

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

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File Number: 6-R-04-RZ **Related File Number:** 6-E-04-SP
Application Filed: 5/24/2004 **Date of Revision:**
Applicant: SCOTT & ELISHA HALL
Owner:

PROPERTY INFORMATION

General Location: North side E. Emory Rd., east of Tazewell Pike.
Other Parcel Info.:
Tax ID Number: 21 103 **Jurisdiction:** County
Size of Tract: 1.03 acres
Accessibility: Access is via E. Emory Rd., a minor arterial street with 19' of pavement width within 40' of right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Single family dwelling
Surrounding Land Use:
Proposed Use: Lawn mowing service **Density:**
Sector Plan: Northeast County **Sector Plan Designation:** Low Density Residential
Growth Policy Plan: Planned Growth Area
Neighborhood Context: The subject property and adjacent properties are developed with residential uses under A and PR zoning. To the west, at the intersection of E. Emory Rd. and Tazewell Pike, is a commercial node, zoned CA, where businesses are located on the four quadrants of the intersection.

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

Street: 7513 E Emory Rd
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural)
Former Zoning:
Requested Zoning: CA (General Business)
Previous Requests: None noted
Extension of Zone: Yes, extension of CA zoning from the south, across E. Emory Rd.
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:

Ordinance Number:

Disposition of Case: Approved

If "Other": Postponed 9/27

Amendments:

Date of Legislative Appeal:

Other Ordinance Number References:

Disposition of Case, Second Reading:

If "Other":

Amendments:

Effective Date of Ordinance: