

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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www.knoxmpc.org

File Number: 3-P-03-RZ **Related File Number:**
Application Filed: 2/21/2003 **Date of Revision:**
Applicant: CITY OF KNOXVILLE
Owner:

PROPERTY INFORMATION

General Location: South side Clinton Hwy., southeast side Old Callahan Dr.
Other Parcel Info.:
Tax ID Number: 67 273.15 **Jurisdiction:** City
Size of Tract: 0.81 acre
Accessibility: Access is via Clinton Hwy., a 4-lane major arterial street with 160' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Restaurant
Surrounding Land Use:
Proposed Use: Restaurant **Density:**
Sector Plan: Northwest City **Sector Plan Designation:**
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This area is developed with commercial uses under CA and C-4 zoning.

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

Street: 6789 Clinton Hwy
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: No Zone
Former Zoning: CA (General Business)
Requested Zoning: C-4 (Highway and Arterial Commercial)
Previous Requests: None noted
Extension of Zone: Yes, extension of C-4 from the southeast.
History of Zoning: Adjacent property has been rezoned C-4 after annexation into the City.

PLAN INFORMATION (where applicable)

Current Plan Category:
Requested Plan Category:

