

# CASE SUMMARY

APPLICATION TYPE: USE ON REVIEW

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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File Number: 4-C-11-UR  
Application Filed: 2/28/2011  
Applicant: SCOTT WILLIAMS

Related File Number:  
Date of Revision:

## PROPERTY INFORMATION

General Location: Northwest side of Meredith Rd., northeast of Weaver Rd.  
Other Parcel Info.:  
Tax ID Number: 67 P H 001-028      Jurisdiction: County  
Size of Tract: 11.78 acres  
Accessibility:

## GENERAL LAND USE INFORMATION

Existing Land Use:  
Surrounding Land Use:  
Proposed Use: To eliminate the requirements for sidewalks within the subdivision      Density:  
Sector Plan: Northwest County      Sector Plan Designation: LDR (Low Density Residential)  
Growth Policy Plan: Planned Growth Area  
Neighborhood Context: Property in the area is zoned PR and RA residential and A agricultural. Development in the area consists of detached dwellings..

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

Street:  
Location:  
Proposed Street Name:  
Department-Utility Report:  
Reason:

## ZONING INFORMATION (where applicable)

Current Zoning: PR (Planned Residential)  
Former Zoning:  
Requested Zoning:  
Previous Requests:  
Extension of Zone:  
History of Zoning: Concept subdivision and development plan for this site was approved by MPC on 8/10/2006

## PLAN INFORMATION (where applicable)

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.:

**MPC ACTION AND DISPOSITION**

Planner In Charge: Dan Kelly

Staff Recomm. (Abbr.): APPROVE the request to eliminate the required sidewalk construction within the development

Staff Recomm. (Full):

Comments: The applicant proposed sidewalks as part of the development when it was approved in 2006. Since the sidewalks were shown on the development plan, staff made their construction a condition of approval of the plan. It was the developers intent to construct the sidewalks in partnership with the residents if they were willing to absorb some of the costs. The applicant has told staff that the residents are not willing to pay for the sidewalks. He is now requesting that the condition requiring the sidewalks be eliminated. Staff typically requires that sidewalks be constructed in a development when it is within the "parent responsibility zone" as it pertains to school transportation. This subdivision is located on Meredith Rd., outside of the parent responsibility zone, in an area that is provided school bus transportation for the children living in the development.

Action: Approved

Meeting Date: 5/12/2011

Details of Action:

Summary of Action: APPROVE the request to eliminate the required sidewalk construction within the development

Date of Approval: 5/12/2011

Date of Denial:

Postponements: 4/14/2011

Date of Withdrawal:

Withdrawn prior to publication?:  Action Appealed?:

**LEGISLATIVE ACTION AND DISPOSITION**

Legislative Body: Knox County Board of Zoning Appeals

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: