CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTH COUNTY SECTOR PLAN AMENDMENT

File Number:7-C-02-SPRelated File Number:7-H-02-RZApplication Filed:6/10/2002Date of Revision:Applicant:TEMPLE BAPTIST CHURCH OF POWELL, INC.

KNOXVILLE•KNOX COUNTY 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 4 0 0 M a i n S t r e e t Knoxville, Tennessee 37902

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www•knoxmpc•org

Owner:

PROPERTY INFORMATION

| General Location: | Southeast side W. Beaver Creek Dr., southwest of Bayless Ln. | | |
|---------------------|---|---------------|--------|
| Other Parcel Info.: | | | |
| Tax ID Number: | 56 160 | Jurisdiction: | County |
| Size of Tract: | 0.8 acre | | |
| Accessibility: | Access is via W. Beaver Creek Dr., a major collector street with 50' of right of way and 20' of pavement width. | | |

GENERAL LAND USE INFORMATION

| Existing Land Use: | Single family dwelling | |
|-----------------------|--|--|
| Surrounding Land Use: | | |
| Proposed Use: | Parking | Density: |
| Sector Plan: | North County | Sector Plan Designation: Low Density Residential |
| Growth Policy Plan: | Planned Growth Area | |
| Neighborhood Context: | This area has been developed with residential uses at various densities under A, RA and PR zoning. Temple Baptist Church and Academy is located to the northeast and is zoned OB. | |

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

Street:

1912 W Beaver Creek Dr

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

| Current Zoning: | RA (Low Density Residential) | |
|--------------------|--|--|
| Former Zoning: | | |
| Requested Zoning: | OB (Office, Medical, and Related Services) | |
| Previous Requests: | None noted | |
| Extension of Zone: | No | |
| History of Zoning: | None noted | |

PLAN INFORMATION (where applicable)

Current Plan Category: LDR (Low Density Residential)

Requested Plan Category: O (Office)

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

Surveyor:

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.): | DENY O (Office) sector plan amendment. | | | |
| Staff Recomm. (Full): | Office uses at this location are not appropriate and would not be compatible with the scale and intensity of the surrounding land uses and zoning pattern. The current sector plan designation of LDR for the property is more appropriate for the site. | | | |
| Comments: | Approval of an office sector plan designation for just this property would constitute a spot sector plan amendment, not unlike a spot zoning. The applicant has requested an office designation for three separate sites in this area in the last three months. This request and 7-D-02-SP were postponed at the July 11 meeting to be heard this month, and 6-B-02-SP was denied an office designation at the June 13 meeting. The applicant should consider developing a master plan for expansion of the church and filing one application for multiple, contiguous properties for consideration by MPC, rather than request piecemeal sector plan amendments and rezonings. | | | |
| MPC Action: | Denied MPC Meeting Date: 10/10/2002 | | | |
| Details of MPC action: | | | | |
| Summary of MPC action: | DENY O (Office) | | | |
| Date of MPC Approval: | Date of Denial: 10/10/2002 Postponements: 7/11/2002, 8/8/2002 | | | |
| Date of Withdrawal: | Withdrawn prior to publication?: Action Appealed?: 11/12/2002 | | | |

LEGISLATIVE ACTION AND DISPOSITION

| Legislative Body: | County Commission | |
|-----------------------------|--------------------|---|
| Date of Legislative Action: | 12/16/2002 | Date of Legislative Action, Second Reading: |
| Ordinance Number: | | Other Ordinance Number References: |
| Disposition of Case: | Denied (Withdrawn) | Disposition of Case, Second Reading: |
| If "Other": | | If "Other": |
| Amendments: | | Amendments: |
| Date of Legislative Appeal: | | Effective Date of Ordinance: |