

CASE SUMMARY

APPLICATION TYPE: STREET NAME CHANGE

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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File Number: 3-B-07-SNC **Related File Number:**
Application Filed: 2/12/2007 **Date of Revision:**
Applicant: METROPOLITAN PLANNING COMMISSION

PROPERTY INFORMATION

General Location:

Other Parcel Info.:

Tax ID Number: 94 E E 004

Jurisdiction: City

Size of Tract:

Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:

Surrounding Land Use:

Proposed Use:

Density:

Sector Plan: Central City

Sector Plan Designation:

Growth Policy Plan: Urban Growth Area (Inside City Limits)

Neighborhood Context:

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

Street: E and W Magnolia Ave.

Location: Between N. Hall of Fame Dr. and N. Broadway

Proposed Street Name: 'E and W Regas Ave.'

Department-Utility Report:

Reason: New road construction has created a road section that is disconnected from the rest of the street section with the same name. This street name change will eliminate the street name duplication on two different street sections that has been created by this right-of-way realignment.

ZONING INFORMATION (where applicable)

Current Zoning: C-3 (General Commercial)

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

No. of Lots Proposed: **No. of Lots Approved:** 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.: New road construction has created a road section that is disconnected from the rest of the street section with the same name. This street name change will eliminate the street name duplication on two different street sections that has been created by this right-of-way realignment.

MPC ACTION AND DISPOSITION

Planner In Charge: Ken Pruitt

Staff Recomm. (Abbr.): APPROVE the name 'East and West Regas Avenue' from N. Hall of Fame Dr. to N. Broadway

Staff Recomm. (Full): Section 23-111 of the City Charter provides: "Street name duplications, including phonetic duplications, within Knoxville/Knox county, are prohibited. Existing duplications shall be identified and a procedure initiated for changing the name of the street duplications which is less disruptive to the community." This street name change is needed to eliminate a duplication caused by the Magnolia Ave realignment through it's intersection with N. Hall of Fame Dr., where the eastern portion of the intersection is located 400+ feet north of the western Magnolia Ave. section intersection. In addition to the City Charter requirements, having two different street sections with the same name is confusing to the traveling public trying to find uses located on these road sections.

Comments: There is both opposition and support among for the affected business owners and property owners to this street name change. However, this proposed street name change fulfills all the requirements of the City Charter.

MPC Action: Approved **MPC Meeting Date:** 7/12/2007

Details of MPC action:

Summary of MPC action: approve "E and W Regas Avenue"

Date of MPC Approval: 7/12/2007 **Date of Denial:** **Postponements:** 3/8/2007-6/14/2007

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

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knoxville City Council

Date of Legislative Action: 8/14/2007 **Date of Legislative Action, Second Reading:**

Ordinance Number: **Other Ordinance Number References:**

Disposition of Case: Denied **Disposition of Case, Second Reading:**

If "Other": **If "Other":**

Amendments: **Amendments:**

Date of Legislative Appeal: **Effective Date of Ordinance:**