

CASE SUMMARY

APPLICATION TYPE: REZONING

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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www.knoxmpc.org

File Number: 2-B-02-RZ **Related File Number:**
Application Filed: 12/31/2001 **Date of Revision:**
Applicant: BRUCE HODGE, JR.
Owner:

PROPERTY INFORMATION

General Location: Southeast side of Hillside Ave., northeast side of Overland St.
Other Parcel Info.:
Tax ID Number: 42 G B 001 **Jurisdiction:** County
Size of Tract: 1.58 acres
Accessibility: Access is via Overland St., a local street with 30' of right of way and 20' of pavement width.

GENERAL LAND USE INFORMATION

Existing Land Use: Single family dwelling and vacant land.
Surrounding Land Use:
Proposed Use: Four single-family dwellings, including existing house. **Density:**
Sector Plan: Northeast County **Sector Plan Designation:** Low Density Residential
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This area has been developed with residential uses under A and RA zoning.

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

Street: 9012 Hillside Ave
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural)
Former Zoning:
Requested Zoning: RA (Low Density Residential)
Previous Requests: None noted.
Extension of Zone: No.
History of Zoning: None noted.

PLAN INFORMATION (where applicable)

Current Plan Category:
Requested Plan Category:

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.): APPROVE RA (Low Density Residential) zoning.

Staff Recomm. (Full): Development under RA zoning is consistent with the surrounding land uses and zoning pattern.

Comments: The Northeast County Sector Plan designates this property for low density residential development. Other properties in this area have been rezoned to RA to allow for higher density residential development. The proposal to develop four houses on this property falls well under the allowable density under the low density residential designation.

MPC Action: Approved

MPC Meeting Date: 2/14/2002

Details of MPC action:

Summary of MPC action: APPROVE RA (Low Density Residential)

Date of MPC Approval: 2/14/2002

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:**LEGISLATIVE ACTION AND DISPOSITION**

Legislative Body: County Commission

Date of Legislative Action: 3/25/2002

Date of Legislative Action, Second Reading:

Ordinance Number:

Other Ordinance Number References:

Disposition of Case: Approved

Disposition of Case, Second Reading:

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: