

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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400 Main Street
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www.knoxmpc.org

File Number: 8-M-03-RZ **Related File Number:**
Application Filed: 7/25/2003 **Date of Revision:**
Applicant: CITY OF KNOXVILLE
Owner:

PROPERTY INFORMATION

General Location: South side Rutledge Pike, north side Old Rutledge Pike, west of Brandville Rd.
Other Parcel Info.:
Tax ID Number: 51 P B 1,2,3 & 7 **OTHER:** 051PD005, 051-103.01 & ROW **Jurisdiction:** City
Size of Tract: 15.47 acres
Accessibility: Access is via Rutledge Pike a 4 lane, median divided major arterial street and Old Rutledge Pike a local street with 22' of pavement within a 50' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence and vacant land
Surrounding Land Use:
Proposed Use: Residence and vacant land **Density:**
Sector Plan: East County **Sector Plan Designation:** LDR
Growth Policy Plan: Urban Growth Area
Neighborhood Context: This site is within an area of older established housing and some businesses zoned Agricultural, RB, CA and Industrial.

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

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

ZONING INFORMATION (where applicable)

Current Zoning: No Zone
Former Zoning: SC (Shopping Center), CA (General Business) and RB (General Residential)
Requested Zoning: SC-1 (Neighborhood Shopping Center), C-3 (General Commercial) and 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 SC-1 (Neighborhood Shopping Center) and R-2 (General Residential) zoning

Staff Recomm. (Full):

SC-1 and R-2 zoning are compatible with the former CA, SC and RB county zonings. The sector plan proposes low density residential use for these properties.

Comments:

SC-1 zoning will permit commercial uses similar to the former county SC and CA zoning and would require MPC approval of a development plan prior to any development of the commercial portion of this annexed area. The R-2 zoning is compatible with the county RB zoning on adjacent residential property.

MPC Action:

Approved

MPC Meeting Date: 8/14/2003

Details of MPC action:

Summary of MPC action:

APPROVE SC-1 (Neighborhood Shopping Center) and R-2 (General Residential)

Date of MPC Approval:

8/14/2003

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:

City Council

Date of Legislative Action:

9/16/2003

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: