

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT NORTH 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-K-07-SP **Related File Number:** 12-X-07-RZ
Application Filed: 11/6/2007 **Date of Revision:**
Applicant: KNOX COUNTY / PUBLIC BUILDING AUTHORITY

PROPERTY INFORMATION

General Location: East side Dry Gap Pike, northwest side Rifle Range Dr., northeast side Fountain City Rd.
Other Parcel Info.:
Tax ID Number: 58 008, 008.01 & 009 OTHER: 057-125.39 **Jurisdiction:** County
Size of Tract: 175 acres
Accessibility: Access is via Rifle Range Dr., a minor arterial street with 19' of pavement width within 50' of right of way, Fountain City Rd., a minor arterial street with 19' of pavement width and 50' of right of way, or Dry Gap Pike, a major collector street with 18' of pavement width within 125' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Public park **Density:**
Sector Plan: North County **Sector Plan Designation:** LI, LDR and PPOS
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This area is developed with residential uses and public open space under A, A-1, RP-1, PR and R-1 zoning.

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

Street:
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: PC (Planned Commercial)
Former Zoning:
Requested Zoning: OS (Open Space)
Previous Requests: None noted
Extension of Zone: No, but adjacent A-1 zoned property is developed with soccer fields
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category: LI (Light Industrial) & LDR (Low Density Residential)

