

# CASE SUMMARY

APPLICATION TYPE: OTHER BUSINESS

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  
w w w • k n o x m p c • o r g

File Number: 10-A-08-OB

Related File Number:

Application Filed: 9/2/2008

Date of Revision:

Applicant: D & M ENTERPRISE, INC.

## PROPERTY INFORMATION

General Location:

Other Parcel Info.:

Tax ID Number: 999 999

Jurisdiction:

Size of Tract:

Accessibility:

## GENERAL LAND USE INFORMATION

Existing Land Use:

Surrounding Land Use:

Proposed Use:

Density:

Sector Plan:

Sector Plan Designation:

Growth Policy Plan:

Neighborhood Context:

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

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason: Use Determination for a drive-thru express car wash at 513 North Cedar Bluff in the CN (Neighborhood Commercial) district

## ZONING INFORMATION (where applicable)

Current Zoning:

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning:

## PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

**SUBDIVISION INFORMATION (where applicable)**

Subdivision Name:

No. of Lots Proposed:

No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

**OTHER INFORMATION (where applicable)**

Other Bus./Ord. Amend.: Use Determination for a drive-thru express car wash at 513 North Cedar Bluff in the CN (Neighborhood Commercial) district

**MPC ACTION AND DISPOSITION**

Planner In Charge: Dan Kelly

Staff Recomm. (Abbr.): APPROVE EXPRESS CAR WASH FACILITIES within CN (Neighborhood Commercial) zones that have direct access to a major arterial street carrying in excess of 15,000 average daily traffic volumes.

Staff Recomm. (Full): The neighborhood commercial zone is intended to provide convenience retail and service uses to the surrounding neighborhood to keep area residents from driving long distances to obtain needed goods and services. An express car wash facility relies on the surrounding neighborhood residents and impulse drive buy patrons for it's business. It is unlikely that such a business would draw cross town traffic to the site and be a disruptive activity in the area.

Comments: Approval of this request will allow this business within any CN (Neighborhood Commercial ) zone that complies with the stated criteria

MPC Action: Denied

MPC Meeting Date: 10/9/2008

Details of MPC action: Denied

Summary of MPC action: DENY

Date of MPC Approval:

Date of Denial: 10/9/2008

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?:  Action Appealed?:

**LEGISLATIVE ACTION AND DISPOSITION**

Legislative Body: MPC

Date of Legislative Action:

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: