CASE SUMMARY

APPLICATION TYPE: GOVERNMENTAL REZONING

File Number: 11-U-02-RZ Related File Number:

Application Filed: 10/22/2002 Date of Revision:

Applicant: CITY OF KNOXVILLE

Owner:



Suite 403 \bullet City County Building 4 0 0 M a i n S t r e e t Knoxville, Tennessee 37902 8 6 5 \bullet 2 1 5 \bullet 2 5 0 0 F A X \bullet 2 1 5 \bullet 2 0 6 8 w w w \bullet k n o x m p c \bullet o r g

PROPERTY INFORMATION

General Location: West side Alcoa Hwy., southwest of Mount Vernon Dr.

Other Parcel Info.:

Tax ID Number: 122 P D 5, 6, 7 Jurisdiction: City

Size of Tract: 2.28 acres

Accessibility: Access is via Alcoa Hwy., a four lane expressway with center turn lane within over 110' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Dwellings

Surrounding Land Use:

Proposed Use: Dwellings Density:

Sector Plan: South County Sector Plan Designation: Medium Density Residential

Growth Policy Plan: Urban Growth Area (Inside City Limits)

Neighborhood Context: To the north, west and northeast (across Alcoa Hwy.) are residentially zoned properties that are either

vacant or developed with dwellings. To the south along Alcoa Hwy. are businesses developed in

commercial and office zones.

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

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: No Zone

Former Zoning: RB (General Residential) and A (Agricultural)

Requested Zoning: R-2 (General Residential)

Previous Requests: None noted

Extension of Zone: Yes. This would be an extension of R-2 from the north.

History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:

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Requested Plan Category:

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 R-2 (General Residential) zoning.

Staff Recomm. (Full): R-2 is comparable to the previous County zoning on the front portion of the sites and is compatible in

scale and intensity to the surrounding land uses and zoning pattern. The South County Sector Plan

proposes medium density residential use for these parcels.

Comments: The staff is recommending that the entire parcels be zoned R-2, including the portions previously zoned

Agricultural in the County. This will establish a more logical zoning pattern and allow for reasonably sized properties for potential medium density residential development in the future. The entirety of these properties are designated by the sector plan for medium density residential use and are located

along an expressway (Alcoa Hwy.) .

MPC Action: Approved MPC Meeting Date: 11/14/2002

Details of MPC action:

Summary of MPC action: APPROVE R-2 (General Residential)

Date of MPC Approval: 11/14/2002 Date of Denial: Postponements:

Date of Withdrawal: Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: City Council

Date of Legislative Action: 12/10/2002 Date of Legislative Action, Second Reading:

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Approved (Emergency) Disposition of Case, Second Reading:

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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