CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

ONE YEAR PLAN AMENDMENT

File Number:	7-B-13-PA	Related File Number:	7-C-13-RZ
Application Filed:	5/10/2013	Date of Revision:	
Applicant:	RICHARD W. RACKLEY		



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PROPERTY INFORMATION

General Location:	Northwest side Tazewell Pike, northeast of Jacksbo	ro Pike
Other Parcel Info.:		
Tax ID Number:	58 L D 045	Jurisdiction: City
Size of Tract:	6.46 acres	
Accessibility:	Access is via Tazewell Pike, a minor arterial street v	vith 24' of pavement width within 70' of right-of-way

GENERAL LAND USE INFORMATION

Existing Land Use:	Fountainhead College buildings		
Surrounding Land Use:			
Proposed Use:	Office space		Density:
Sector Plan:	North City	Sector Plan Designation:	Civic Institutional
Growth Policy Plan:	Urban Growth Area (Inside City Limits)		
Neighborhood Context:	This area is developed with a mix of office, medium and low density residential uses under R-2, O-1 and O-3 zoning. To the southwest, at the intersection of Tazewell Pike and Jacksboro Pike, are commercial uses, zoned C-1 and C-3.		

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

Street:

3203 Tazewell Pike

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning:	R-2 (General Residential)
Former Zoning:	
Requested Zoning:	O-1 (Office, Medical, and Related Services)
Previous Requests:	None noted
Extension of Zone:	Yes, extension of Office from the south and east
History of Zoning:	None noted

PLAN INFORMATION (where applicable)

Current Plan Category: MDR (Medium Density Residential)

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.:

	MPO	CACTION AND DISPOSITION	1	
Planner In Charge:	Michael Brusseau			
Staff Recomm. (Abbr.):	RECOMMEND that	t City Council APPROVE O (Office) One	Year Plan designation.	
Staff Recomm. (Full):	also an extension o	site would be similar in intensity to the p of the office designation from adjacent pa rrounding development and zoning.		0
Comments:	 ONE YEAR PLAN AMENDMENT REQUIREMENTS: CHANGES OF CONDITIONS WARRANTING AMENDMENT OF THE LAND USE PLAN A. NEW ROAD OR UTILITY IMPROVEMENTS - No known improvements have been made to any of the roads surrounding this site. However, Tazewell Pike is classified as a minor arterial street that is sufficient to accommodate office use of the site. Public water and sewer utilities are available to serve the site. B. ERROR OR OMISSION IN CURRENT PLAN - The property is currently designated for medium density residential uses on the One Year Plan, consistent with its current R-2 zoning. The site is adjacent to other properties designated for office uses. C. CHANGES IN GOVERNMENT POLICY - Previous applications have been approved to allow development of office uses in this general area. D. CHANGE IN DEVELOPMENT, POPULATION OR TRAFFIC TRENDS - Offices and apartments are the most common land uses in the immediate vicinity of the site, so office use of this site would be compatible with the surrounding development pattern. 			
Action:	Approved		Meeting Date:	7/11/2013
Details of Action:				
Summary of Action:	O (Office)			
Date of Approval:	7/11/2013	Date of Denial:	Postponements:	
Date of Withdrawal:		Withdrawn prior to publication?:	Action Appealed?:	

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:	Knoxville City Council			
Date of Legislative Action:	8/6/2013	Date of Legislative Action, Second Reading: 8/20/2013		
Ordinance Number:		Other Ordinance Number References:		
Disposition of Case:	Approved	Disposition of Case, Second Reading:	Approved	
If "Other":		If "Other":		
Amendments:		Amendments:		
Date of Legislative Appeal:		Effective Date of Ordinance:		

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