CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTH COUNTY SECTOR PLAN AMENDMENT

File Number: 4-A-05-SP Related File Number: 4-P-05-RZ

Application Filed: 3/14/2005 Date of Revision: 4/13/2005

Applicant: HOLROB INVESTMENTS, LLC

Owner:



Suite 403 \bullet City County Building 4 0 0 M a i n S t r e e t Knoxville, Tennessee 37902 8 6 5 \bullet 2 1 5 \bullet 2 5 0 0 F A X \bullet 2 1 5 \bullet 2 0 6 8 w w w \bullet k n o x m p c \bullet o r g

PROPERTY INFORMATION

General Location: South side Cunningham Rd., south of Rollins Rd.

Other Parcel Info.:

Tax ID Number: 38 N A 29, 30 OTHER: 2.02, 2.03, 2.04, 2.05, 2.06, 30.01, **Jurisdiction:** County

Size of Tract: 7 acres

Access is via Cunningham Rd., a major collector street with 21' of pavement width within 30-40' of right

of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Mobile home park

Surrounding Land Use:

Proposed Use: Single family attached residential Density: 12 du/ac

Sector Plan: North County Sector Plan Designation: Low Density Residential

Growth Policy Plan: Planned Growth Area

Neighborhood Context: The intersection of Cunningham Rd. and Maynardville Pike to the east and Neal Dr. to the south of the

site are developed with commercial uses under CA, PC and SC zoning. To the north and west of the

site is low to medium density residential development, zoned A, RA, RB and PR.

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

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural and RA (Low Density Residential)

Former Zoning:

Requested Zoning: PR (Planned Residential)

Previous Requests: None noted

Extension of Zone: Not an extension of the plan designation, but it is an extension of PR zoning from the west.

History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category: LDR (Low Density Residential)

1/31/2007 12:50 PM Page 1 of 2

Requested Plan Category: MDR (Medium Density Residential)

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: Michael Brusseau

Staff Recomm. (Abbr.): APPROVE MDR (Medium Density Residential) sector plan designation.

Staff Recomm. (Full): MDR is compatible with surrounding development and zoning and is a good transitional zone between

commercial and lower density residential development.

Comments:

MPC Action: Approved MPC Meeting Date: 4/14/2005

Details of MPC action:

Summary of MPC action: APPROVE MDR (Medium Density Residential)

Date of MPC Approval: 4/14/2005 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: 5/23/2005 Date of Legislative Action, Second Reading: 6/27/2005

Ordinance Number: Other Ordinance Number References:

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

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

1/31/2007 12:50 PM Page 2 of 2