

CASE SUMMARY

APPLICATION TYPE: ROW CLOSURE

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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www.knoxmpc.org

File Number: 8-B-17-SC **Related File Number:**
Application Filed: 6/26/2017 **Date of Revision:**
Applicant: BENCHMARK ASSOCIATES, INC FOR REILY FOODS

PROPERTY INFORMATION

General Location:

Other Parcel Info.:

Tax ID Number: 108 H A 022

Jurisdiction: City

Size of Tract:

Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:

Surrounding Land Use:

Proposed Use:

Density:

Sector Plan: Central City

Sector Plan Designation:

Growth Policy Plan: Urban Growth Area (Inside City Limits)

Neighborhood Context:

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

Street: Rule St

Location: Between southern R-O-W line of Vandeventer Avenue and southern R-O-W line of Mynatt Avenue

Proposed Street Name:

Department-Utility Report: No objections from any departments or utilities have been received by staff as of the date of this report.

Reason: The property owner on both sides of the street is a food manufacturer, and the public would benefit more from the closure and gating off of the property for food safety reasons than they do utilizing it as a pass-through street. Closing this portion of the street will not limit access to any other properties.

ZONING INFORMATION (where applicable)

Current Zoning: I-2 (Restricted Manufacturing and Warehousing)

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

No. of Lots Proposed:

No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.: The property owner on both sides of the street is a food manufacturer, and the public would benefit more from the closure and gating off of the property for food safety reasons than they do utilizing it as a pass-through street. Closing this portion of the street will not limit access to any other properties.

MPC ACTION AND DISPOSITION

Planner In Charge: Michael Brusseau

Staff Recomm. (Abbr.): RECOMMEND that City Council APPROVE the closure of a portion of Rule St., as requested, subject to any required easements and subject to the following condition:

Staff Recomm. (Full): 1. The 4 conditions included in the attached letter from City of Knoxville Engineering (dated July 31, 2017) must be addressed to the satisfaction of that department.

With the above condition included, staff has received no objections from reviewing departments or utilities to this closure.

Comments: The applicant either owns or has provided signatures from all owners of properties fronting on the right-of-way to be closed, indicating agreement with the closure.

Action: Approved

Meeting Date: 8/10/2017

Details of Action:

Summary of Action: approve the closure subject to conditions

Date of Approval: 8/10/2017

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: 9/12/2017

Date of Legislative Action, Second Reading: 9/26/2017

Ordinance Number:

Other Ordinance Number References:

Disposition of Case: Approved

Disposition of Case, Second Reading: Approved

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: