

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

ONE YEAR PLAN AMENDMENT

File Number: 10-A-05-PA **Related File Number:** 10-A-05-RZ
Application Filed: 8/8/2005 **Date of Revision:**
Applicant: RICHARD L. JOHNSON
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: Northwest side Dry Gap Pike, southwest of Rifle Range Rd..
Other Parcel Info.:
Tax ID Number: 57 PART OF 125.06 OTHER: (SOUTH OF FLOODWAY **Jurisdiction:** City
Size of Tract: 14 acres
Accessibility: Access is via Dry Gap Pike, a major collector street with 20' of pavement within a 50' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Single family attached residential **Density:** 5 du/ac
Sector Plan: North City **Sector Plan Designation:** Commercial
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This site is part of the Sterchi Farm development that was proposed for neighborhood commercial use, but never developed. Other property in the area has developed with low density residential uses and a church within RP-1 and PR zones.

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

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

ZONING INFORMATION (where applicable)

Current Zoning: C-6 (General Commercial Park)
Former Zoning:
Requested Zoning: RP-1 (Planned Residential)
Previous Requests: None noted
Extension of Zone: No/Yes
History of Zoning: Property was zoned C-6 following annexation.

PLAN INFORMATION (where applicable)

Current Plan Category: GC (General Commercial)

Amendments:

Date of Legislative Appeal:

Amendments:

Effective Date of Ordinance: