

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

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www.knoxmpc.org

File Number: 10-BB-04-RZ **Related File Number:**
Application Filed: 9/28/2004 **Date of Revision:**
Applicant: A & H AUTO SALES
Owner:

PROPERTY INFORMATION

General Location: Southeast side Clinton Hwy., east of Kanuga Dr.
Other Parcel Info.:
Tax ID Number: 68 P A 013 **Jurisdiction:** City
Size of Tract: 2.2 acres
Accessibility: Access is via Clinton Hwy., a five-lane major arterial street.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant car lot
Surrounding Land Use:
Proposed Use: Auto sales **Density:**
Sector Plan: Northwest City **Sector Plan Designation:**
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This site is part of the commercial corridor of Clinton Hwy., that is zoned C-3, C-4 and CA.

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

Street: 6325 Clinton Hwy.
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: C-3 (General Commercial)
Former Zoning:
Requested Zoning: C-4 (Highway and Arterial Commercial)
Previous Requests: None noted
Extension of Zone: Yes
History of Zoning: Property was zoned C-3 following annexation into the City.

PLAN INFORMATION (where applicable)

Current Plan Category:
Requested Plan Category:

