

CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT

ONE YEAR PLAN AMENDMENT

File Number: 7-C-03-PA **Related File Number:** 7-D-03-RZ
Application Filed: 6/6/2003 **Date of Revision:**
Applicant: HOROCO, INC.
Owner:

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

Suite 403 • City County Building
400 Main Street
Knoxville, Tennessee 37902
865 • 215 • 2500
F A X • 215 • 2068
www.knoxmpc.org

PROPERTY INFORMATION

General Location: Northwest side W. Fifth Ave., southwest of N. Central St.
Other Parcel Info.:
Tax ID Number: 94 D M 20, 21 **Jurisdiction:** City
Size of Tract: 0.68 acre
Accessibility: Access is via King St., a local street with a 40' right of way and 28' of pavement width, which includes on-street parking on both sides. Access may also be gained via W. Fifth Ave., a minor collector street with 4 lanes and on-street parking within a 70' right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Office
Surrounding Land Use:
Proposed Use: Residences, office **Density:**
Sector Plan: Central City **Sector Plan Designation:** Commercial
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This is a mixed use area that has been developed with offices, businesses, warehouses and residential uses under C-3 zoning.

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

Street:
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: C-3 (General Commercial)
Former Zoning:
Requested Zoning: C-2 (Central Business District)
Previous Requests: None noted
Extension of Zone: No
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category: GC (General Commercial)

