

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

EAST CITY SECTOR PLAN AMENDMENT

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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File Number: 10-B-10-SP **Related File Number:**
Application Filed: 8/20/2010 **Date of Revision:** 10/20/2010
Applicant: TENNESSEE LAND INVESTMENT PROPERTIES, LLC

PROPERTY INFORMATION

General Location: Northeast side Pelham Rd., southwest side Spring Hill Rd., east of Rutledge Pike
Other Parcel Info.:
Tax ID Number: 711A 001, 027 & 028 **Jurisdiction:** City
Size of Tract: 14.8 acres
Accessibility: Access to the subject property is from Pelham Rd., a local street with 17' of pavement width within 50' of right-of-way, or from Spring Hill Rd, a local street with 28' of pavement width within 100' of right-of-way, which goes under I-40 and connects to Rutledge Pike to the north.

GENERAL LAND USE INFORMATION

Existing Land Use: Mobile homes and construction equipment display
Surrounding Land Use:
Proposed Use: Warehousing, light industrial, business park **Density:**
Sector Plan: East City **Sector Plan Designation:** Medium Density Residential
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This area is developed with a mix of residential, commercial and light industrial uses under R-1A, C-3, C-6, I-2 and I-3 zoning. The subject property is developed with a mobile home park and a construction equipment display area, zoned R-2 and I-3.

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

Street: 212 Pelham Rd
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: R-2 (General Residential)
Former Zoning:
Requested Zoning:
Previous Requests:
Extension of Zone: No, the current sector plan does not reflect light industrial, even on the I-3 zoned property to the northeast.
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Date of Approval: 12/9/2010

Date of Denial:

Postponements: 10/14/10-11/10/10

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knoxville City Council

Date of Legislative Action: 1/11/2011

Date of Legislative Action, Second Reading: 1/25/2011

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: