

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

SOUTHWEST COUNTY 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-C-11-SP **Related File Number:** 10-C-11-RZ
Application Filed: 8/12/2011 **Date of Revision:**
Applicant: NORTSHORE PELLISSIPPI STORAGE

PROPERTY INFORMATION

General Location: Southwest side Osprey Point Ln., southeast side S. Northshore Dr.
Other Parcel Info.:
Tax ID Number: 154 100 & 100.01 **Jurisdiction:** County
Size of Tract: 1.95 acres
Accessibility: Access is via S. Northshore Dr., a major arterial street with 25-70' of pavement width within about 300' of right-of-way, or Osprey Pointe Ln., a local street with 21' of pavement width within 170' of right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Restaurant **Density:**
Sector Plan: Southwest County **Sector Plan Designation:** Office
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This site is located across the street from the large Northshore Town Center site, zoned PC-1 and TC-1, which has been approved for large scale commercial development. The site is just west of the I-140 interchange with S. Northshore Dr. To the east, west and south of the site is residential development, under various zones.

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

Street: 900 Osprey Point Ln
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: OB (Office, Medical, and Related Services)
Former Zoning:
Requested Zoning: CA (General Business)
Previous Requests: Property zoned OB in 2006 (11-F-06-RZ)
Extension of Zone: No
History of Zoning: MPC approved an office plan designation and OB zoning in 2006 (11-F-06-RZ).

PLAN INFORMATION (where applicable)

