CASE SUMMARY

APPLICATION TYPE: REZONING

File Number: 2-L-02-RZ Related File Number: 2-C-02-SP

Application Filed: 1/28/2002 Date of Revision:

Applicant: CEE BEE PARTNERSHIP

Owner:



4 0 0 Main Street Knoxville, Tennessee 37902 8 6 5 • 2 1 5 • 2 5 0 0 F A X • 2 1 5 • 2 0 6 8 w w w • k n o x m p c • o r g

PROPERTY INFORMATION

General Location: Northwest side E. Raccoon Valley Dr., northeast side I-75

Other Parcel Info.:

Tax ID Number: 26 85, 85.01 & 85.02 (PARTS) OTHER: AND 88. MAP O Jurisdiction: County

Size of Tract: 17 acres

Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land

Surrounding Land Use:

Proposed Use: Freighting or trucking terminal Density:

Sector Plan: North 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: CA (General Business) & CB (Business and Manufacturing)

Former Zoning:

Requested Zoning: I (Industrial)

Previous Requests: Property was zoned CA and CB in the 1980's

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

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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:

Staff Recomm. (Abbr.): APPROVE I (Industrial) zoning based on the sector plan amendment recommendation

Staff Recomm. (Full): Industrial zoning is already found in other quadrants of this interchange, to the south across E. Raccoon

Valley Dr., and to the southwest across I-75. This request is consistent with that established zoning

pattern.

Comments: This interchange provides interstate access to and from a rock quarry and the regional sanitary landfill

serving Knoxville and Knox County, as well as other surrounding counties. This results in significant truck traffic using this interchange and enhances the desirability of this interchange for other truck

related businesses.

MPC Action: Approved MPC Meeting Date: 2/14/2002

Details of MPC action:

Summary of MPC action: APPROVE I (Industrial)

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":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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