CASE SUMMARY

APPLICATION TYPE: REZONING



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File Number:	6-Q-04-RZ
Application Filed:	5/19/2004
Applicant:	BRIAN CHARLES RAY
Owner:	

PROPERTY INFORMATION

General Location:	East side Mine Rd., northeast of Flat Creek Ln.		
Other Parcel Info.:			
Tax ID Number:	42 192.01	Jurisdiction:	County
Size of Tract:	1 acre		
Accessibility:	Access is via Mine Rd., a minor arterial street with 26' of pavement within a 40' right-of-way.		

Related File Number:

Date of Revision:

GENERAL LAND USE INFORMATION

Existing Land Use:	Vacant land		
Surrounding Land Use:			
Proposed Use:	Dwelling		Density:
Sector Plan:	Northeast County	Sector Plan Designation:	
Growth Policy Plan:	Planned Growth Area		
Neighborhood Context:	This site is in an area	of older residences and newer businesses develo	ped under A and I zones.

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

2334 Mine Rd.

Street: Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning:	I (Industrial)
Former Zoning:	
Requested Zoning:	A (Agricultural)
Previous Requests:	
Extension of Zone:	No
History of Zoning:	None noted for this site. But other property in the area has been zoned RA and Agricultural for residential use in recent years.

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

Surveyor:

No. of Lots Proposed: Variances Requested: No. of Lots Approved: 0

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

	MPC	ACTION AND DISPOSITION	
Planner In Charge:	Ken Pruitt		
Staff Recomm. (Abbr.):	APPROVE A (Agricultural) zoning		
Staff Recomm. (Full):			r consistent with other residential uses and e for industrial use based on the present
Comments:	 The Agricultural z The Agricultural z 	ICATION FOR THE PROPOSAL oning is needed to use this site as a resi- oning of the site will accommodate the p t with other residential uses in the area	idence. roposed residential use by the applicant, in
	 The request will r The impact to the 	vailable to serve the site, while public serve not have any impact on the school system e streets in this area will be minimal. e site from Industrial to Agricultural will have	
	 CONFORMITY OF PROPOSAL TO ADOPTED PLANS 1. The recommended sector plan propose industrial use for this property and other resident uses along the east side of Mine Rd. and low density residential use for the west side. Allowing both sides of this section of Mine Rd. to have residential uses is consistent with the policies of the General Plan to allow similar, compatible uses facing each other along streets. , 2. If approved, this request could lead to additional Agricultural requests for existing housing within this area contrary to the Northeast County Sector Plan recommendation, but in a manner consistent with adjacent residential uses. 		
MPC Action:	Approved		MPC Meeting Date: 6/10/2004
Details of MPC action:			
Summary of MPC action:	APPROVE A (Agrice	ultural)	
Date of MPC Approval:	6/10/2004	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:	7/26/2004	Date of Legislative Action, Second Reading:
Ordinance Number:		Other Ordinance Number References:
Disposition of Case:	Approved	Disposition of Case, Second Reading:
lf "Other":		If "Other":
Amendments:		Amendments:
Date of Legislative Appeal:		Effective Date of Ordinance: