CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTHEAST COUNTY SECTOR PLAN AMENDMENT

File Number:	6-B-13-SP	Related File Number:	6-G-13-RZ
Application Filed:	4/26/2013	Date of Revision:	
Applicant:	DARRELL BRADEN		

PROPERTY INFORMATION

General Location:	East side Clear Springs Rd., north of Arnold Ln.
Other Parcel Info.:	
Tax ID Number:	43 PART OF 003 OTHER: MAP ON FILE AT MPC Jurisdiction: County
Size of Tract:	26475 square feet
Accessibility:	Access is via Clear Springs Rd., a major collector street with 21' of pavement width within 40' of right- of-way.

GENERAL LAND USE INFORMATION

Existing Land Use:	Residential	
Surrounding Land Use:		
Proposed Use:	Residential	Density:
Sector Plan:	Northeast County Sector Plan Designation: Light Industrial	
Growth Policy Plan:	Planned Growth Area	
Neighborhood Context:	This area is primarily undeveloped. There are several dwellings in the a Agricultural.	area, zoned either Industrial or

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

2522

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning:	A (Agricultural)
Former Zoning:	
Requested Zoning:	RA (Low Density Residential)
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: LDR (Low Density Residential)



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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.:

	М	PC ACTION AND DISPO	SITION
Planner In Charge:	Michael Brusse	au	
Staff Recomm. (Abbr.):	Residential) and		Northeast County Sector Plan to LDR (Low Density nmission also approve the sector plan amendment,
Staff Recomm. (Full):			
Comments:	SECTOR PLAN	ECTOR PLAN REQUIREMENTS FROM GENERAL PLAN (May meet any one of these):	
	CHANGES OF	CONDITIONS WARRANTING AME	ENDMENT OF THE LAND USE PLAN:
	THE PLAN AND No known impro the area and if r subject to appro AN OBVIOUS O The current sec light industrial u should be discu CHANGES IN O DEVELOPMEN Residential use properties are n TRENDS IN DE	D MAKE DEVELOPMENT MORE F provements have been made recently not connected to sewer, the propos oval by the Knox County Health Dep OR SIGNIFICANT ERROR OR OMI tor plan does not recognize the res ses on property that is currently de ssed as part of the next update of the SOVERNMENT POLICY, SUCH AS T IN CERTAIN AREAS: s have been established for many y ot zoned properly for those uses.	 v to Clear Springs Rd. Water utilities are available in ed lot is large enough to qualify for a septic system, partment. SSION IN THE PLAN: idential land uses located in the area. It calls for veloped with residential uses. This discrepancy
	The site is deve		I uses. Bringing those uses into consistency
Action:	Approved		Meeting Date: 6/13/2013
Details of Action:			
Summary of Action:	ADOPT RESOLUTION #6-B-13-SP, amending the Northeast County Sector Plan to LDR (Low Density Residential) and recommend the Knox County Commission also approve the sector plan amendment to make it operative.		
Date of Approval:	6/13/2013	Date of Denial:	Postponements:
Date of Withdrawal:		Withdrawn prior to publicat	ion?: 🗌 Action Appealed?:
	LEGIS	LATIVE ACTION AND DI	SPOSITION
Legislative Body:	Knox County Co	ommission	

Legislative Douy.		
Date of Legislative Action:	7/22/2013	Date of Legislative Action, Second Reading:
Ordinance Number:		Other Ordinance Number References:
Disposition of Case:	Approved	Disposition of Case, Second Reading:
If "Other":		If "Other":

Date of Legislative Appeal:

Amendments:

Effective Date of Ordinance:

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