CASE SUMMARY

APPLICATION TYPE: ROW CLOSURE

File Number: 3-A-12-SC Related File Number:

Application Filed: 1/23/2012 Date of Revision:

Applicant: PERRY ENGINEERING, LLC



Suite 403 • City County Building 4 0 0 M a i n S t r e e t 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:

Other Parcel Info.:

Tax ID Number: 154 E E 001 Jurisdiction: City

Size of Tract:

Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:

Surrounding Land Use:

Proposed Use: Density:

Sector Plan: Southwest County Sector Plan Designation:

Growth Policy Plan: Urban Growth Area (Inside City Limits)

Neighborhood Context:

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

Street: S Northshore Dr

Location: Between Kroger Park Drive right-of-way and eastern property line of tax parcel 154EE001

Proposed Street Name:

Department-Utility Report: No objections have been received by staff as of 2/29/12.

Reason: The requested area for closure is grassy and outside of the current slopes of S. Northshore Dr. (State

Route-332). TDOT has indicated that the area was purchased for widening of SR-332. The roadway has been widened and this portion of right-of-way is no longer needed by TDOT (letter attached). Kroger is requesting the additional property to expand the existing store and meet required building

setback and landscape buffer requirements.

ZONING INFORMATION (where applicable)

Current Zoning: C-6 (General Commercial Park)

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

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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.: The requested area for closure is grassy and outside of the current slopes of S. Northshore Dr. (State

Route-332). TDOT has indicated that the area was purchased for widening of SR-332. The roadway has been widened and this portion of right-of-way is no longer needed by TDOT (letter attached). Kroger is requesting the additional property to expand the existing store and meet required building

setback and landscape buffer requirements.

MPC ACTION AND DISPOSITION

Planner In Charge: Michael Brusseau

Staff Recomm. (Abbr.): RECOMMEND that City Council APPROVE the closure of the subject portion of S. Northshore Drive

right-of-way, subject to any required easements.

Staff Recomm. (Full): Staff has received no objections to this closure. The owner of the adjacent property to the north

fronting along this right-of-way has signed the application indicating agreement with the proposed closure. The attached letters have been submitted by Regions Bank and Tennessee Department of

Transportation, indicating their agreement with the closure.

Comments: The closure of this portion of S. Northshore Drive as a public right-of-way will result in the property

being combined with the adjacent parcel to the north. This portion of the right-of-way is unimproved and is part of an open, grassy area. Approval of this request will have no impact on the paved portion

of S. Northshore Drive.

Action: Approved Meeting Date: 3/8/2012

Details of Action:

Summary of Action: approve the closure

Date of Approval: 3/8/2012 Date of Denial: Postponements:

Date of Withdrawal: Withdrawn prior to publication?:

Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knoxville City Council

Date of Legislative Action: 4/3/2012 Date of Legislative Action, Second Reading: 4/17/2012

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Approved Disposition of Case, Second Reading: Approved

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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