

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

SOUTHWEST COUNTY SECTOR PLAN AMENDMENT

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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File Number: 12-E-07-SP **Related File Number:** 12-P-07-RZ
Application Filed: 11/5/2007 **Date of Revision:**
Applicant: BUTLER HOMES AND CONSTRUCTION, LLC

PROPERTY INFORMATION

General Location: Northwest side Gleason Dr., northeast of Ebenezer Rd.
Other Parcel Info.:
Tax ID Number: 132 061 **Jurisdiction:** County
Size of Tract: 12 acres
Accessibility: Access is via Gleason Dr., a major collector with a 22' pavement width within an 88' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence and vacant land
Surrounding Land Use:
Proposed Use: Attached residential subdivision **Density:** 6.5 du/ac
Sector Plan: Southwest County **Sector Plan Designation:** LDR and SLPA
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This section of Gleason Dr. has developed with detached and attached residential subdivisions developed under PR zoning.

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

Street: 8821 Gleason Dr
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural)
Former Zoning:
Requested Zoning: PR (Planned Residential)
Previous Requests: None noted
Extension of Zone: No, surrounding properties are designated as LDR; however, adjacent properties were developed at densities supported under MDR.
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category: LDR (Low Density Residential) and SLPA (Slope Protection Area)
Requested Plan Category: MDR (Medium Density Residential) and SLPA (Slope Protection Area)

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

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: Kelley Schlitz

Staff Recomm. (Abbr.): APPROVE MDR plan designation.

Staff Recomm. (Full): Medium density residential uses are appropriate at this location along Gleason Dr., which has developed with attached and detached residential subdivisions at densities ranging from 2 to 8 dwelling units per acre. The Southwest County Sector Plan proposes low density residential uses for this area; however, the development pattern that was placed on surrounding properties since the 1970's is predominately medium density residential.

Comments:

MPC Action: Denied

MPC Meeting Date: 12/13/2007

Details of MPC action: DENY MDR plan designation.

Summary of MPC action: DENY MDR (Medium Density Residential) plan designation.

Date of MPC Approval:

Date of Denial: 12/13/2007

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knox County Commission

Date of Legislative Action: 1/28/2008

Date of Legislative Action, Second Reading: 2/25/2008

Ordinance Number:

Other Ordinance Number References:

Disposition of Case: Postponed

Disposition of Case, Second Reading: Denied

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: