

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-H-03-RZ **Related File Number:** 2-A-03-SP
Application Filed: 1/14/2003 **Date of Revision:**
Applicant: GREG CAMPBELL
Owner:

PROPERTY INFORMATION

General Location: East side Watt Rd., south of I-40/75
Other Parcel Info.:
Tax ID Number: 151 004 (PART) OTHER: 173-073 (MAP ON FILE.) **Jurisdiction:** County
Size of Tract: 58.13 acres
Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Multi-family, office and retail uses **Density:** 1 to 6 du/ac
Sector Plan: Southwest County **Sector Plan Designation:**
Growth Policy Plan: Planned Growth Area
Neighborhood Context:

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) and PR (Planned Residential)
Former Zoning:
Requested Zoning: PR (Planned Residential) and PC (Planned Commercial)
Previous Requests:
Extension of Zone:
History of Zoning:

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: Ken Pruitt

Staff Recomm. (Abbr.): APPROVE PR (Planned Residential) and PC (Planned Commercial) zoning as requested APPROVE a density of 1 to 6 dwellings per acre for the portion of the site formerly zoned PC.

Staff Recomm. (Full): PR zoning at this density is the same density as the portion of the site already zoned PR and is generally consistent with the sector plan proposal of low density residential use. This recommendation will remove 25 acres of inappropriate PC zoning while adding 5 acres of PC zoning at the west end of the site across from established CB zoning.

Comments:

MPC Action: Approved MPC Meeting Date: 2/13/2003

Details of MPC action:

Summary of MPC action: APPROVE PR (Planned Residential) at a density of 1 to 6 dwelling units per acre and PC (Planned Commercial)

Date of MPC Approval: 2/13/2003 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Date of Withdrawal: Withdrawn prior to publication?: Action Appealed?: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: 3/24/2003 Date of Legislative Action, Second Reading: 4/28/2003

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Postponed Disposition of Case, Second Reading: Approved as Modified

If "Other": If "Other":

Amendments: Amendments:

Approved PC & PR at 1-3 du/ac on Tract 73 and PR at 1-9 du/ac on remainder of PR

Date of Legislative Appeal: Effective Date of Ordinance: