CASE SUMMARY

APPLICATION TYPE: REZONING

File Number: 6-P-02-RZ Related File Number:

Application Filed: 5/28/2002 Date of Revision:

Applicant: SOUTH COLLEGE

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: Southwest side I-640, southeast side Lonas Dr, north of Papermill Dr.

Other Parcel Info.:

Tax ID Number: 93 M A 1.01 OTHER: 093 MA 2.11 (PART) MAP ON FILE Jurisdiction: City

Size of Tract: 2.2 acres

Access is via Lonas Dr., a major collector street with 40' of right of way and 20' of pavement width.

GENERAL LAND USE INFORMATION

Existing Land Use: Single-family dwellings and two billboards

Surrounding Land Use:

Proposed Use: Private college Density:

Sector Plan: Northwest City Sector Plan Designation: Medium Density Residential

Growth Policy Plan: Urban Growth Area (Inside City Limits)

Neighborhood Context: This site is located at the eastern end of the Lonas Drive neighborhood, which is developed with

apartments, single family residences and several businesses, within R-1A, RP-1, O-1, C-3, C-6, I-2 and

I-3 zoning.

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

Street: Lonas Dr

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A-1 (General Agricultural), C-3 (General Commercial), R-1A (Low Density Residential)

Former Zoning:

Requested Zoning: C-6 (General Commercial Park)

Previous Requests: A One Year Plan amendment to General Commercial was approved by MPC on 4/11/02 (4-D-02-PA).

Extension of Zone: No

History of Zoning: A One Year Plan amendment to GC (General Commercial) was approved by MPC on 4/11/02. (4-D-02-

PA)

PLAN INFORMATION (where applicable)

Current Plan Category:

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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 C-6 (General Commercial Park) zoning.

Staff Recomm. (Full): This request is a logical extension of commercial zoning to include parcel 1.01 and all of parcel 2.11.

The One Year Plan designates this site as GC (General Commercial).

This recommended zoning will place multi-family and light industrial uses on either side of commercial Comments:

> uses, all adjacent to an interstate right of way. This is a suitable land use pattern. Commercial use of all of this site would not result in a significant change in the character of the area. The proposed use for

a private college would be compatible with surrounding areas.

MPC Action: Approved MPC Meeting Date: 6/13/2002

Details of MPC action:

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

Date of MPC Approval: 6/13/2002 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: 7/9/2002 Date of Legislative Action, Second Reading: 7/23/2002

Ordinance Number: Other Ordinance Number References:

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

If "Other": If "Other":

Amendments: Amendments:

Effective Date of Ordinance: Date of Legislative Appeal:

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