

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

ONE YEAR PLAN AMENDMENT

File Number: 10-E-04-PA **Related File Number:** 10-K-04-RZ
Application Filed: 9/13/2004 **Date of Revision:**
Applicant: FORTRESS CORPORATION
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: West side Pellissippi Pkwy., south of Kingston Pike
Other Parcel Info.:
Tax ID Number: 131 147 OTHER: EASTERN 10.43 ACRES OF PARCEL, **Jurisdiction:** City
Size of Tract: 10.43 acres
Accessibility: Access is via a private drive through the Ft. Sanders West campus, The private drive is named E.B. Copeland Blvd., and has 25' of pavement width. The north end of Pipkin Ln., a local street with 22' of pavement width within about 350' of I-140 right of way, is located just south of the site and could provide additional access to the site.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Medical office development as part of Ft. Sanders West campus. **Density:**
Sector Plan: Southwest County **Sector Plan Designation:** LDR
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: Ft. Sanders West campus, accessed from Kingston Pike, is located to the north of the site and developed under PC zoning. Residential development is located to the south and west, under A, A-1 and RP-1 zoning. The right of way of I-140 is located to the east.

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

Street: 441 Pipkin Ln
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A-1 (General Agricultural)
Former Zoning:
Requested Zoning: PC-1 (Retail and Office Park)
Previous Requests: None noted
Extension of Zone: No, there is no property designated GC in the immediate area.
History of Zoning: None noted

PLAN INFORMATION (where applicable)

