

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTHWEST COUNTY SECTOR PLAN AMENDMENT

File Number: 11-B-05-SP **Related File Number:** 11-J-05-RZ
Application Filed: 10/10/2005 **Date of Revision:**
Applicant: EPISCOPAL SCHOOL OF KNOXVILLE, INC.
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

Suite 403 • City County Building
400 Main Street
Knoxville, Tennessee 37902
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www.knoxmpc.org

PROPERTY INFORMATION

General Location: Northwest side Lovell Rd., northwest side Gilbert Dr.
Other Parcel Info.:
Tax ID Number: 131 5, 5.01 AND PART OF 006 OTHER: (MAP ON FILE) **Jurisdiction:** County
Size of Tract: 18.8 acres
Accessibility: Access is via Lovell Rd., a minor arterial street with 40' of pavement width within 90' of right of way, or Gilbert Dr., a local street with 21' of pavement width within 40' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Retail/office **Density:**
Sector Plan: Northwest County **Sector Plan Designation:** Public Institutional
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This area is developed primarily with businesses under CB and I zoning. There is a mobile home park to the north, zoned T, and the Episcopal School of Knoxville is to the west, zoned A (Agricultural).

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

Street: 11101 Gilbert Dr
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural)
Former Zoning:
Requested Zoning: PC (Planned Commercial)
Previous Requests: None noted
Extension of Zone: Not an extension of PC, but is an extension of commercial from the south and east.
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category: Public Institutional
Requested Plan Category: C (Commercial)

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

Surveyor:

No. of Lots Proposed:

No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION

Planner In Charge: Michael Brusseau

Staff Recomm. (Abbr.): APPROVE C (Commercial) sector plan designation.

Staff Recomm. (Full): Commercial uses on this site are compatible with the surrounding development and zoning pattern. There is CB zoning to the north, south and east of the site.

Comments:

MPC Action: Approved

MPC Meeting Date: 11/10/2005

Details of MPC action:

Summary of MPC action: APPROVE C (Commercial)

Date of MPC Approval: 11/10/2005

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knox County Commission

Date of Legislative Action: 12/19/2005

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: