

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

File Number: 10-C-10-UR
Application Filed: 8/30/2010
Applicant: JOHN S. DRUMMER

Related File Number:
Date of Revision:

Suite 403 • City County Building
4 0 0 M a i n S t r e e t
Knoxville, Tennessee 37902
8 6 5 • 2 1 5 • 2 5 0 0
F A X • 2 1 5 • 2 0 6 8
w w w • k n o x m p c • o r g

PROPERTY INFORMATION

General Location: North side of Western Avenue, west of Palmetto Road
Other Parcel Info.:
Tax ID Number: 79 M A 034.02 & 034.04 **Jurisdiction:** City
Size of Tract: 4.05 acres
Accessibility: Access is via Western Av., an arterial street with a pavement width of 22' within a 110' wide right-of-way

GENERAL LAND USE INFORMATION

Existing Land Use: Shopping center
Surrounding Land Use:
Proposed Use: Fueling Center **Density:**
Sector Plan: Northwest City **Sector Plan Designation:** C (Sector Plan), GC (One Year Plan)
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This site is located in the Cumberland Estates Shopping Center. Other development in the area consists of general commercial uses along Western Av.. The commercial area is generally bounded by low density residential development. Zoning in the area consists of SC-1, C-3, C-4 & C-6 commercial. Residential zoning in the area consists of R-1 and RP-1 residential with some A-1 agricultural.

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

Street: 5753 Western Ave
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: SC-1 (Neighborhood Shopping Center)
Former Zoning:
Requested Zoning:
Previous Requests:
Extension of Zone:
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:

2. Installing all internal traffic control measures as shown on the site plan prior to issuance of an occupancy permit for the fueling center
3. Meeting all applicable requirements of the City of Knoxville Dept. of Engineering
4. A revised site plan reflecting the conditions of approval must be submitted to MPC staff for certification prior to issuance of a building permit

Summary of Action: APPROVE the request for a fueling station as shown on the site plan subject to 4 conditions

Date of Approval: 10/14/2010

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: **Action Appealed?:**

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:

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: