# CASE SUMMARY

APPLICATION TYPE: REZONING



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File Number:10-G-01-RZApplication Filed:9/10/2001Applicant:EAGLE BEND REALTYOwner:EAGLE BEND REALTY

#### PROPERTY INFORMATION

General Location:	South side of Ball Rd., west of Johnson Rd.	
Other Parcel Info.:		
Tax ID Number:	91 183.01 OTHER: PORTION NORTHEAST OF PARCEL Jurisdiction: County	
Size of Tract:	12.4 acres	
Accessibility:	Access is via Ball Rd., major collector street with 20' of pavement within a 40' right-of-way.	

**Related File Number:** 

Date of Revision:

## GENERAL LAND USE INFORMATION

Existing Land Use:	Vacant land		
Surrounding Land Use:			
Proposed Use:	Detached single famil	y subdivision	Density: 1-3 du/ac
Sector Plan:	Northwest County	Sector Plan Designation:	
Growth Policy Plan:	Urban Growth Area		
Neighborhood Context:	This site is part of a Agriculturally zoned, sparsely developed residential area along Ball Rd that is experiencing higher density residential subdivision development within PR zoning.		

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

Street:

Location:

**Proposed Street Name:** 

**Department-Utility Report:** 

Reason:

#### ZONING INFORMATION (where applicable)

Current Zoning:	A (Agricultural)	
Former Zoning:		
Requested Zoning:	PR (Planned Residential)	
Previous Requests:	None noted	
Extension of Zone:	Yes	
History of Zoning:	None noted	

#### PLAN INFORMATION (where applicable)

Current Plan Category:

**Requested Plan Category:** 

### SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

Surveyor:

No. of Lots Proposed: Variances Requested: No. of Lots Approved: 0

S/D Name Change:

#### OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

	MPC	ACTION AND DISPOSITION	
Planner In Charge:	kp		
Staff Recomm. (Abbr.):	```	nned Residential) zoning. / of 1 to 3 dwellings per acre.	
Staff Recomm. (Full):	PR zoning of the site will allow it to be incorporated into the adjoining PR zoned subdivision. The sector plan proposes rural residential uses for the site although KUB has recently extended public sewer into the area.		
Comments:	This land is designated as rural residential in the sector plan because of the lack of public sewer service. Since the sector plan's adoption, sewer has been extended into the area. The applicant proposes to incorporate this site into the adjacent subdivision.		
MPC Action:	Approved		MPC Meeting Date: 10/11/2001
Details of MPC action:			
Summary of MPC action:	APPROVE PR (Planned Residential) at a density of 1-3 dwelling units per acre		
Date of MPC Approval:	10/11/2001	Date of Denial:	Postponements:
Date of Withdrawal:	Vithdrawal: Withdrawn prior to publication?: Action Appealed?:		

#### LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:	County Commission	
Date of Legislative Action:	11/19/2001	Date of Legislative Action, Second Reading:
Ordinance Number:		Other Ordinance Number References:
Disposition of Case:	Approved	Disposition of Case, Second Reading:
If "Other":		If "Other":
Amendments:		Amendments:
Date of Legislative Appeal:		Effective Date of Ordinance: