

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTHWEST COUNTY SECTOR PLAN AMENDMENT

File Number: 5-A-06-SP **Related File Number:** 5-A-06-RZ
Application Filed: 3/20/2006 **Date of Revision:**
Applicant: CONI HEIDLE
Owner:

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

Suite 403 • City County Building
400 Main Street
Knoxville, Tennessee 37902
865 • 215 • 2500
F A X • 215 • 2068
www.knoxmpc.org

PROPERTY INFORMATION

General Location: North side Hardin Valley Rd., west of Westcott Blvd.
Other Parcel Info.:
Tax ID Number: 104 016 **Jurisdiction:** County
Size of Tract: 1.38 acres
Accessibility: Access is via Hardin Valley Rd. a minor arterial street with 4 lanes and a center median within 230' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Storage units and insurance office
Surrounding Land Use:
Proposed Use: Billboard **Density:**
Sector Plan: Northwest County **Sector Plan Designation:** Light Industrial
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This area is developed with light industrial and residential uses under LI, PC, A and RA zoning. There are approved plans for commercial development on the site to the east.

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

Street: 10231 Hardin Valley Rd
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: LI (Light Industrial)
Former Zoning:
Requested Zoning: CB (Business and Manufacturing)
Previous Requests: None noted
Extension of Zone: No
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category: LI (Light Industrial)
Requested Plan Category: C (Commercial)

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.): DENY C (Commercial) sector plan designation.

Staff Recomm. (Full): The commercial designation for this property would be a spot sector plan designation and not compatible with surrounding uses on the north side of Hardin Valley Rd.

Comments:

MPC Action: Denied (Withdrawn)

MPC Meeting Date: 5/11/2006

Details of MPC action:

Summary of MPC action:

Date of MPC Approval:

Date of Denial:

Postponements:

Date of Withdrawal: 4/24/2006

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knox County Commission

Date of Legislative Action: 6/26/2006

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: