

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

ONE YEAR 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-G-13-PA **Related File Number:** 7-O-13-RZ
Application Filed: 5/31/2013 **Date of Revision:**
Applicant: PRESBYTERIAN HOMES OF TENNESSEE, INC.

PROPERTY INFORMATION

General Location: South side Middlebrook Pk., east of Connie Rd.
Other Parcel Info.:
Tax ID Number: 106 O B 005 & 008 **Jurisdiction:** City
Size of Tract: 3 acres
Accessibility: Access is via Middlebrook Pike, a 4-lane, major arterial street with center median within 110' of right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land / farm stand
Surrounding Land Use:
Proposed Use: Shannondale expansion - nursing facility **Density:**
Sector Plan: Northwest City **Sector Plan Designation:** Low Density Residential
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: The south side of Middlebrook Pike is developed with low and medium density residential uses, under R-1, R-1A and R-2 zoning. There are some commercial uses to the east at Francis Rd. and to the north across Middlebrook Pike, zoned C-1. The subject property currently has a retail produce stand, zoned C-1.

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

Street: 7510 Middlebrook Pike
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: R-1 (Low Density Residential) and C-1 (Neighborhood Commercial)
Former Zoning:
Requested Zoning: R-2 (General Residential)
Previous Requests: None noted
Extension of Zone: Yes, extension of MDR from the east
History of Zoning: None noted

PLAN INFORMATION (where applicable)

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