CASE SUMMARY

APPLICATION TYPE: GOVERNMENTAL REZONING

File Number: 2-D-04-RZ Related File Number:

Application Filed: 1/12/2004 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: Southeast side Maryville Pike, southwest of Woodson Dr.

Other Parcel Info.:

Tax ID Number: 122 N E 012 OTHER: & PORTION OF RAILROAD RIGHT- Jurisdiction: City

Size of Tract: 1.3 acres

Accessibility: Access is via Maryville Pike, a minor arterial street with 24' of pavement within a 50' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Business

Surrounding Land Use:

Proposed Use: Business Density:

Sector Plan: South County Sector Plan Designation:

Growth Policy Plan: Urban Growth Area

Neighborhood Context: This site is part of the general commercial development that is located along Maryville Pike in the area

within CA, CB and I zones.

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

Street: 1812 Maryville Pike

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: No Zone

Former Zoning: CB (Business and Manufacturing)

Requested Zoning: C-4 (Highway and Arterial Commercial)

Previous Requests: None noted

Extension of Zone: No

History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

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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: Ken Pruitt

Staff Recomm. (Abbr.): APPROVE C-4 (Highway and Arterial Commercial) zoning

Staff Recomm. (Full): C-4 zoning is compatible with adjoining commercial development and zoning. The sector plan proposes

commercial use for this site.

Comments: The adjoining county CA and CB zones permit intensive commercial uses included within C-4 District

uses.

MPC Action: Approved MPC Meeting Date: 2/12/2004

Details of MPC action:

Summary of MPC action: APPROVE C-4 (Highway and Arterial Commercial)

Date of MPC Approval: 2/12/2004 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Date of Withdrawal: Withdrawn prior to publication?: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: 3/16/2004 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:

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