

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: 2-O-02-RZ **Related File Number:**
Application Filed: 1/17/2002 **Date of Revision:** 2/14/2002
Applicant: CHILHOWEE HILLS BAPTIST CHURCH
Owner:

PROPERTY INFORMATION

General Location: North side Asheville Hwy., southwest side Carta Rd.
Other Parcel Info.:
Tax ID Number: 71 I C 25, AND 27 **Jurisdiction:** City
Size of Tract: 4.9 acres
Accessibility: Access is via Asheville Hwy., a four lane, median divided major arterial street.

GENERAL LAND USE INFORMATION

Existing Land Use: Motel
Surrounding Land Use:
Proposed Use: Convert motel building to K-6 private school. **Density:**
Sector Plan: East City **Sector Plan Designation:**
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This property is at the western edge of the strip commercial development found at the intersection of Holston Hills Dr. and Asheville Hwy. zoned C-3.

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

Street: 4625 Asheville Hwy.
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: C-3 (General Commercial) and R-2 (General Residential)
Former Zoning:
Requested Zoning: O-1 (Office, Medical, and Related Services)
Previous Requests: None noted
Extension of Zone: No
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:
Requested Plan Category:

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 O-1 (Office, Medical and Related Services) zoning

Staff Recomm. (Full): O-1 zoning is consistent with other nearby residential and commercial zoning that includes apartment and business development and permits less intensive uses than the existing C-3 zoning. The sector plan proposes commercial development for this site.

Comments: This property is being included in the redevelopment and expansion of the Chilhowee Hills Baptist Church campus, as reflected by the site plan considered under file 2-J-02-UR, also on the March 14, 2002 MPC agenda. The O-1 zone allows the development of a private school, as well as a church. Since the application was filed, the owner of parcel 26 has removed that property from this rezoning application.

MPC Action: Approved

MPC Meeting Date: 3/14/2002

Details of MPC action:

Summary of MPC action: APPROVE O-1 (Office, Medical and Related Services)

Date of MPC Approval: 3/14/2002

Date of Denial:

Postponements: 2/14/02

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:**LEGISLATIVE ACTION AND DISPOSITION**

Legislative Body: City Council

Date of Legislative Action: 4/16/2002

Date of Legislative Action, Second Reading: 4/30/2002

Ordinance Number:

Other Ordinance Number References:

Disposition of Case: Approved

Disposition of Case, Second Reading: Approved

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: