

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

Suite 403 • City County Building
400 Main Street
Knoxville, Tennessee 37902
865 • 215 • 2500
F A X • 215 • 2068
www.knoxmpc.org

File Number: 1-M-02-RZ **Related File Number:**
Application Filed: 12/11/2001 **Date of Revision:**
Applicant: DON STEWART CONSTRUCTION
Owner:

PROPERTY INFORMATION

General Location: South of Kanuga Dr., southeast of Wachese Ln.
Other Parcel Info.:
Tax ID Number: 79 D A 1.02 (PART ZONED A) **Jurisdiction:** County
Size of Tract: 0.41 acres
Accessibility: Access is via the road that is under construction as part of this subdivision with a 26' pavement within a 50' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Single family detached housing **Density:**
Sector Plan: Northwest County **Sector Plan Designation:**
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This site is part of the residential development under construction to the north within RAE zoning.

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

Street:
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural)
Former Zoning:
Requested Zoning: RAE (Single Family Exclusive)
Previous Requests: The majority of this site was zoned RAE in 1999
Extension of Zone: Yes
History of Zoning: Most of the property was zoned RAE in 1999 for residential subdivision development.

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: Ken Pruitt

Staff Recomm. (Abbr.): APPROVE RAE zoning

Staff Recomm. (Full): This small part of the developing subdivision was omitted from the original rezoning. The request is consistent with other residential zoning and development found in the area. The sector plan proposes low density uses for this site.

Comments: Zoning this remnant property to RAE to match the zoning of the remainder of the subdivision is appropriate and removes any questions about compliance with the minimum requirements for RAE zoned properties.

MPC Action: Approved MPC Meeting Date: 1/10/2002

Details of MPC action:

Summary of MPC action: APPROVE RAE (Single Family Exclusive)

Date of MPC Approval: 1/10/2002 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: 2/25/2002 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: