

CASE SUMMARY

APPLICATION TYPE: USE ON REVIEW

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: 10-A-15-UR

Related File Number: 10-SA-15-C

Application Filed: 8/24/2015

Date of Revision:

Applicant: RUFUS H. SMITH

PROPERTY INFORMATION

General Location: Southeast side of Millertown Pike, east of Ellistown Rd.

Other Parcel Info.:

Tax ID Number: 41 18004 & 051 01803

Jurisdiction: County

Size of Tract: 69 acres

Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land

Surrounding Land Use:

Proposed Use: Detached residential subdivision

Density:

Sector Plan: Northeast County **Sector Plan Designation:** LDR

Growth Policy Plan: Urban, Planned and Rural Growth Areas

Neighborhood Context:

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

Street: 8124 Millertown Pike

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: PR (Planned Residential)

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

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.:

MPC ACTION AND DISPOSITION

Planner In Charge: Dan Kelly

Staff Recomm. (Abbr.): APPROVE the development plan for up to 227 detached dwellings on individual lots and reduce the periphery boundary setback on lot #1 from 35' to 25' as shown on the development plan subject 3 conditions

Staff Recomm. (Full): 1. Meeting all applicable requirements of the Knox County Zoning Ordinance
2. Provision of a detailed site plan of the amenities/common area. The plan must contain facilities for both active and passive recreation such a club house, swimming pool, playground, basketball court and picnic facilities. The plan must be submitted for review and approval by staff prior to approval of the first final plat for this development. The approved amenities must be constructed/installed as part of the first phase of this project.
3 Provision of pedestrian access to the amenities area by constructing a 5' wide sidewalk with a 2' wide planting strip on one side of each proposed street. All sidewalk construction must be ADA compliant.

Comments:

Action: Approved

Meeting Date: 10/8/2015

Details of Action: 1. Meeting all applicable requirements of the Knox County Zoning Ordinance
2. Provision of a detailed site plan of the amenities/common area. The plan must contain facilities for both active and passive recreation such a club house, swimming pool, playground, basketball court and picnic facilities. The plan must be submitted for review and approval by staff prior to approval of the first final plat for this development. The approved amenities must be constructed/installed as part of the first phase of this project.
3 Provision of pedestrian access to the amenities area by constructing a 5' wide sidewalk with a 2' wide planting strip on one side of each proposed street. All sidewalk construction must be ADA compliant.

Summary of Action: APPROVE the development plan for up to 227 detached dwellings on individual lots and reduce the periphery boundary setback on lot #1 from 35' to 25' as shown on the development plan subject 3 conditions

Date of Approval: 10/8/2015

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knox County Board of Zoning Appeals

Date of Legislative Action:

Date of Legislative Action, Second Reading:

Ordinance Number:

Other Ordinance Number References:

Disposition of Case:

Disposition of Case, Second Reading:

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: