

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

Suite 403 • City County Building
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Knoxville, Tennessee 37902
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www.knoxmpc.org

File Number: 7-P-04-RZ **Related File Number:**
Application Filed: 6/8/2004 **Date of Revision:**
Applicant: CITY OF KNOXVILLE
Owner:

PROPERTY INFORMATION

General Location: Southwest side Huckleberry Springs Rd., north of I-40
Other Parcel Info.:
Tax ID Number: 73 02301 **Jurisdiction:** City
Size of Tract: 1.27 acres
Accessibility: Access is via Huckleberry Springs Rd., a minor arterial street with 20' of pavement within a 40' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence
Surrounding Land Use:
Proposed Use: Any use permitted by C-4 zoning **Density:**
Sector Plan: East County **Sector Plan Designation:**
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context: This site is surrounded on three sides by a developing retail commercial complex that is occurring under C-4 zoning. The property to the east is still in residential use that has developed under Agricultural zoning.

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

Street: 819 Huckleberry Springs Rd.
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: No Zone
Former Zoning: A (Agricultural)
Requested Zoning: C-4 (Highway and Arterial Commercial)
Previous Requests: Other properties in area have been zoned C-4 after annexation into the City.
Extension of Zone: Yes
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:

