

CASE SUMMARY

APPLICATION TYPE: GOVERNMENTAL REZONING

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

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File Number: 7-Y-05-RZ **Related File Number:**
Application Filed: 6/28/2005 **Date of Revision:**
Applicant: CITY OF KNOXVILLE
Owner:

PROPERTY INFORMATION

General Location: Northeast side Pleasant Ridge Rd., Northwest side Murray Dr.
Other Parcel Info.:
Tax ID Number: 79 D A 004, &PART OF 003 **Jurisdiction:** City
Size of Tract: 11.8 acres
Accessibility: Access is via Pleasant Ridge Rd., a major collector St., with 20' of pavement within a 50' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: None stated **Density:**
Sector Plan: Northwest City **Sector Plan Designation:**
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This site is within a predominantly low density residential area that has developed under A, A-1, RA, RB, R-1, R-1A PR and RP-1 zoning.

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

Street: 6322 Pleasant Ridge Rd.
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: No Zone
Former Zoning: RB (General Residential)
Requested Zoning: R-2 (General Residential)
Previous Requests:
Extension of Zone: No
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:
Requested 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: Ken Pruitt

Staff Recomm. (Abbr.): APPROVE R-1A (Low Density Residential) zoning rather than the advertised R-2 (General Residential)

Staff Recomm. (Full): The R-1A zone permits uses more in keeping with the surrounding residential development and zoning pattern than R-2, which permits apartments at up to 24 units per acre. The sector plan proposes low density residential use for the site.

Comments: The owner was contacted and agreed that R-1A zoning would meet his needs for the planned development of the property.

MPC Action: Approved **MPC Meeting Date:** 7/14/2005

Details of MPC action:

Summary of MPC action: APPROVE R-1A (Low Density Residential) zoning rather than the advertised R-2 (General Residential)

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:**