CASE SUMMARY

APPLICATION TYPE: GOVERNMENTAL REZONING

File Number:	7-V-05-RZ
Application Filed:	6/27/2005
Applicant:	CITY OF KNOXVILLE
Owner:	

KNOXVILLE-KNOX COUNTY METROPOLITAN PLANNING COMMISSION TENNESSEE Suite 403 • City County Building 4 0 0 Main Street Knoxville, Tennessee 37902

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PROPERTY INFORMATION

General Location:	West side Manis Ln., south of Dutchtown Rd.		
Other Parcel Info.:			
Tax ID Number:	118 PORTION OF 138.01	Jurisdiction:	City
Size of Tract:	4.4543 acres		
Accessibility:	Access is from Webb School Ln., a private street with 25' of pavement width.		

Related File Number:

Date of Revision:

GENERAL LAND USE INFORMATION

Existing Land Use:	Athletic/soccer field under development	
Surrounding Land Use:		
Proposed Use:	Athletic/soccer field Density:	
Sector Plan:	Northwest County Sector Plan Designation: Low Density Residential	
Growth Policy Plan:	Urban Growth Area (Inside City Limits)	
Neighborhood Context:	To the south and east of the site is the Webb School of Knoxville campus, developed with academic buildings and athletic fields, under A-1 and O-1 zoning. To the north and east are dwellings, zoned A, A-1 and RA.	

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

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning:	No Zone
Former Zoning:	A (Agricultural)
Requested Zoning:	A-1 (General Agricultural)
Previous Requests:	MPC approved a use on review for an athletic field at this site on April 14, 2005 (4-P-05-UR).
Extension of Zone:	Yes, extension of A-1 from the northeast and northwest
History of Zoning:	None noted

PLAN INFORMATION (where applicable)

Current Plan Category:

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.):	APPROVE A-1 (General Agricultural) zoning.		
Staff Recomm. (Full):	A-1 is the most comparable zone to the previous County zoning and is appropriate for this site. The Southwest County Sector Plan proposes low density residential uses for this property.		
Comments:	Adjacent properties to the northeast and northwest are also zoned A-1. The former County zoning and the recommended A-1 zoning allow athletic fields as a use on review. MPC previously approved a use on review for an athletic field on this site on 4/14/05 (4-P-05-UR). The field is currently under construction.		
MPC Action:	Approved		MPC Meeting Date: 7/14/2005
Details of MPC action:			
Summary of MPC action:	APPROVE A-1 (General Agricultural)		
Date of MPC Approval:	7/14/2005	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:	8/16/2005	Date of Legislative Action, Second Reading:
Ordinance Number:		Other Ordinance Number References:
Disposition of Case:	Approved (Emergency)	Disposition of Case, Second Reading:
If "Other":		If "Other":
Amendments:		Amendments:
Date of Legislative Appeal:		Effective Date of Ordinance: