

CASE SUMMARY

APPLICATION TYPE: USE ON REVIEW

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
4 0 0 M a i n S t r e e t
Knoxville, Tennessee 37902
8 6 5 • 2 1 5 • 2 5 0 0
F A X • 2 1 5 • 2 0 6 8
w w w • k n o x m p c • o r g

File Number: 7-H-10-UR Related File Number:
Application Filed: 5/24/2010 Date of Revision:
Applicant: MEMBERS FIRST CREDIT UNION

PROPERTY INFORMATION

General Location: East side of Market Place Bv., north of Kingston Pk.
Other Parcel Info.:
Tax ID Number: 132 02606 Jurisdiction: City
Size of Tract: 1 acres
Accessibility: Access is via Market Place Bv., a four lane median divided local street with a right-of-way width of 85'

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Financial institution (credit union) Density:
Sector Plan: Southwest County Sector Plan Designation: Commercial
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: The site is a remnant parcel in the Market Place commercial development. It is located adjacent to a large vacant tract that is being reviewed for use by the Kroger Co. and accompanying small shop development and out parcels.

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

Street: 112 Market Place Bv
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: SC-3 (Regional Shopping Center)
Former Zoning:
Requested Zoning:
Previous Requests:
Extension of Zone:
History of Zoning: The property was zoned SC-3 (Regional Shopping Center) at the time of annexation. A development plan for Market Place shopping Center was approved by MPC in 1984

PLAN INFORMATION (where applicable)

Current Plan Category:

2. The proposed credit union is consistent with the general standards for uses permitted on review: The proposed development is consistent with the adopted plans and policies of the General Plan and Sector Plan. The use is in harmony with the general purpose and intent of the Zoning Ordinance. The use is compatible with the character of the area where it is proposed based on the County's approval of the shopping center district. The use will not significantly injure the value of adjacent property. The use will not draw additional traffic through residential areas.

CONFORMITY OF THE PROPOSAL TO ADOPTED MPC PLANS

1. The Southwest County Sector Plan and the Knoxville One Year Plan identifies this property for commercial use.

Action: Approved **Meeting Date:** 7/8/2010

Details of Action:

Summary of Action: APPROVE the request for a walk-in financial institution with drive through services as shown on the development plan subject to 7 conditions

Date of Approval: 7/8/2010 **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: **Date of Legislative Action, Second Reading:**

Ordinance Number: **Other Ordinance Number References:**

Disposition of Case: **Disposition of Case, Second Reading:**

If "Other": **If "Other":**

Amendments: **Amendments:**

Date of Legislative Appeal: **Effective Date of Ordinance:**