

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

SOUTH COUNTY SECTOR PLAN AMENDMENT



File Number: 2-A-19-SP Related File Number: 2-D-19-RZ
Application Filed: 1/8/2019 Date of Revision:
Applicant: DANIEL LEVY

PROPERTY INFORMATION

General Location: West of Sevierville Pike, along the north side of Nixon Road, south side of Nixon Road and North of John Norton Road.
Other Parcel Info.: Includes parcels 124 185, 124 12705 and 124 12704
Tax ID Number: 124 127.04 & 127.05 & 185 **Jurisdiction:** County
Size of Tract: 40 acres
Accessibility: Access is via Sevierville Pike, a major collector, with a pavement width of 19' feet within a 50 feet to 60 feet right of way. Access is also off Chapman Highway via Nixon Road, a local street with a pavement width of 15' feet within a 30' foot right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Agriculture/Forestry/Vacant
Surrounding Land Use:
Proposed Use: A themed resort containing approximately 150 units with amenity spaces. **Density:**
Sector Plan: South County **Sector Plan Designation:** LDR (Low Density Residential)
Growth Policy Plan: Planned Growth Area
Neighborhood Context: The immediate area is a mix of rural residential, agricultural, vacant and forested lands. The site is within 500' feet of the commercial node at Chapman Highway and Governor John Sevier Highway.

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

Street: 0 Sevierville Pike
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural)
Former Zoning:
Requested Zoning: PC (Planned Commercial)
Previous Requests: None noted.
Extension of Zone: Yes, the site is adjacent to the GC designation for the Carson Pointe shopping center.
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category: LDR (Low Density Residential) & HP (Hillside and Ridgetop Protection)

Requested Plan Category: GC (General Commercial) & HP (Hillside and Ridgetop Protection)

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.:

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Liz Albertson

Staff Recomm. (Abbr.): RECOMMEND postponement of the plan amendment until the May 9, 2019 Planning Commission meeting, as per the applicant's request.

Staff Recomm. (Full): Postponement of this application will provide additional time for the applicant to continue outreach and meetings with the community regarding the plan amendment.

Comments:

Action: Withdrawn **Meeting Date:** 1/9/2020

Details of Action:

Summary of Action: WITHDRAW at the request of the applicant.

Date of Approval: **Date of Denial:** **Postponements:** 2/14/2019,
3/14/2019

Date of Withdrawal: 1/9/2020 **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:**