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ADDITIONAL MPC STAFF RESEARCH

SECTOR PLAN HISTORY

- 8/23/03 – Changed from Technology Park to Office – as part of 2003 NW County Sector Plan update
- 1/26/09 – Office designation remained as part of TTCDA 2008 Comprehensive Development Plan update (which amended the sector plan).
- 8/22/16 – Changed from Office to Right of Way Designation as part of 2016 NW County Sector Plan update

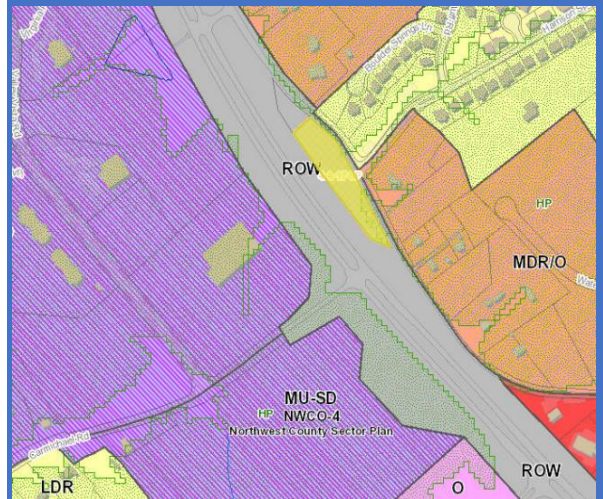
OWNERSHIP HISTORY

- 10/4/1940 – Thurman Howard Viles
- 1/16/2004 – Eagle Bend Realty LLC
- 3/28/16 – Knox County
- 12/9/2016 – Christopher Sibley

STAFF RATIONALE

When Northwest County Sector Plan was updated in August 2016 the parcel was owned by Knox County and lies between the right-of-way of Pellissippi Parkway and Schaffer Road. Since Knox County had ownership at the time, the parcel was designated as Right-of-Way on the land use plan. The property transferred ownership after plan adoption and the applicant contacted MPC staff asking for an amendment to the sector plan due to staff error. Staff initiated this plan amendment to reflect a land use classification for private ownership rather than the previous ownership by Knox County.

SECTOR PLAN AREA FOR PARCEL: 106 104



2008 TTCDA Comprehensive Development Plan



CHARACTERISTICS

- Parcel Size: 1.73 Acres
- Current Zoning: A/TO – Agricultural /Technology Overlay