CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTH COUNTY SECTOR PLAN AMENDMENT

8-C-05-SP File Number: Related File Number: 8-H-05-RZ 7/8/2005 Application Filed: Date of Revision: Applicant: **BELL MEADOW VILLAGE** Owner:

PROPERTY INFORMATION

General Location:	Southeast side W. Emory Rd., southeast of Granville Conner Rd.		
Other Parcel Info.:			
Tax ID Number:	56 122.01 OTHER: PORTIONS OF 122 & 123 ZONED A Jurisdiction: County		
Size of Tract:	25 acres		
Accessibility:	Access is via W. Emory Rd., a major arterial street with 4 lanes and a center turn lane within 90' of right of way.		

GENERAL LAND USE INFORMATION

Existing Land Use: Residences and vacant land Surrounding Land Use: **Proposed Use:** Mixed use town center Density: Sector Plan: North County Sector Plan Designation: Low Density Residential and SLPA Planned Growth Area **Growth Policy Plan: Neighborhood Context:** This site is located in an area that is developed with primarily residential uses under A, PR and RA zoning. There is also a large church and an animal hospital in the surrounding area.

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:	TC (Town Center)
Previous Requests:	None noted
Extension of Zone:	No
History of Zoning:	None noted

PLAN INFORMATION (where applicable)

Current Plan Category: LDR (Low Density Residential)

Requested Plan Category: Mixed Use



8 6 5 • 2 1 5 • 2 5 0 0 FAX•215•2068

www•knoxmpc•org

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 MU (Mixed Uses) sector plan designation, limited to TC zoning.					
Staff Recomm. (Full):	Mixed uses are appropriate at this site which is confined to the south by a railroad and creek and which is located about a mile from the I-75/Emory Rd. interchange. The applicant and his engineer have furnished a detailed development plan in compliance with the TC (Town Center) rezoning application procedures. The applicant has also held a gathering at the site and presented these plans for public inspection.					
Comments:						
MPC Action:	Approved		MPC Meeting Date: 8/11/2005			
Details of MPC action:						
Summary of MPC action:	APPROVE MU (Mixed Uses), limited to TC (Town Center) zoning					
Date of MPC Approval:	8/11/2005	Date of Denial:	Postponements:			
Date of Withdrawal:	Withdrawn prior to publication?: 🔲 Action Appealed?:					

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:	Knox County Commission	
Date of Legislative Action:	9/26/2005	Date of Legislative Action, Second Reading:
Ordinance Number:		Other Ordinance Number References:
Disposition of Case:	Approved	Disposition of Case, Second Reading:
If "Other":		If "Other":
Amendments:		Amendments:
Date of Legislative Appeal:		Effective Date of Ordinance: