

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-T-04-RZ **Related File Number:** 4-H-04-PA
Application Filed: 3/8/2004 **Date of Revision:**
Applicant: KEITH AND KENNY WALKER
Owner:

PROPERTY INFORMATION

General Location: Southeast side Sylvia Dr., northeast of Central Avenue Pike.
Other Parcel Info.:
Tax ID Number: 68 L G 037, 038 **Jurisdiction:** City
Size of Tract: 1.097
Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use: Duplex and vacant lot
Surrounding Land Use:
Proposed Use: Commercial building **Density:**
Sector Plan: North City **Sector Plan Designation:** Low Density Residential
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-2 (General 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:

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-1 (Neighborhood Commercial) zoning (Applicant request C-3.)

Staff Recomm. (Full): C-1 zoning is already in place across Sylvia Dr. from this site. C-1 zoning of this site will provide the same zone classification on both sides of this street while reducing the intensity of permitted commercial uses that could have an impact on the adjacent residential property.

Comments:

MPC Action: Approved

MPC Meeting Date: 4/8/2004

Details of MPC action:

Summary of MPC action: APPROVE C-6 (General Commercial Park)

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Withdrawn prior to publication?: Action Appealed?:**LEGISLATIVE ACTION AND DISPOSITION**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":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: