

CASE SUMMARY

APPLICATION TYPE: GOVERNMENTAL 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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File Number: 3-P-02-RZ **Related File Number:**
Application Filed: 2/22/2002 **Date of Revision:**
Applicant: CITY OF KNOXVILLE
Owner:

PROPERTY INFORMATION

General Location: East side of Mabry Hood Rd., north of Kingston Pike.
Other Parcel Info.:
Tax ID Number: 131 119, 119.18 **Jurisdiction:** City
Size of Tract: 1.49 acres
Accessibility: Access is via Mabry Hood Rd., a minor collector street with 4 lanes within 60' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Auto repair business and offices
Surrounding Land Use:
Proposed Use: Auto repair business and offices **Density:**
Sector Plan: Southwest County **Sector Plan Designation:** Commercial
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This area northeast of the Kingston Pike/Pellissippi Parkway interchange has been developed with commercial and office uses under C-3, CB and PC-2 zoning.

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

Street:
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-3 (General Commercial)
Previous Requests: None noted.
Extension of Zone: Yes. Extension of C-3 from the north and south.
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: Michael Brusseau

Staff Recomm. (Abbr.): APPROVE C-3 (General Commercial) zoning.

Staff Recomm. (Full): C-3 is a logical extension of zoning from the north and south, is compatible with the surrounding land uses and zoning pattern, and is comparable with the previous county zoning.

Comments: The Southwest County Sector Plan designates this site for commercial uses.

MPC Action: Approved MPC Meeting Date: 3/14/2002

Details of MPC action:

Summary of MPC action: APPROVE C-3 (General Commercial)

Date of MPC Approval: 3/14/2002 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Date of Withdrawal: Withdrawn prior to publication?: Action Appealed?: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: 4/16/2002 Date of Legislative Action, Second Reading:

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Approved (Emergency) Disposition of Case, Second Reading:

If "Other": If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance: