

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

File Number: 5-K-03-RZ **Related File Number:**
Application Filed: 4/14/2003 **Date of Revision:**
Applicant: CITY OF KNOXVILLE
Owner:

Suite 403 • City County Building
400 Main Street
Knoxville, Tennessee 37902
865 • 215 • 2500
FAX • 215 • 2068
www.knoxmpc.org

PROPERTY INFORMATION

General Location: South side Gill Ave., east side Eleanor St.
Other Parcel Info.:
Tax ID Number: 81 M M 21,22,26-28 & ROW **Jurisdiction:** City
Size of Tract: 0.8 acre
Accessibility: Access is via Gill Ave., a local street with 50' of right of way and 26' of pavement width, or via Eleanor St., a local street with 40' of right of way and 27' of pavement width.

GENERAL LAND USE INFORMATION

Existing Land Use: Fourth and Gill Park and unnamed right of way
Surrounding Land Use:
Proposed Use: Fourth and Gill Park and unnamed right of way **Density:**
Sector Plan: Central City **Sector Plan Designation:** Low Density Residential
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This park is located in the Historic Fourth and Gill neighborhood, which has been developed with residential uses under R-1A zoning.

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) / H-1 (Historical Overlay)
Former Zoning:
Requested Zoning: OS-1 (Open Space Preservation) / H-1 (Historical Overlay)
Previous Requests: None noted
Extension of Zone: No
History of Zoning: None noted

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: Michael Brusseau

Staff Recomm. (Abbr.): APPROVE OS-1 (Open Space Preservation)/ H-1 (Historic Overlay) zoning

Staff Recomm. (Full): OS-1 zoning is consistent with the use of this property as a public park.

Comments: The recommended OS-1 zoning is less intense than the Central City Sector Plan proposal of low density residential uses for this site. The City of Knoxville One Year Plan designates this site as P (Public Institutions) and LDR (Low Density Residential).

MPC Action: Approved

MPC Meeting Date: 5/8/2003

Details of MPC action:

Summary of MPC action: APPROVE OS-1 (Open Space Preservation)/ H-1 (Historic Overlay)

Date of MPC Approval: 5/8/2003

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: 6/10/2003

Date of Legislative Action, Second Reading: 6/24/2003

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: