CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

NORTHEAST COUNTY SECTOR PLAN AMENDMENT

File Number: 9-A-06-SP Related File Number: 9-F-06-RZ

Application Filed: 8/4/2006 **Date of Revision:**

Applicant: HOLSTON RIVER PRESERVE, LLC

Owner:



Suite 403 \bullet City County Building 4 0 0 M a i n S t r e e t Knoxville, Tennessee 37902 8 6 5 \bullet 2 1 5 \bullet 2 5 0 0 F A X \bullet 2 1 5 \bullet 2 0 6 8 w w w \bullet k n o x m p c \bullet o r g

PROPERTY INFORMATION

General Location: East and west sides Arnold Ln., east of Clear Springs Rd.

Other Parcel Info.:

Tax ID Number: 43 012 Jurisdiction: County

Size of Tract: 103.3 acres

Accessibility: Access is via Arnold Ln., a local street with 15-17' of pavement width within 40' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence and vacant land

Surrounding Land Use:

Proposed Use: Residential Density:

Sector Plan: Northeast County Sector Plan Designation: Light Industrial

Growth Policy Plan: Planned Growth Area

Neighborhood Context: This area is primarily undeveloped. There are a few dwellings in the area, and there is a large mining

operation to the south of the site. Most of the surrounding area is zoned Industrial with some

Agricultural. Eastbridge Industrial Park is located about 1.5 miles west of this site.

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

Street: 10620 Arnold Ln

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: I (Industrial)

Former Zoning:

Requested Zoning: PR (Planned Residential)

Previous Requests: None noted

Extension of Zone: No

History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category: LI (Light Industrial)

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Requested Plan Category: A/RR (Agricultural/Rural Residential)

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 A/RR (Agricultural/Rural Residential) sector plan designation.

Staff Recomm. (Full): Agricultural and rural residential uses are appropriate for this area and consistent with the current use of

the property. The property does not have any apparent industrial use.

Comments:

MPC Action: Approved MPC Meeting Date: 9/14/2006

Details of MPC action:

Summary of MPC action: APPROVE A/RR (Agricultural/Rural Residential)

Date of MPC Approval: 9/14/2006 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: 10/23/2006 Date of Legislative Action, Second Reading:

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Approved Disposition of Case, Second Reading:

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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