CASE SUMMARY

APPLICATION TYPE: GOVERNMENTAL REZONING

File Number: 10-Q-01-RZ Related File Number:

Application Filed: 9/24/2001 Date of Revision:

Applicant: CITY OF KNOXVILLE

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: South side Clinton Hwy., west and northwest side Aquoni Dr.

Other Parcel Info.:

Tax ID Number: 67 M A 1,2,3,4 Jurisdiction: City

Size of Tract: 2.76 acres

Access is via Clinton Hwy, a five lane major arterial street and Aquoni Dr., a local street with 26' of

pavement within a 50' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Businesses

Surrounding Land Use:

Proposed Use: Businesses Density:

Sector Plan: Northwest City Sector Plan Designation:

Growth Policy Plan: Urban Growth Area

Neighborhood Context: This property is part of the comercial development occurring around the new Schaad Rd./Clinton Hwy.

intersection within C-4, CA, PC and C-3 zones.

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

Street: 2309 Aquoni Dr.

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: No Zone

Former Zoning: CA (General Business)

Requested Zoning: C-3 (General Commercial)

Previous Requests: Part of site was zoned CA in 1999.

Extension of Zone: Yes

History of Zoning: Part of site was zoned CA in 1998. (8-H-98-RZ)

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

1/31/2007 11:44 AM Page 1 of 2

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: kp

Staff Recomm. (Abbr.): APPROVE C-3 (General Commercial) zoning

Staff Recomm. (Full): C-3 is a comparable zoning to the previous CA zone and permits more appropriate setbacks for these

small lots than the abutting C-4 zone. The sector plan proposes commercial use for this property.

Comments: This property has been provided a direct access to Schaad Rd. by the extension of Stekoia Ln. to

Schaad Rd.

MPC Action: Approved MPC Meeting Date: 10/11/2001

Details of MPC action:

Summary of MPC action: APPROVE C-3 (General Commercial)

Date of MPC Approval: 10/11/2001 Date of Denial: Postponements:

Date of Withdrawal: Withdrawn prior to publication?: ☐ Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: City Council

Date of Legislative Action: 11/13/2001 Date of Legislative Action, Second Reading:

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Approved (Emergency) Disposition of Case, Second Reading:

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

1/31/2007 11:44 AM Page 2 of 2