Tract: 0.9 acre
Accessibility: Access is via Todd Ln., a deadend local street, with 15 to 17' of pavement within a 25' right-of-way

GENERAL LAND USE INFORMATION

Existing Land Use: Residence
Surrounding Land Use:
Proposed Use: Subdivide for second residence. **Density:**
Sector Plan: Northwest County **Sector Plan Designation:**
Growth Policy Plan:
Neighborhood Context: This site is part of a small lot residential neighborhood that has developed within A zoning. The PR zoned parcel to the northeast is developing with townhouses.

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

Street: 6711 Todd Ln.
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural)
Former Zoning:
Requested Zoning: RA (Low Density Residential)
Previous Requests: None noted
Extension of Zone: No
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:
Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

Surveyor:

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:

Staff Recomm. (Abbr.): APPROVE RA (Low Density Residential)

Staff Recomm. (Full): RA zoning is consistent with other low and medium density residential zoning found in the area. The sector plan proposes medium density residential use for the property.

Comments: This request will permit the subdivision of a 0.9 acre tract into two lots. Currently there are twelve lots on Todd Ln., which has a substandard pavement width of 15' to 17'. This would be inadequate for residential development that is more intense than what is proposed by the applicant for the subject property. Only one new lot will be added to the 12 now being served, with the most distant lot being only 600' to 700' from Schaad Road.

MPC Action: Approved MPC Meeting Date: 1/11/2001

Details of MPC action:

Summary of MPC action: APPROVE RA (Low Density Residential)

Date of MPC Approval: 1/11/2001 Date of Denial: Postponements:

Date of Withdrawal: Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: County Commission

Date of Legislative Action: 2/26/2001 Date of Legislative Action, Second Reading:

Ordinance Number: Other Ordinance Number References:

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

If "Other": If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance: