

CASE SUMMARY

APPLICATION TYPE: REZONING



File Number: 9-J-06-RZ **Related File Number:** 9-B-06-SP
Application Filed: 8/7/2006 **Date of Revision:**
Applicant: JACK GIBBONS
Owner:

Suite 403 • City County Building
400 Main Street
Knoxville, Tennessee 37902
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PROPERTY INFORMATION

General Location: Northwest side Strawberry Plains Pike, southwest of McCubbins Rd.
Other Parcel Info.:
Tax ID Number: 62 268 **Jurisdiction:** County
Size of Tract: 5.11 acres
Accessibility: Access is via Strawberry Plains Pike, a minor arterial street with 20' of pavement within a 50' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Existing landscaping business
Surrounding Land Use:
Proposed Use: Landscaping business **Density:**
Sector Plan: East County **Sector Plan Designation:** LDR
Growth Policy Plan: Planned Growth Area
Neighborhood Context: This developed site is within an area of scattered residential housing and vacant land zoned Agricultural and PR.

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

Street: 8415 Strawberry Plains Pike
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: None noted
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.):

DENY CA (General Business) zoning based on the sector plan amendment recommendation

Staff Recomm. (Full):

CA zoning would be out of character with the established rural residential development pattern and A and PR zoning. Since this is a commercial use, a more appropriate location would be on existing commercially zoned property within an established commercial area.

Comments:

MPC Action:

Denied

MPC Meeting Date: 9/14/2006

Details of MPC action:

Summary of MPC action:

DENY CA (General Business) zoning based on the sector plan amendment recommendation

Date of MPC Approval:

Date of Denial: 9/14/2006

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Withdrawn prior to publication?: Action Appealed?: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:

Disposition of Case, Second Reading:

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: