

CASE SUMMARY

APPLICATION TYPE: 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

Suite 403 • City County Building
400 Main Street
Knoxville, Tennessee 37902
865 • 215 • 2500
F A X • 215 • 2068
www.knoxmpc.org

File Number: 10-A-01-RZ **Related File Number:**
Application Filed: 8/17/2001 **Date of Revision:**
Applicant: KEITH ALLISON
Owner:

PROPERTY INFORMATION

General Location: Northeast side of Ridgefield Rd., northwest of Merchant Dr.
Other Parcel Info.:
Tax ID Number: 68 K H 014 **Jurisdiction:** City
Size of Tract: 0.81 acre
Accessibility: Access is via Ridgefield Rd., a local street with 20' of pavement width and 60' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Single family house
Surrounding Land Use:
Proposed Use: Parking lot and office **Density:**
Sector Plan: Northwest City **Sector Plan Designation:** Low Density Residential
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This site is at the east end of a single family subdivision developed along Ridgefield Rd. within R-1 zoning. The property to the southeast along Merchant Dr. has been developed with commercial uses under C-3 zoning.

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

Street: 5404 Ridgefield Rd
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: R-1 (Single Family Residential)
Former Zoning:
Requested Zoning: O-1 (Office, Medical, and Related Services)
Previous Requests: OYP amendment was approved at January 11, 2001 meeting (1-B-01-PA).
Extension of Zone: Yes. Extension of O-1 zoning to the southeast.
History of Zoning: A one year plan amendment to Office was approved at the January 11, 2001 MPC meeting. (1-B-01-PA)

PLAN INFORMATION (where applicable)

Current Plan Category:

