CASE SUMMARY

APPLICATION TYPE: USE ON REVIEW

File Number: 11-F-01-UR Related File Number:

Application Filed: 10/5/2001 **Date of Revision:**

Applicant: TODD GARRETT

Owner:



Suite 403 • City County Building 4 0 0 Main Street Knoxville, Tennessee 37902 8 6 5 • 2 1 5 • 2 5 0 0 FAX• 2 1 5 • 2 0 6 8 www•knoxmpc•org

PROPERTY INFORMATION

General Location: Northwest side of Levy Dr., northeast of Brickyard Rd.

Other Parcel Info.:

Tax ID Number: 56 K A 14 Jurisdiction: County

Size of Tract: 12709 square feet

Access is via Levy Dr., a local street with a pavement width of 17' within a 40' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant

Surrounding Land Use:

Proposed Use: Duplex Density:

Sector Plan: North County Sector Plan Designation:

Growth Policy Plan: Planned Growth Area

Neighborhood Context: This site is located in an area of small older single family dwellings. A new subdivision is being

developed west of this site.

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

Street: 1917 Levy Dr.

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: RA (Low Density Residential)

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

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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: DK

Staff Recomm. (Abbr.): APPROVE the request for a duplex on this site as shown on the development plan subject to 3

conditions

Staff Recomm. (Full):

1. Meeting all applicable requirements of the Knox County Health Dept.

2. Meeting all applicable requirements of the Knox County Dept. of Engineering and Public Works.

3. Meeting all applicable requirements of the Knox County Zoning Ordinance.

Comments: The site is located on the north side of Levy Dr. approximately 150' east of Brickyard Rd. which is

classified as a collector street. Development in the area consists of older houses that vary in their current state of repair. The introduction of a duplex at this location will not have a negative impact on

the surrounding area.

MPC Action: Approved MPC Meeting Date: 11/8/2001

Details of MPC action: 1. Meeting all applicable requirements of the Knox County Health Dept.

2. Meeting all applicable requirements of the Knox County Dept. of Engineering and Public Works.

3. Meeting all applicable requirements of the Knox County Zoning Ordinance.

Summary of MPC action: APPROVE the request for a duplex on this site as shown on the development plan subject to 3

conditions

Date of MPC Approval: 11/8/2001 Date of Denial: Postponements:

Date of Withdrawal: Withdrawn prior to publication?:

Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:

Date of Legislative Action: Date of Legislative Action, Second Reading:

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Disposition of Case, Second Reading:

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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