

CASE SUMMARY

APPLICATION TYPE: USE ON REVIEW

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: 11-E-07-UR **Related File Number:**
Application Filed: 10/1/2007 **Date of Revision:**
Applicant: SHERRILL HILL COMMERCIAL

PROPERTY INFORMATION

General Location: South side of Kingston Pike at Market Place Blvd.
Other Parcel Info.:
Tax ID Number: 132 PART OF 27 **Jurisdiction:** City
Size of Tract: 35.6 acres
Accessibility: Access is via Kingston Pike, a major arterial street with a four and five lane cross section within a required right-of-way of 100'.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence and vacant land
Surrounding Land Use:
Proposed Use: Commercial Development **Density:**
Sector Plan: Southwest County **Sector Plan Designation:** MU
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This large, undeveloped site has residential development on three sides and commercial development across Kingston Pike. Zonings in the area include SC and SC-3 Shopping Center, RAE, PR and RB Residential.

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

Street: 9320 Kingston Pike
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: PC-1 (k) (Retail & Office Park), PC-1/H-1 (k) (Historic Overlay)
Former Zoning:
Requested Zoning:
Previous Requests:
Extension of Zone:
History of Zoning: Rezoning to PC-1 (k) (Retail & Office Park), PC-1/H-1 (k) (Historic Overlay) was approved by Knoxville City Council on 9/25/07

PLAN INFORMATION (where applicable)

Current Plan Category:

