

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTHWEST COUNTY SECTOR PLAN AMENDMENT

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

File Number: 7-A-16-SP

Related File Number:

Application Filed: 4/20/2016

Date of Revision:

Applicant: JEDI PHILLIPS

PROPERTY INFORMATION

General Location: West side N. Gallaher View Rd., south side Manor View Dr.

Other Parcel Info.:

Tax ID Number: 119 D D 00601

Jurisdiction: City

Size of Tract: 0.86 acres

Accessibility: Access is via N. Gallaher View Rd., a minor arterial street with 4 lanes and a center turn lane on 60' of pavement width within 90' of right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land

Surrounding Land Use:

Proposed Use: Coffee shop with drive thru in a park-like setting

Density:

Sector Plan: Northwest County Sector Plan Designation: STPA

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

Neighborhood Context: This section of N. Gallaher View Rd. (north of Walker Springs Rd.), is developed primarily with low to medium density residential uses under R-2, RP-1, R-1A and RB zoning. Commercial development is located to the south of Walker Springs Rd. and to the north at the Middlebrook Pike intersection.

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

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A-1 (General Agricultural)

Former Zoning:

Requested Zoning: C-3 (General Commercial)

Previous Requests: None noted

Extension of Zone: No

History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category: LDR (Low Density Residential) and STPA (Stream Protection Area)

Legislative Body: Knoxville City Council

Date of Legislative Action: 8/16/2016

Ordinance Number:

Disposition of Case: Approved

If "Other":

Amendments:

Date of Legislative Appeal:

Date of Legislative Action, Second Reading: 8/30/2016

Other Ordinance Number References:

Disposition of Case, Second Reading: Approved

If "Other":

Amendments:

Effective Date of Ordinance: