

# CASE SUMMARY

**APPLICATION TYPE: GOVERNMENTAL 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-U-07-RZ  
**Application Filed:** 5/11/2007  
**Applicant:** CITY OF KNOXVILLE

**Related File Number:**  
**Date of Revision:**

## PROPERTY INFORMATION

**General Location:** Northeast side Mabry Hood Rd., south of Hall Dr., northeast of Pellissippi Pkwy.  
**Other Parcel Info.:**  
**Tax ID Number:** 118 197, 199 **Jurisdiction:** City  
**Size of Tract:** 12.7 acres  
**Accessibility:** Access is via Mabry Hood Rd., a minor collector street with 19' of pavement width within 70' of right of way.

## GENERAL LAND USE INFORMATION

**Existing Land Use:** Business and vacant land  
**Surrounding Land Use:**  
**Proposed Use:** Business and vacant land **Density:**  
**Sector Plan:** Northwest County **Sector Plan Designation:** Low Density Residential  
**Growth Policy Plan:** Urban Growth Area (Inside City Limits)  
**Neighborhood Context:** Webb School of Knoxville is located to the south and west of this site, zoned O-1 and BP-1/TO-1. A developing commercial area is located to the west, zoned C-6/TO-1. To the north are residences and vacant land, zoned A and A-1.

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

**Street:** 706 Mabry Hood Rd  
**Location:**  
**Proposed Street Name:**  
**Department-Utility Report:**  
**Reason:**

## ZONING INFORMATION (where applicable)

**Current Zoning:** No Zone  
**Former Zoning:** BP (Business and Technology) / TO (Technology Overlay)  
**Requested Zoning:** BP-1 (Business and Technology Park) / TO-1 (Technology Overlay)  
**Previous Requests:** None noted  
**Extension of Zone:** Yes, extension of BP-1/TO-1 from the south.  
**History of Zoning:** None noted

## PLAN INFORMATION (where applicable)

**Current Plan Category:**

