

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

ONE YEAR PLAN AMENDMENT

File Number: 10-B-03-PA **Related File Number:** 10-E-03-RZ
Application Filed: 9/10/2003 **Date of Revision:**
Applicant: CINDY GIDEON
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

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PROPERTY INFORMATION

General Location: East side Foote Mineral Ln., northeast of Bakertown Rd.
Other Parcel Info.:
Tax ID Number: 92 06401 **Jurisdiction:** City
Size of Tract: 1 acre
Accessibility: Access is via Foote Mineral Ln., a local, deadend street with 18' of pavement within a 40' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence
Surrounding Land Use:
Proposed Use: Subdivide for a second house site. **Density:**
Sector Plan: Northwest County **Sector Plan Designation:**
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This site is surrounded by medium density, low density and rural residential uses that have developed under A, A-1, RB, RP-1 and R-1 zones.

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

Street: 6112 Foote Mineral Rd.
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A-1 (General Agricultural)
Former Zoning:
Requested Zoning: R-1 (Single Family Residential)
Previous Requests: Property was zoned A-1 when annexed into the City.
Extension of Zone: Yes/Yes
History of Zoning: None noted for this site, but adjoining property was rezoned to RP-1 for low density residential development in 2003. (1-E-03-PA/1-L-03-RZ)

PLAN INFORMATION (where applicable)

Current Plan Category: OS (Open Space)
Requested Plan Category: LDR (Low Density Residential)

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 LDR (Low Density Residential) One Year Plan designation

Staff Recomm. (Full):

Low density residential use and R-1 zoning are consistent with surrounding residential uses and zoning. The sector plan proposes low density use for this site.

Comments:

The applicant has requested an amendment to the One Year Plan and a rezoning to allow low density residential development on a 1-acre tract that is now designated for Open Space uses.

A. NEED AND JUSTIFICATION FOR THE PROPOSAL

1. This site is served by public water and sewer and can be developed in a manner consistent with the surrounding low density development pattern under the LDR designation.
2. Changing from A-1 to R-1 would allow a range of development options compatible in intensity to surrounding residential development that includes single family housing and a mobile home park.
3. The present A-1 zone was placed on the property following annexation and requires a minimum lot size of ten acres for a residence.

B. EFFECTS OF THE PROPOSAL

1. R-1 zoning would allow development that would be consistent with that permitted and existing to the southeast.
2. The applicant's requested additional residential lot under R-1 zoning would set the density at 2 du/ac.

C. CONFORMITY OF THE PROPOSAL TO ADOPTED PLANS

1. R-1 zoning will permit compatible development at a scale and intensity compatible with surrounding development and the water, sewer, and street system available to serve the site.
2. The sector plan proposes Low Density Residential for this site.

MPC Action:

Approved

MPC Meeting Date: 10/9/2003

Details of MPC action:

Summary of MPC action:

APPROVE LDR (Low Density Residential)

Date of MPC Approval:

10/9/2003

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:

City Council

Date of Legislative Action:

11/11/2003

Date of Legislative Action, Second Reading: 11/25/2003

Ordinance Number:

Other Ordinance Number References:

Disposition of Case:

Approved

Disposition of Case, Second Reading:

Approved

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance:

