# **CASE SUMMARY**

APPLICATION TYPE: REZONING

File Number: 4-P-04-RZ Related File Number: 4-G-04-PA

Application Filed: 3/8/2004 Date of Revision:

Applicant: ETN PARTNERS

Owner:



Suite 403  $\bullet$  City County Building 4 0 0 M a i n S t r e e t Knoxville, Tennessee 37902 8 6 5  $\bullet$  2 1 5  $\bullet$  2 5 0 0 F A X  $\bullet$  2 1 5  $\bullet$  2 0 6 8 w w w  $\bullet$  k n o x m p c  $\bullet$  o r g

#### PROPERTY INFORMATION

**General Location:** Northeast side Manford St., northwest of Asheville Hwy.

Other Parcel Info.:

Tax ID Number: 71 P A 011 Jurisdiction: City

Size of Tract: 4850 square feet

Accessibility:

#### GENERAL LAND USE INFORMATION

Existing Land Use: Vacant

**Surrounding Land Use:** 

Proposed Use: Retail sales Density:

Sector Plan: East City Sector Plan Designation: LDR

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: R-1A (Low Density Residential)

Former Zoning:

Requested Zoning: C-3 (General Commercial)

Previous Requests: None noted

Extension of Zone:

**History of Zoning:** 

#### PLAN INFORMATION (where applicable)

**Current Plan Category:** 

**Requested Plan Category:** 

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## 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.): APPROVE C-3 (General Commercial) zoning based on the One Year Plan recommendation

Staff Recomm. (Full): C-3 zoning is already in place on the adjacent property to be developed with this site.

Comments:

MPC Action: Approved MPC Meeting Date: 4/8/2004

**Details of MPC action:** 

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

Date of MPC Approval: 4/8/2004 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Date of Withdrawal: Withdrawn prior to publication?: Action Appealed?: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: 5/11/2004 Date of Legislative Action, Second Reading: 5/25/2004

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Approved Disposition of Case, Second Reading: Approved

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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