

CASE SUMMARY

APPLICATION TYPE: ANNEXATION 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

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www.knoxmpc.org

File Number: 5-L-14-RZ
Application Filed: 3/31/2014
Applicant: CITY OF KNOXVILLE

Related File Number:
Date of Revision:

PROPERTY INFORMATION

General Location: Southeast side Kingston Pike, northeast of Ebenezer Rd.
Other Parcel Info.:
Tax ID Number: 132 03101 **Jurisdiction:** City
Size of Tract: 3.59 acres
Accessibility: Access is via Kingston Pike, a major arterial street with 4 lanes and a center turn lane within 100' of right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Commercial
Surrounding Land Use:
Proposed Use: Commercial **Density:**
Sector Plan: Southwest County **Sector Plan Designation:** Commercial
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This section of Kingston Pike is lined with businesses under various commercial zones.

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

Street: 8854 Kingston Pike
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: No Zone
Former Zoning: CA (General Business)
Requested Zoning: C-4 (Highway and Arterial Commercial)
Previous Requests: None noted
Extension of Zone: Yes, extension of C-4 from the east and west
History of Zoning: None noted

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.:

MPC ACTION AND DISPOSITION

Planner In Charge: Michael Brusseau

Staff Recomm. (Abbr.): RECOMMEND that City Council APPROVE C-4 (Highway & Arterial Commercial) zoning.

Staff Recomm. (Full): C-4 is a comparable City zoning district to the former CA County zoning and permits the existing business on the property. The C-4 zone is compatible with other commercial zoning present in the area. The adjacent property to the east is zoned C-4.

Comments: Other properties in this area have been rezoned to C-3, C-4 or C-6 after annexation into the City Limits of Knoxville.

Action: Approved

Meeting Date: 5/8/2014

Details of Action:

Summary of Action: C-4 (Highway and Arterial Commercial) zoning.

Date of Approval: 5/8/2014

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: 6/10/2014

Date of Legislative Action, Second Reading:

Ordinance Number:

Other Ordinance Number References:

Disposition of Case: Approved (Emergency)

Disposition of Case, Second Reading:

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: