

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

No. of Lots Proposed:

No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Jessie Hillman

Staff Recomm. (Abbr.): Deny the One Year Plan amendment to NC (Neighborhood Commercial) because it does not meet the criteria for a One Year Plan amendment.

Staff Recomm. (Full):

Comments: ONE YEAR PLAN AMENDMENT REQUIREMENTS:
CHANGES OF CONDITIONS WARRANTING AMENDMENT OF THE LAND USE PLAN (May meet any one of these.)

AN ERROR IN THE PLAN:

1. The subject property had a single family residence on it until approximately 2010, and it meets the location criteria for its current TDR (Traditional Neighborhood Residential) land use designation. There is no error in the One Year Plan with regards to this property.

A SIGNIFICANT CHANGE IN THE DEVELOPMENT PATTERN, OR THE COMPLETION OF A PUBLIC IMPROVEMENT (ROAD, PARK, SEWER), WHICH CHANGES THE BASIS ON WHICH THE PLAN WAS DEVELOPED FOR AN AREA:

1. There have been no significant changes in development patterns or capital improvement projects in this area that warrant reconsideration of the One Year Plan's approach to the subject property.

A CHANGE IN PUBLIC POLICY, UNANTICIPATED BY THE PLAN:

1. There are no public policy changes that directly impact the plan's land use designation.

NEW INFORMATION (INCLUDING NEW PLANS AND STUDIES PRODUCED BY KNOXVILLE-KNOX COUNTY PLANNING) BECOMING AVAILABLE, WHICH REVEALS THE NEED FOR A PLAN AMENDMENT:

1. Local data sources and national data trends note an increased demand for a range of housing options. The TDR designation recommends residential zoning up to RN-4 (General Residential Neighborhood), which would permit a range of housing development options on this property. An NC (Neighborhood Commercial) designation is not necessary in order to increase density on the subject lot.
2. The One Year Plan recommends a clustered NC node to the northeast of the subject property that would serve surrounding residences without impacting the integrity of the Mechanicsville traditional neighborhood character.

Action: Approved

Meeting Date: 10/6/2022

Details of Action: Approve the One Year Plan amendment to NC (Neighborhood Commercial) because it is a minor extension of the NC (Neighborhood Commercial) across the street.

Summary of Action: Approve the One Year Plan amendment to NC (Neighborhood Commercial) because it is a minor extension of the NC (Neighborhood Commercial) across the street.

Date of Approval: 10/6/2022

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knoxville City Council

Date of Legislative Action: 11/1/2022

Date of Legislative Action, Second Reading: 11/15/2022

Ordinance Number:

Other Ordinance Number References: O-148-2022

Disposition of Case: Approved

If "Other":

Amendments:

Date of Legislative Appeal:

Disposition of Case, Second Reading: Approved

If "Other":

Amendments:

Effective Date of Ordinance: