

CASE SUMMARY

APPLICATION TYPE: 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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www.knoxmpc.org

File Number: 8-C-01-RZ **Related File Number:** 8-C-01-SP
Application Filed: 7/10/2001 **Date of Revision:**
Applicant: KEN BOWMAN
Owner:

PROPERTY INFORMATION

General Location: East side Byington-Solway Rd., east of Hardin Valley Rd.
Other Parcel Info.:
Tax ID Number: 104 19 OTHER: (PART ZONED A) **Jurisdiction:** County
Size of Tract: 1.86 acres
Accessibility: Access is via Ball Camp/Byington Rd. a major collector street with 20' of pavement within a 110' right-of-way in this section.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: None noted **Density:**
Sector Plan: Northwest County **Sector Plan Designation:**
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This vacant, sloping site is surrounded by residential and institutional uses that have developed under A and PR zones.

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

Street:
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural)
Former Zoning:
Requested Zoning: CA (General Business)
Previous Requests:
Extension of Zone: Yes
History of Zoning: Part of property has been zoned CA since the 1960's

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: kp

Staff Recomm. (Abbr.): DENY CA (General Business) zoning based on denial of the sector plan amendment.

Staff Recomm. (Full): Expansion of the CA zone to include this site is contrary to the established residential zoning and development pattern north of the site that would be adversely impacted with more commercial lighting, noise and traffic.

Comments:

MPC Action: Denied

MPC Meeting Date: 8/9/2001

Details of MPC action:

Summary of MPC action: DENY CA (General Business)

Date of MPC Approval:

Date of Denial: 8/9/2001

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: County Commission

Date of Legislative Action: 9/24/2001

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: