

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

EAST COUNTY SECTOR PLAN AMENDMENT

File Number: 2-A-02-SP **Related File Number:** 2-H-02-RZ
Application Filed: 1/14/2002 **Date of Revision:**
Applicant: CARDINAL ENTERPRISES, INC.
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
865 • 215 • 2500
F A X • 215 • 2068
www.knoxmpc.org

PROPERTY INFORMATION

General Location: Northwest side of E. Governor John Sevier Hwy., south of Holbert Ln.
Other Parcel Info.:
Tax ID Number: 83 048 **Jurisdiction:** County
Size of Tract: 33.3 acres
Accessibility: Access is via E. Governor John Sevier Hwy., a minor arterial street with 120' of right of way and 24' of pavement width.

GENERAL LAND USE INFORMATION

Existing Land Use: Agricultural.
Surrounding Land Use:
Proposed Use: Medium density residential development. **Density:** 8 du/ac
Sector Plan: East County **Sector Plan Designation:** Low Density Residential
Growth Policy Plan: Urban Growth Area (Outside City Limits)
Neighborhood Context: This area has been developed with residential uses under Agricultural uses. The land to the west on the opposite side of the river is developed with a residential subdivision under R-1 zoning.

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

Street: 4613 E Governor John Sevier Hwy
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.
History of Zoning: MPC denied Light Industrial zoning for this site on November 9, 2000. (11-O-00-RZ)

PLAN INFORMATION (where applicable)

Current Plan Category: LDR (Low Density Residential)
Requested Plan Category: MDR (Medium Density Residential)

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.): DENY MEDIUM DENSITY RESIDENTIAL sector plan amendment.

Staff Recomm. (Full): The current sector plan designation for low density residential is more compatible with the rural character of the surrounding area.

Comments:

MPC Action: Denied

MPC Meeting Date: 2/14/2002

Details of MPC action:

Summary of MPC action: DENY MEDIUM DENSITY RESIDENTIAL sector plan amendment.

Date of MPC Approval:

Date of Denial: 2/14/2002

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":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: