



Betty Jo Mahan <bettyjo.mahan@knoxmpc.org>

[MPC Comment] MPC File number 6-F-15-RZ, Huber Properties

1 message

kenhodak via Commission <commission@knoxmpc.org>

Thu, Jun 11, 2015 at 7:24 AM

Reply-To: kenhodak@yahoo.com

To: "commission@knoxmpc.org" <commission@knoxmpc.org>

Dear Knoxville County commissioners,

I reside at 12,000 Mallard Bay Drive and am stating to you my objection to approving a zoning change to the above referenced subject heading (0 Harvey for clarity).

The current zoning status, Agricultural, is the best use for this parcel of land for a number of reasons. The Norfolk southern main rail line that provides the northern boundary and the TVA-owned lake to the south east severely limits any type of practical residential development to this parcel.

Also, there is no rational reason to sandwich in another community (especially multi-unit or densely packed units) into a section of Harvey Road that is already over-stressed due to currently approved neighborhoods and businesses. There is a sharp curve that limits visibility to south bound drivers further exacerbated by the Rocky Top Shell store that would be within one hundred feet of the proposed access into 0 Harvey and two subdivisions (Mallard Bay and Heron Point) that is another 200 feet from the access point. As you know Harvey Road is a narrow two lane country road with no berms, sidewalks, and minimal lighting. So, from a safety standpoint this rezoning effort should be denied by you.

There are additional reasons including aesthetic, environmental, and rational planning that upon its face should be enough to summarily deny the rezoning request. There are only a few places left that abut the water without some type of development and sandwiching in this parcel will create more problems for the county to deal with than the benefits received. Please give this request your thoughtful attention and deny the request.

Thank you for your consideration and for serving on the commission.

Ken Hodak

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This message was directed to commission@knoxmpc.org