

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-I-05-RZ **Related File Number:**
Application Filed: 1/12/2005 **Date of Revision:**
Applicant: DON DUNCAN
Owner:

PROPERTY INFORMATION

General Location: Northeast side Mayes Chapel Rd., southwest of Norris Fwy., southeast end of Holly Berry Rd.
Other Parcel Info.:
Tax ID Number: 38 068 (PORTION ZONED A) **Jurisdiction:** County
Size of Tract: 20 acres
Accessibility: Access is through the adjacent subdivision via Holly Berry Dr., a local street with 25' of pavement width within 50' of right of way. The main access to the development is from Norris Fwy., a minor arterial street with 20' of pavement width within 240' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Condominiums and single family residential **Density:** 5 du/ac
Sector Plan: North County **Sector Plan Designation:** Low Density Residential
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This area has been developed with low to medium density residential uses under A, RA, RAE and PR zoning.

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

Street: 7614 Mayes Chapel Rd
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: MPC zoned adjacent property PR @ 1-5 du/ac on 5/9/02 (5-H-02-RZ).
Extension of Zone: Yes, extension of PR from the north and east.
History of Zoning: MPC approved PR zoning at 1-5 du/ac for the properties to the north and east on 5/9/02 (5-H-02-RZ).

PLAN INFORMATION (where applicable)

Current Plan Category:

Date of MPC Approval: 2/10/2005

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knox County Commission

Date of Legislative Action: 3/28/2005

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: