

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTHWEST COUNTY SECTOR PLAN AMENDMENT

File Number: 8-C-06-SP **Related File Number:** 8-M-06-RZ
Application Filed: 7/10/2006 **Date of Revision:** 7/20/2006
Applicant: DAVID O. ROBINETTE
Owner:

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

Suite 403 • City County Building
400 Main Street
Knoxville, Tennessee 37902
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www.knoxmpc.org

PROPERTY INFORMATION

General Location: Southeast side Hardin Valley Rd., southwest of Castaic Ln., southwest of Pellissippi Parkway
Other Parcel Info.:
Tax ID Number: 103 117, 118 **Jurisdiction:** County
Size of Tract: 10 acres
Accessibility: Access is via Hardin Valley Rd., a three lane minor arterial street with center median within 75' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence
Surrounding Land Use:
Proposed Use: Commercial development **Density:**
Sector Plan: Northwest County **Sector Plan Designation:** Technology Park
Growth Policy Plan: Planned Growth Area
Neighborhood Context: To the north is Pellissippi State College, zoned BP/TO. To the east at the interchange are commercial and office uses, zoned PC/TO. Directly south along Pellissippi Pkwy., are undeveloped parcels zoned BP/TO. Pellissippi Greenway and Parkway are located to the east.

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

Street: 10714 Hardin Valley Rd
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural) / TO (Technology Overlay)
Former Zoning:
Requested Zoning: CA (General Business) / TO (Technology Overlay)
Previous Requests: None noted
Extension of Zone: No
History of Zoning: None noted for this site. The BP/TO zoning has been in place since the early 1980's.

PLAN INFORMATION (where applicable)

Current Plan Category: TP (Technology Park) & SLPA (Slope Protection Area)

