

CASE SUMMARY

APPLICATION TYPE: 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

Suite 403 • City County Building
400 Main Street
Knoxville, Tennessee 37902
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www.knoxmpc.org

File Number: 4-L-05-RZ **Related File Number:** 4-F-05-PA
Application Filed: 3/15/2005 **Date of Revision:**
Applicant: JANICE HINES
Owner:

PROPERTY INFORMATION

General Location: Northeast side Ridgefield Rd., northwest of Merchant Dr.
Other Parcel Info.:
Tax ID Number: 68 K H 013, 014 **Jurisdiction:** City
Size of Tract: 1.6 acres
Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant / rental dwelling
Surrounding Land Use:
Proposed Use: Service contractor's office and storage warehouse **Density:**
Sector Plan: Northwest City **Sector Plan Designation:** O on 13, LDR on 14
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context:

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

Street:
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: O-1 (Office, Medical, and Related Services)
Former Zoning:
Requested Zoning: C-3 (General Commercial)
Previous Requests: Property was zoned O-1 in two separate applications over the last
Extension of Zone:
History of Zoning:

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:

Ken Pruitt

Staff Recomm. (Abbr.):

DENY C-3 zoning

Staff Recomm. (Full):

C-3 zoning of this site is inconsistent with the established residential uses to the northwest along Ridgefield Rd.

Comments:

MPC Action:

Denied

MPC Meeting Date: 4/14/2005

Details of MPC action:

Summary of MPC action:

DENY C-3 zoning

Date of MPC Approval:

Date of Denial: 4/14/2005

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:

Knoxville City Council

Date of Legislative Action: 5/10/2005

Date of Legislative Action, Second Reading: 5/24/2005

Ordinance Number:

Other Ordinance Number References:

Disposition of Case:

Disposition of Case, Second Reading:

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: