File Number:	3-C-20-OB	Related File Number:	1-A-20-IH	KNOXVILLE I KNOX COUNTY
Application Filed:	2/11/2020	Date of Revision:		
Applicant:	MONTY FAIRCHILD			
PROPERTY INF	ORMATION			
General Location:				
Other Parcel Info.:				
Tax ID Number:	999 999		Ju	urisdiction:
Size of Tract:				
Accessibility:				
GENERAL LAN	D USE INFORMATION			
Existing Land Use:				
Surrounding Land	Use:			
Proposed Use:				Density:
Sector Plan:		Sector Plan Designatio	n:	
Growth Policy Plan	:			
Neighborhood Con	text:			
ADDRESS/RIGH	IT-OF-WAY INFORMATI	ON (where applicable	e)	
Street:				
Location:				
Proposed Street Na	ime:			
Department-Utility	Report:			
Reason:	built in front of house Appropriateness app	Appeal by Monty Fairchild of Infill Housing Design Review Committee's denial to allow driveway to be built in front of house [as originally approved 6-16-2008] as so conditioned as part of the Certificate of Appropriateness approval on 2.6.2020 for property located at 1201 Connecticut Avenue / Parcel ID 081 IK 032, Council District 5. Infill Housing File No. 1-A-20-IH.		
ZONING INFOR	MATION (where applica	ble)		
Current Zoning:				
Former Zoning:				
Requested Zoning:				
Previous Requests	:			

PLAN INFORMATION (where applicable)

Current Plan Category:

Extension of Zone: **History of Zoning:**



APPLICATION TYPE: OTHER BUSINESS 2 C 20 OP Deleted File Numbers 1 A 20 IU

CASE SUMMARY

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.: Appeal by Monty Fairchild of Infill Housing Design Review Committee's denial to allow driveway to be built in front of house [as originally approved 6-16-2008] as so conditioned as part of the Certificate of Appropriateness approval on 2.6.2020 for property located at 1201 Connecticut Avenue / Parcel ID 081 IK 032, Council District 5. Infill Housing File No. 1-A-20-IH. PLANNING COMMISSION ACTION AND DISPOSITION **Michelle Portier Planner In Charge:** Deny the appeal and uphold the Infill Housing Design Review Committee decision to require access off Staff Recomm. (Abbr.): the alley. Staff recommends upholding the decision of the Infill Housing Design Review Committee's (IH Staff Recomm. (Full): Committee) decision to approve the applicant's request with six conditions attached to ensure it is in compliance with the Heart of Knoxville Infill Housing Guidelines. The applicant is appealing one of these conditions specifically, that driveway access be provided off of the alley at the rear of the property. Infill Housing Design Guidelines state that access should be from the allev in cases where there is an alley in functioning condition. The alley behind Mr. Fairchild's property is in working order and provides access to several of the residential properties that abut this alley. Of the developed residential properties on Connecticut Avenue abutting this alley, only 3 have driveway access from Connecticut Avenue. All properties with driveways on Connecticut Avenue (both sides of the street) predate the Infill Housing Design Guidelines (October, 2007) and are considered legal nonconforming. Comments: Action: Denied Meeting Date: 3/12/2020 **Details of Action:** Summary of Action: Deny the appeal and uphold the Infill Housing Design Review Committee decision to require access off the alley. Date of Approval: Date of Denial: 3/12/2020 **Postponements:** Date of Withdrawal: Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Date of Legislative Action: Date	of Legislative Action, Second Reading:
Ordinance Number: Othe	er Ordinance Number References:
Disposition of Case: Disp	oosition of Case, Second Reading:
If "Other": If "O	ther":
Amendments: Ame	endments:
Date of Legislative Appeal: Effect	ctive Date of Ordinance:

Legislative Body