

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

ONE YEAR PLAN AMENDMENT

File Number: 10-B-06-PA **Related File Number:** 10-D-06-RZ
Application Filed: 8/22/2006 **Date of Revision:**
Applicant: KING PROPERTIES
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
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F A X • 215 • 2068
www.knoxmpc.org

PROPERTY INFORMATION

General Location: East side Dewine Rd., south of Ball Camp Pike
Other Parcel Info.:
Tax ID Number: 93 H C 025 **Jurisdiction:** City
Size of Tract: 4.5 acres
Accessibility: Access is via Dewine Rd., a minor collector street with 21' of pavement width within 50' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence and vacant land
Surrounding Land Use:
Proposed Use: 32 condominium units **Density:** 7.5 du/ac
Sector Plan: Northwest City **Sector Plan Designation:** MDR
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: Single and multi-family residential uses are located adjacent to this site, zoned R-1 and RP-1. Two churches and the Helen Ross McNabb Center are located to the north of the site along Ball Camp Pike, zoned O-1.

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

Street: 3242 Dewine Rd
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: RP-1 (Planned Residential) @ up to 5.99 du/ac
Former Zoning:
Requested Zoning: RP-1 (Planned Residential) @ up to 7.5 du/ac
Previous Requests: Property was zoned RP-1 in June 2006
Extension of Zone: Yes, extension of MDR designation and RP-1 zoning from the east
History of Zoning: This site was approved for RP-1 zoning at a density of up to 5.9 du/ac

PLAN INFORMATION (where applicable)

Current Plan Category: LDR (Low Density Residential)

