CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTHEAST COUNTY SECTOR PLAN AMENDMENT

File Number: 7-A-07-SP Related File Number: 7-F-07-RZ

Application Filed: 6/1/2007 Date of Revision:

Applicant: VICTOR JERNIGAN



Suite 403 \bullet City County Building 4 0 0 M a i n S t r e e t Knoxville, Tennessee 37902 8 6 5 \bullet 2 1 5 \bullet 2 5 0 0 F A X \bullet 2 1 5 \bullet 2 0 6 8 w w w \bullet k n o x m p c \bullet o r g

PROPERTY INFORMATION

General Location: Southeast side Washington Pike, northeast of McCampbell Dr.

Other Parcel Info.:

Tax ID Number: 49 PORTION OF 092 OTHER: PART SHOWN LDR Jurisdiction: County

Size of Tract: 4 acres

Accessibility: Access is via Washington Pike, a minor arterial street with 30-40' of pavement width within 80' of right of

way. The site will also have future access to Murphy Road, after it is extended along the southwest

boundary of this site.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land

Surrounding Land Use:

Proposed Use: Self-service storage Density:

Sector Plan: Northeast County Sector Plan Designation: Low Density Residential

Growth Policy Plan: Urban Growth Area (Outside City Limits)

Neighborhood Context: The surrounding area is developed primarily with residential uses under PR, A and RA zoning.

However, a convenience store with gas pumps is developed to the northwest under CN zoning. There

is also OB, CA and SC zoning to the west along Washington Pike.

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

Street: 5912 Washington Pike

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: PR (Planned Residential)

Former Zoning:

Requested Zoning: CA (General Business)

Previous Requests: Property was amended to LDR and zoned PR in 2002 (6-A-02-SP/6-E-02-RZ)

Extension of Zone: No

History of Zoning: None for this site; property to northwest was amended to NC in 2003.

PLAN INFORMATION (where applicable)

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Current Plan Category: LDR (Low Density Residential)

Requested Plan Category: C (Commercial)

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: Michael Brusseau

Staff Recomm. (Abbr.): APPROVE NC (Neighborhood Commercial) sector plan designation. (Applicant requested C.)

Staff Recomm. (Full): The recommended extension of the NC sector plan designation limits development and zoning to lower

impact uses than the standard C (Commercial) designation.

Comments:

MPC Action: Approved MPC Meeting Date: 7/12/2007

Details of MPC action:

Summary of MPC action: APPROVE NC (Neighborhood Commercial)

Date of MPC Approval: 7/12/2007 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: 8/27/2007 Date of Legislative Action, Second Reading:

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Approved Disposition of Case, Second Reading:

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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