

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTH CITY SECTOR PLAN AMENDMENT

File Number: 10-A-01-SP **Related File Number:** 10-D-01-RZ
Application Filed: 9/25/2001 **Date of Revision:**
Applicant: ACRE BY ACRE SURVEY
Owner:

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

PROPERTY INFORMATION

General Location: South side Central Avenue Pike, north side I-75
Other Parcel Info.:
Tax ID Number: 68 79 **Jurisdiction:** County
Size of Tract: 1.2 acres
Accessibility: Access is via Central Avenue Pike, a minor arterial street with 22' of pavement within a 40' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Residential fence company **Density:**
Sector Plan: North City **Sector Plan Designation:**
Growth Policy Plan: Urban Growth Area
Neighborhood Context: This site is part of the under developed area along this portion of Central Avenue Pike that is zoned CB,PC, OA and A.

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: CB (Business and Manufacturing)
Previous Requests: None noted
Extension of Zone: Yes
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category: O (Office)
Requested Plan Category: C (Commercial)

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: kp

Staff Recomm. (Abbr.): DENY C (Commercial) designation for this site.

Staff Recomm. (Full): Commercial zoning and uses in this area should be limited to the property around the I-75/Callahan Dr./Central Avenue Pike interchange and property currently zoned commercial south of the Briarwood Estates subdivision. The present commercial property is not fully developed. The sector plan proposes office use for this site.

Comments: Office allows appropriate uses for this site and other properties along Central Avenue Pike in this area.

MPC Action: Approved MPC Meeting Date: 10/11/2001

Details of MPC action:

Summary of MPC action: APPROVE C (Commercial)

Date of MPC Approval: 10/11/2001 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: 11/19/2001 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: