

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

SOUTH CITY SECTOR PLAN AMENDMENT



File Number: 3-A-25-SP

Related File Number: 3-I-25-RZ

Application Filed: 1/28/2025

Date of Revision:

Applicant: DANIEL LEVY

PROPERTY INFORMATION

General Location: Southwest side of Atchley St, north and east sides of Carmichael St

Other Parcel Info.:

Tax ID Number: 109 A C 008,009,010,017,018,019,021,022

Jurisdiction: City

Size of Tract: 2.85 acres

Accessibility: Access is via Atchley street, a local street with a pavement width which varies between 25 ft and 30 ft within a 45 ft right-of-way. Access is also via Carmichael street, a local street with a pavement width of 20 ft within a 40 ft right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Agriculture/Forestry/Vacant Land, Office, Industrial (Manufacturing)

Surrounding Land Use:

Proposed Use:

Density:

Planning Sector: South City

Plan Designation: LDR (Low Density Residential), MU-SD, SC-2 (Mixed Use-S

Growth Policy Plan: N/A (Within City Limits)

Neighborhood Context: This area is in the south waterfront area and is part of a transition area between the commercial uses along Sevier Avenue to the north and residential lots to the south. Many of the residential properties to the south remain vacant. This area is also marked by steep slopes.

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

Street: 2201 ATCHLEY ST

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: I-G (General Industrial), HP (Hillside Protection Overlay)

Former Zoning:

Requested Zoning: I-MU (Industrial Mixed-Use), HP (Hillside Protection Overlay)

Previous Requests:

Extension of Zone: Not an extension of the sector plan designation of zoning district.

History of Zoning: None noted.

PLAN INFORMATION (where applicable)

Requested Plan Category: SWMUD II (South Waterfront Mixed Use District Type 2), HP (Hillside Protection)

area would be retained.

Date of Approval:

3/13/2025

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Withdrawn prior to publication?: ☐ **Action Appealed?:**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: 4/1/2025

Date of Legislative Action, Second Reading: 4/29/2025

Ordinance Number:

Other Ordinance Number References: O-33-2025

Disposition of Case: Approved

Disposition of Case, Second Reading: Approved

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: