# **CASE SUMMARY**

## APPLICATION TYPE: GOVERNMENTAL REZONING

File Number: 6-V-07-RZ Related File Number:

**Application Filed:** 5/11/2007 **Date of Revision:** 

Applicant: CITY OF KNOXVILLE



400 Main Street Knoxville, Tennessee 37902 865 • 215 • 250 0 FAX•215 • 2068 www•knoxmpc•org

## PROPERTY INFORMATION

General Location: North side Clinton Hwy., west side Cherrybrook Dr.

Other Parcel Info.:

Tax ID Number: 67 279 Jurisdiction: City

Size of Tract: 2.1981 acres

Accessibility: Access is via Clinton Hwy a five lane major arterial street.

## **GENERAL LAND USE INFORMATION**

Existing Land Use: Businesses

**Surrounding Land Use:** 

Proposed Use: Same as existing Density:

Sector Plan: Northwest City Sector Plan Designation: Commercial

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

Neighborhood Context: This site is within the strip commercial development area of Clinton Hwy.'s intersection with Schaad

Rd/Callahan Dr. under CA, C-3, C-4, C-6, PC-1 and PC zones.

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

Street: 6544 Clinton Hwy

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: No

History of Zoning: None noted

#### PLAN INFORMATION (where applicable)

**Current Plan Category:** 

**Requested Plan Category:** 

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# 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: Ken Pruitt

Staff Recomm. (Abbr.): APPROVE C-4 (Highway and Arterial Commercial) zoning

Staff Recomm. (Full): C-4 zoning permits the current commercial uses located on the property and is compatible with the

surrounding commercial zoning pattern along Clinton Hwy. The sector plan proposes Commercial use

for the site.

**Comments:** Other commercial property in the area has been rezoned to C-4 following annexation.

MPC Action: Approved MPC Meeting Date: 6/14/2007

**Details of MPC action:** 

Summary of MPC action: C-4 (Highway and Arterial Commercial)

Date of MPC Approval: 6/14/2007 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Date of Withdrawal: Withdrawn prior to publication?: 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: 7/17/2007 Date of Legislative Action, Second Reading:

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Approved (Emergency) Disposition of Case, Second Reading:

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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