

# CASE SUMMARY

## APPLICATION TYPE: PLAN AMENDMENT

### ONE YEAR PLAN AMENDMENT

**File Number:** 7-F-05-PA                      **Related File Number:** 7-N-05-RZ  
**Application Filed:** 6/13/2005              **Date of Revision:**  
**Applicant:** JOSEPH A. FIELDEN  
**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

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## PROPERTY INFORMATION

**General Location:** South side Middlebrook Pike, east side Lonas Dr.  
**Other Parcel Info.:**  
**Tax ID Number:** 93 M A 001                      **Jurisdiction:** City  
**Size of Tract:** 8 acres  
**Accessibility:** Access is via Middlebrook Pike, a major arterial street with 4 lanes and a center median within 150' of right of way.

## GENERAL LAND USE INFORMATION

**Existing Land Use:** Apartments  
**Surrounding Land Use:**  
**Proposed Use:** Apartments                      **Density:**  
**Sector Plan:** Northwest City              **Sector Plan Designation:** Office, SLPA and STPA  
**Growth Policy Plan:** Urban Growth Area (Inside City Limits)  
**Neighborhood Context:** The site is developed with an existing apartment buildings, under R-1A zoning. To the south of the site is the South College site, zoned C-6. To the north and east is right of way for Middlebrook Pike and I-640. An office is located directly to the west, zoned O-3, adjacent to a vacant C-1 zoned parcel. Single family and multi-family residential uses are located to the south and west of the site under R-1, R-1A and RP-1 zoning.

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

**Street:** 3900 Middlebrook Pike  
**Location:**  
**Proposed Street Name:**  
**Department-Utility Report:**  
**Reason:**

## ZONING INFORMATION (where applicable)

**Current Zoning:** C-6 (General Commercial Park), R-1A (Low Density Residential), A-1 (General Agricultural) and F-1 (Floodway)  
**Former Zoning:**  
**Requested Zoning:** R-2 (General Residential) and F-1 (Floodway)  
**Previous Requests:** None noted  
**Extension of Zone:** Yes, extension of MDR designation and R-2 zoning from the west.  
**History of Zoning:** None noted

