

# CASE SUMMARY

**APPLICATION TYPE: SUBDIVISION**

**CONCEPT PLAN**

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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400 Main Street  
Knoxville, Tennessee 37902  
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**File Number:** 10-SA-04-C                      **Related File Number:** 10-D-04-UR  
**Application Filed:** 9/13/2004                      **Date of Revision:**  
**Applicant:** DAVID REYNOLDS  
**Owner:** DAVID REYNOLDS

## PROPERTY INFORMATION

**General Location:** North side of Stockton Dr., west of West Hills Rd.  
**Other Parcel Info.:**  
**Tax ID Number:** 106 N J 013 & 15.01                      **Jurisdiction:** City  
**Size of Tract:** 5.56 acres  
**Accessibility:** Access is via Stockton Dr., a local street with a pavement width of 18' within a 50' right-of-way.

## GENERAL LAND USE INFORMATION

**Existing Land Use:** One single family dwelling and vacant land  
**Surrounding Land Use:** The site is sandwiched between the detached single family dwelling that make up most of the West Hill community and a development of four-plexes on the west side of the site. The single family dwellings are located in the R-1E zoning district while this site and the four-plex units are zoned RP-1.  
**Proposed Use:** Detached single family subdivision                      **Density:** 2.33 du/ac  
**Sector Plan:** Northwest City                      **Sector Plan Designation:**  
**Growth Policy Plan:** Urban Growth Area (Inside City Limits)  
**Neighborhood Context:**

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

**Street:**  
**Location:**  
**Proposed Street Name:**  
**Department-Utility Report:**  
**Reason:**

## ZONING INFORMATION (where applicable)

**Current Zoning:** RP-1 (Planned Residential)  
**Former Zoning:**  
**Requested Zoning:**  
**Previous Requests:**  
**Extension of Zone:**  
**History of Zoning:**

## PLAN INFORMATION (where applicable)

**Current Plan Category:**

Requested Plan Category:

**SUBDIVISION INFORMATION (where applicable)**

Subdivision Name: Stockton Place  
Surveyor: Garron  
No. of Lots Proposed: 11      No. of Lots Approved: 0  
Variances Requested: None  
S/D Name Change:

**OTHER INFORMATION (where applicable)**

Other Bus./Ord. Amend.:

**MPC ACTION AND DISPOSITION**

Planner In Charge: Dan Kelly  
Staff Recomm. (Abbr.): POSTPONE to the November 10, 2004 meeting.  
Staff Recomm. (Full): Postponement to the next MPC meeting will allow time for the applicant to address issues and make revisions to the plans, per the requirements of the Knoxville Department of Engineering.  
Comments:  
MPC Action: Denied (Withdrawn)      MPC Meeting Date: 12/9/2004  
Details of MPC action:  
Summary of MPC action: Approve Concept Plan  
Date of MPC Approval: 10/14/2004      Date of Denial:      Postponements:  
Date of Withdrawal: 12/9/2004      Withdrawn prior to publication?:       Action Appealed?: 10/29/2004

**LEGISLATIVE ACTION AND DISPOSITION**

Legislative Body: Knoxville City Council  
Date of Legislative Action: 11/23/2004      Date of Legislative Action, Second Reading:  
Ordinance Number:      Other Ordinance Number References:  
Disposition of Case: Referred back to MPC      Disposition of Case, Second Reading:  
If "Other":      If "Other":  
Amendments:      Amendments:  
Date of Legislative Appeal:      Effective Date of Ordinance: