

# CASE SUMMARY

APPLICATION TYPE: ORDINANCE AMENDMENT

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  
865 • 215 • 2500  
F A X • 215 • 2068  
www.knoxmpc.org

File Number: 5-C-07-OA                      Related File Number:  
Application Filed: 4/25/2007              Date of Revision:  
Applicant: METROPOLITAN PLANNING COMMISSION (REFERRED BACK TO MPC BY CITY)

## PROPERTY INFORMATION

General Location:  
Other Parcel Info.:  
Tax ID Number: 999 999                      Jurisdiction:  
Size of Tract:  
Accessibility:

## GENERAL LAND USE INFORMATION

Existing Land Use:  
Surrounding Land Use:  
Proposed Use:                                      Density:  
Sector Plan:                                      Sector Plan Designation:  
Growth Policy Plan:  
Neighborhood Context:

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

Street:  
Location:  
Proposed Street Name:  
Department-Utility Report:  
Reason: Amendments to Article 4, Section 11b, C-7 Pedestrian Commercial District, and associated sections of the Knoxville Zoning Ordinance creating design guidelines for the Cumberland Avenue C-7 area

## ZONING INFORMATION (where applicable)

Current Zoning:  
Former Zoning:  
Requested Zoning:  
Previous Requests:  
Extension of Zone:  
History of Zoning:

## PLAN INFORMATION (where applicable)

Current Plan Category:  
Requested Plan Category:

**SUBDIVISION INFORMATION (where applicable)**

Subdivision Name:

No. of Lots Proposed:

No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

**OTHER INFORMATION (where applicable)**

Other Bus./Ord. Amend.: Amendments to Article 4, Section 11b, C-7 Pedestrian Commercial District, and associated sections of the Knoxville Zoning Ordinance creating design guidelines for the Cumberland Avenue C-7 area

**MPC ACTION AND DISPOSITION**

Planner In Charge: Mike Carberry

Staff Recomm. (Abbr.): APPROVE the amendments

Staff Recomm. (Full): At the request of City Council, the proposed amendment was referred back to MPC and has been revised to provide that appeals of the Design Review Board are to be heard by the Metropolitan Planning Commission. Currently, they are heard by the Board of Zoning Appeals.

The Cumberland Avenue Corridor Design Guidelines and the proposed amendments to the C-7 Pedestrian Commercial District regulations will implement the land development principles of the recently adopted Cumberland Avenue Corridor Study within the C-7 Pedestrian Commercial District. These amendments will allow the control of new development within the C-7 District until a form based zone is developed for the larger geographic study area.

Comments: At the request of City Council, the proposed amendment was referred back to MPC and has been revised to provide that appeals of the Design Review Board are to be heard by the Metropolitan Planning Commission. Currently, they are heard by the Board of Zoning Appeals.

The Cumberland Avenue Corridor Design Guidelines and the proposed amendments to the C-7 Pedestrian Commercial District regulations will implement the land development principles of the recently adopted Cumberland Avenue Corridor Study within the C-7 Pedestrian Commercial District. These amendments will allow the control of new development within the C-7 District until a form based zone is developed for the larger geographic study area.

MPC Action: Approved

MPC Meeting Date: 7/12/2007

Details of MPC action:

Summary of MPC action: APPROVE the amendments

Date of MPC Approval: 7/12/2007

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?:  Action Appealed?:

**LEGISLATIVE ACTION AND DISPOSITION**

Legislative Body: Knoxville City Council

Date of Legislative Action: 8/14/2007

Date of Legislative Action, Second Reading: 8/28/2007

Ordinance Number:

Other Ordinance Number References: O-188-07

Disposition of Case: Approved

Disposition of Case, Second Reading: Approved

If "Other":

If "Other":

Amendments:

Amendments:

6/5/2007 Referred back to MPC

Date of Legislative Appeal:

Effective Date of Ordinance: