| File Number: | 7-A-08-PA | Related File Number: | 7-B-08-RZ | T E N N E S S E E Suite 403 • City County Building | | |
|---------------------|-----------------------------------|--|--------------------------|---|--|--|
| Application Filed: | 5/20/2008 | Date of Revision: | | 400 Main Street Knoxville, Tennessee 37902 | | |
| Applicant: | PRIORITY HEALTHCAR | E SERVICES OF TENNESSEE | | 8 6 5 • 2 1 5 • 2 5 0 0 F A X • 2 1 5 • 2 0 6 8 w w w • k n o x m p c • o r g | | |
| PROPERTY INF | ORMATION | | | | | |
| General Location: | Northeast side Li | berty St., northwest of Middlebr | ook Pike | | | |
| Other Parcel Info.: | | | | | | |
| Tax ID Number: | 94 I L 032,033,03 | 35,036 OTHER: 037 & 03701 | (RZ ONLY) Jurisdict | ion: City | | |
| Size of Tract: | 1.43 acres | 1.43 acres | | | | |
| Accessibility: | Access is via Lib in this area | Access is via Liberty St., a two and three lane, major collector street within a varying right-of-way width in this area | | | | |
| GENERAL LAN | D USE INFORMATIO | N | | | | |
| Existing Land Use: | Commercial build | Commercial building and vacant land | | | | |
| Surrounding Land | Jse: | | | | | |
| Proposed Use: | Office - Home he | alth agency | I | Density: | | |
| Sector Plan: | Central City | Sector Plan Designation | on: Office | | | |
| Growth Policy Plan | : Urban Growth Ar | Urban Growth Area (Inside City Limits) | | | | |
| Neighborhood Cont | | This site is mostly within the light industrial area that surrounds the Liberty St./ Middlebrook Pike intersection and is comprised of businesses that have developed under I-2, I-3, and C-6 zones. | | | | |
| ADDRESS/RIGH | IT-OF-WAY INFORM | ATION (where applicable | e) | | | |
| Street: | | | | | | |
| Location: | | | | | | |
| Proposed Street Na | me: | | | | | |
| Department-Utility | Report: | | | | | |
| Reason: | | | | | | |
| ZONING INFOR | MATION (where app | licable) | | | | |
| Current Zoning: | I-2 (Restricted M | anufacturing and Warehousing) | & R-2 (General Residenti | al) | | |
| Former Zoning: | | | | | | |
| Requested Zoning: | O-1 (Office, Med | O-1 (Office, Medical, and Related Services) | | | | |
| Previous Requests: | None noted | | | | | |
| Extension of Zone: | Yes | | | | | |
| History of Zoning: | None noted | | | | | |
| | | | | | | |

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

ONE YEAR PLAN AMENDMENT

PLAN INFORMATION (where applicable)

Current Plan Category: LI (Light Industrial)

Requested Plan Category: MU (Mixed Uses) (O, MDR)

KNOXVILLE·KNOX COUNTY

METROPOLITAN P L A N N I N G

COMMISSION

E ... N

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 MU (O/MDR) designation for the entire property | | | | |
| Staff Recomm. (Full): | Including all the subject property in the MU (O/MDR) plan designation is consistent with the proposed and established development and zoning pattern in place on the surrounding property. | | | | |
| | amended by Public thirty (30) day public request was previou required thirty (30) o rectify this situation, the 30 day requirem | this plan amendment and rezoning requ | 13-3-303 has been amended to require amendment to the General Plan. This | | |
| Comments: | NEED AND JUSTIFICATION FOR THE PROPOSAL 1. Both LI and MU Sector Plan designations are presently shown on the properties. Changing from an LI (Light Industrial) designation to an MU(OMDR) designation is less intensive and provides a more compatible range of uses for the surrounding development than the LI designation. 2. The LI designation was placed on the subject property to accommodate an industrial zoning for a business that is no longer present. Amending the plan to MU (Office / MDR) to allow the less intensive O-1 zoning and the proposed Healthcare Services use is consistent with the established development pattern of the area that includes both residential and industrial uses. | | | | |
| | THE EFFECTS OF THE PROPOSAL 1.Public water and sewer utilities are available to the site. 2. Liberty St. can accommodate the proposed traffic generated from the proposed use. CONFORMITY OF THE PROPOSAL TO ADOPTED PLANS 1. The request is supported by the sector plan. 2. Approval of the One Year Plan amendment for this property brings it into conformity with the sector plan's office designation. 3.This site is located within the Urban Growth Area (inside the city) on the Knoxville-Knox County-Farragut Growth Policy Plan map. | | | | |
| | | | | | |
| | Effective as of June 13,2008, certain provisions of Title 13, Chapter 3 of Tenn. Code Ann. were amended by Public Chapter No. 1150. Specifically, T.C.A. 13-3-303 has been amended to require thirty (30) day publication notice prior to the adoption of any amendment to the General Plan. This request was previously acted upon by MPC after the effective date of the new rule, and without the required thirty (30) day publication notice. As a result, the previous actions by MPC are not valid. To rectify this situation, this plan amendment and reconfirmation of the previous MPC action and City Council action. | | | | |
| MPC Action: | Approved | | MPC Meeting Date: 11/13/2008 | | |
| Details of MPC action: | | | | | |
| Summary of MPC action: | adopt resolution #7-A-08-PA amending the Knoxville One Year Plan to MU ((Mixed Uses) (O/MDR) (See Exhibit A) | | | | |
| Date of MPC Approval: | 11/13/2008 | 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: | 12/2/2008 | Date of Legislative Action, Second Reading: | 12/16/2008 |
| Ordinance Number: | | Other Ordinance Number References: | |
| Disposition of Case: | Approved | Disposition of Case, Second Reading: | Approved |
| If "Other": | | If "Other": | |
| Amendments: | | Amendments: | |
| Also approved 8/26/2008 | | | |
| Date of Legislative Appeal | : | Effective Date of Ordinance: | |