CASE SUMMARY

APPLICATION TYPE: USE ON REVIEW



PROPERTY INFORMATION

General Location:	East side Woodlawn Pike, south of Galbraith School Rd.			
Other Parcel Info.:				
Tax ID Number:	109 O D 52,53,54 & PART OF 5	Jurisdiction:	City	
Size of Tract:	2.95 acres			
Accessibility:	Access is via Woodlawn Pike, a minor collector street with 40'	of right of way an	d 20' of pavement width.	

GENERAL LAND USE INFORMATION

Existing Land Use:	Dwelling and accessory building		
Surrounding Land Use:			
Proposed Use:	Condominiums		Density: 5.42 du/ac
Sector Plan:	South City	Sector Plan Designation:	
Growth Policy Plan:	Urban Growth Area (Inside City Limits)		
Neighborhood Context:	This neighborhood is developed with residential uses under R-1 and RP-1 zoning, which includes single family houses and condominiums.		

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

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: RP-1 (Planned Residential)

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning: MPC approved RP-1 zoning at a density of 1-5.6 du/ac on 11/13/2003 (11-G-03-RZ).

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:



400 Main Street Knoxville, Tennessee 37902 8 6 5 • 2 1 5 • 2 5 0 0 FAX•215•2068 www•knoxmpc•org

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 DISPO	DSITION
Planner In Charge:	Michael Brusseau		
Staff Recomm. (Abbr.):	APPROVE the develo conditions:	pment plan for 18 condomi	nium units in the RP-1 zoning district, subject to 5
Staff Recomm. (Full):	 Meeting all applica Installing all landso for the project. Meeting all require Connecting the dev requirements of the Key 	aping, as shown on the plat ments of the City of Knoxvil velopment to sanitary sewer nox County Health Departm	xville Department of Engineering. n, within six months of issuance of occupancy permits e Arborist. , as well as meeting any other applicable ent.
		oted above, this proposal me or approval of a use on revie	eets all requirements of the RP-1 zoning district, as ew.
Comments:	THE COMMUNITY AS 1. Public water and so 2. The proposal will h	S A WHOLE ewer utilities are in place to ave a minimal impact on sc dominiums are compatible v	
	ORDINANCE 1. The proposal is confor approval of a use of 2. The plans show a the approved RP-1 densith 3. The proposed use proposed development Plan. The use is in the compatible with the che injure the value of adja No surrounding land ut CONFORMITY OF THE 1. Both the Knoxville	nsistent with all requirement on review. total of 16 units proposed, w y of 1 to 5.6 du/ac. is consistent with the gener at is consistent with the adop armony with the general pur haracter of the neighborhood acent property. The use will uses will pose a hazard or con-	RIA ESTABLISHED BY THE KNOXVILLE ZONING s of the RP-1 zoning district, as well as other criteria thich is a density of 5.42 du/ac, consistent with the al standards for uses permitted on review: The bed plans and policies of the General Plan and Sector cose and intent of the Zoning Ordinance. The use is d where it is proposed. The use will not significantly not draw additional traffic through residential areas. eate an unsuitable environment for the proposed use. ED MPC PLANS th City Sector Plan propose low density residential
MPC Action:	Approved	FFFFFFFFF.	MPC Meeting Date: 2/12/2004
Details of MPC action:	 Meeting all applicable requirements of the Knoxville Zoning Ordinance. Meeting all applicable requirements of the Knoxville Department of Engineering. Installing all landscaping, as shown on the plan, within six months of issuance of occupancy permits for the project. Meeting all requirements of the City of Knoxville Arborist. Connecting the development to sanitary sewer, as well as meeting any other applicable requirements of the Knox County Health Department. 		
Summary of MPC action:	APPROVE the develo conditions:	pment plan for 18 condomi	nium units in the RP-1 zoning district, subject to 5
Date of MPC Approval:	2/12/2004	Date of Denial:	Postponements:

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: