

CASE SUMMARY

APPLICATION TYPE: USE ON REVIEW

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: 2-G-16-UR

Related File Number: 6-SD-16-C

Application Filed: 12/28/2015

Date of Revision:

Applicant: DANIEL PARKER

PROPERTY INFORMATION

General Location: Northeast side of S. Northshore Dr., south of Sandpiper Ln.

Other Parcel Info.:

Tax ID Number: 153 L A 007

Jurisdiction: County

Size of Tract: 1.56 acres

Accessibility: Access is via S. Northshore Drive, a major arterial street with a pavement width of 22' within a 100' wide right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land

Surrounding Land Use:

Proposed Use: Duplexes on individual lots (8 dwellings total)

Density: 5.13 du/ac

Sector Plan: Southwest County **Sector Plan Designation:** LDR (Low Density Residential)

Growth Policy Plan: Planned Growth Area

Neighborhood Context: This site is located in an area that has been developed with detached dwellings at densities ranging from 1 to 5 dwellings per acre. Zoning in the area is A agricultural, RA and PR residential.

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

Street: 10419 S. Northshore Dr

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: PR (Planned Residential)

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning: Concept plan and use on review approve for 8 detached dwellings in 2006

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

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: Dan Kelly

Staff Recomm. (Abbr.): APPROVE the development plan for up to 7 detached dwellings on individual lots subject to 2 conditions

Staff Recomm. (Full): 1. Meeting all applicable requirements of the Knox County Zoning Ordinance
2. Provision of a Type "B" landscape screen along the northern, eastern and southern boundaries of the site.

Comments:

Action: Approved

Meeting Date: 6/9/2016

Details of Action: 1. Meeting all applicable requirements of the Knox County Zoning Ordinance
2. Provision of a Type "B" landscape screen along the northern, eastern and southern boundaries of the site.

Summary of Action: APPROVE the development plan for up to 7 detached dwellings on individual lots subject to 2 conditions

Date of Approval: 6/9/2016

Date of Denial:

Postponements: 2/11/2016-5/12/2016

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knox County Board of Zoning Appeals

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: