

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTH COUNTY SECTOR PLAN AMENDMENT

File Number: 12-A-06-SP **Related File Number:** 12-A-06-RZ
Application Filed: 10/3/2006 **Date of Revision:** 12/7/2006
Applicant: WILLIAM VAUGHN
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 Cunningham Rd., northeast side Dry Gap Pike
Other Parcel Info.:
Tax ID Number: 47 E A 027 OTHER: 047EB001 **Jurisdiction:** County
Size of Tract: 0.3 acre
Accessibility: Access is via Dry Gap Pike. a major collector street with 4 lanes and a center median within 85' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence
Surrounding Land Use:
Proposed Use: Commercial use **Density:**
Sector Plan: North County **Sector Plan Designation:** LDR
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This intersection is developed with commercial uses on three of four quadrants, with the west side of Dry Gap Pike zoned CA and CB. Residential uses are located beyond the intersection to the east, south and west. A mix of uses are located to the north, including residential, Brickey-McCloud Elementary School, and the Knoxville Boys and Girls Club, zoned A and PR.

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

Street: 1503 Cunningham Rd
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural)
Former Zoning:
Requested Zoning: CA (General Business)
Previous Requests: None noted
Extension of Zone: Yes, extension of CA from the southwest
History of Zoning: None noted

PLAN INFORMATION (where applicable)

