CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

ONE YEAR PLAN AMENDMENT

File Number: 10-J-06-PA Related File Number: 10-B-06-RZ

Application Filed: 9/8/2006 **Date of Revision:**

Applicant: SAMUEL J. FURROW

Owner:



Suite 403 • City County Building 4 0 0 M a i n S t r e e t Knoxville, Tennessee 37902 8 6 5 • 2 1 5 • 2 5 0 0 F A X • 2 1 5 • 2 0 6 8 w w w • k n o x m p c • o r g

PROPERTY INFORMATION

General Location: Southeast side Cecil Ave., northeast side N. Cherry St.

Other Parcel Info.:

Tax ID Number: 82 B D 011, 011.01 Jurisdiction: City

Size of Tract: 2.82 acres

Accessibility: Access is via Cecil Ave., a minor arterial street with 28' of pavement width within 60' of right of way, or

N. Cherry St., a 3 lane minor arterial street with 45' of pavement width within 65' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land and empty gas station

Surrounding Land Use:

Proposed Use: Warehousing Density:

Sector Plan: East City Sector Plan Designation: Commercial

Growth Policy Plan: Urban Growth Area (Inside City Limits)

Neighborhood Context: The properties on the north side of Cecil Ave. are primarily developed with residential uses under R-1,

R-1A and R-2 zoning, with the exception of a tire sales and market/deli business to the northwest, zoned C-4. On the south side of Cecil Ave. are commercial and industrial uses, zoned C-3, C-4 and I-3.

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

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: C-3 (General Commercial) and C-4 (Highway & Arterial Commercial)

Former Zoning:

Requested Zoning: I-3 (General Industrial)

Previous Requests: None noted

Extension of Zone: Yes, extension of LI designation and I-3 zoning from the southeast

History of Zoning: None noted for this site

PLAN INFORMATION (where applicable)

Current Plan Category: GC (General Commercial)

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Requested Plan Category: LI (Light Industrial)

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

Surveyor:

No. of Lots Proposed: No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION

Planner In Charge: Michael Brusseau

Staff Recomm. (Abbr.): APPROVE LI (Light Industrial) One Year Plan designation.

Staff Recomm. (Full): LI is a logical extension of the plan designation from the southeast and is compatible with surrounding

development and zoning.

Comments:

MPC Action: Approved MPC Meeting Date: 10/12/2006

Details of MPC action:

Summary of MPC action: APPROVE LI (Light Industrial) One Year Plan designation.

Date of MPC Approval: 10/12/2006 Date of Denial: Postponements:

Date of Withdrawal: Withdrawn prior to publication?:

Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knoxville City Council

Date of Legislative Action: 11/7/2006 Date of Legislative Action, Second Reading: 11/21/2006

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Approved Disposition of Case, Second Reading: Approved

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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