

# CASE SUMMARY

**APPLICATION TYPE: GOVERNMENTAL REZONING**

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:** 5-O-02-RZ                      **Related File Number:**  
**Application Filed:** 4/19/2002              **Date of Revision:**  
**Applicant:** CITY OF KNOXVILLE  
**Owner:**

## **PROPERTY INFORMATION**

**General Location:** Southeast side of Dry Gap Pike, southwest of Haynes-Sterchi Rd.  
**Other Parcel Info.:**  
**Tax ID Number:** 57 M A 18.12, 19, 20                      **Jurisdiction:** City  
**Size of Tract:** 4.68 acres  
**Accessibility:** Access is via Dry Gap Pike, a major collector street with 45' of right of way and 18' of pavement width.

## **GENERAL LAND USE INFORMATION**

**Existing Land Use:** Single family dwellings  
**Surrounding Land Use:**  
**Proposed Use:** Single family dwellings                      **Density:**  
**Sector Plan:** North City                      **Sector Plan Designation:** Low Density Residential  
**Growth Policy Plan:** Urban Growth Area (Inside City Limits)  
**Neighborhood Context:** This area has been developed with residential uses under Agricultural and RB zoning.

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

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

## **ZONING INFORMATION (where applicable)**

**Current Zoning:** No Zone  
**Former Zoning:** A (Agricultural)  
**Requested Zoning:** A-1 (General Agricultural)  
**Previous Requests:** None noted  
**Extension of Zone:** Yes. Extension of A-1 from the northeast and northwest.  
**History of Zoning:** None noted

## **PLAN INFORMATION (where applicable)**

**Current Plan Category:**  
**Requested Plan Category:**

**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 A-1 (General Agricultural) zoning.  
**Staff Recomm. (Full):** A-1 zoning is the most comparable City zoning district to the previous County zoning, is an extension of A-1 from the northeast and southwest, and is compatible with the scale and intensity of the surrounding development and zoning pattern.  
**Comments:** The North City Sector Plan designates this site for low density residential uses.  
**MPC Action:** Approved **MPC Meeting Date:** 5/9/2002  
**Details of MPC action:**  
**Summary of MPC action:** APPROVE A-1 (General Agricultural)  
**Date of MPC Approval:** 5/9/2002 **Date of Denial:** **Postponements:**  
**Date of Withdrawal:** **Withdrawn prior to publication?:**  **Action Appealed?:**

**LEGISLATIVE ACTION AND DISPOSITION**

<b>Legislative Body:</b>	City Council	<b>Date of Legislative Action, Second Reading:</b>	
<b>Date of Legislative Action:</b>	6/11/2002	<b>Other Ordinance Number References:</b>	
<b>Ordinance Number:</b>		<b>Disposition of Case, Second Reading:</b>	
<b>Disposition of Case:</b>	Approved (Emergency)	<b>If "Other":</b>	
<b>If "Other":</b>		<b>Amendments:</b>	
<b>Amendments:</b>		<b>Effective Date of Ordinance:</b>	
<b>Date of Legislative Appeal:</b>			