

CASE SUMMARY

APPLICATION TYPE: OTHER BUSINESS



File Number: 8-C-26-OB Related File Number: 6-FF-26-UT
Application Filed: 7/6/2026 Date of Revision:
Applicant: KNOXVILLE-KNOX COUNTY PLANNING

PROPERTY INFORMATION

General Location:

Other Parcel Info.:

Tax ID Number: 999 999

Jurisdiction: City

Size of Tract:

Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:

Surrounding Land Use:

Proposed Use:

Density:

Planning Sector:

Plan Designation:

Growth Policy Plan:

Neighborhood Context:

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

Street:

Location:

Proposed Street Name:

Department-Utility Report:

Reason: Administrative map error correction of a zoning map error.

ZONING INFORMATION (where applicable)

Current Zoning:

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

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.: Administrative map error correction of a zoning map error.

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Jessie Hillman

Staff Recomm. (Abbr.): Remove the ROW (Right-of-Way) designation and approve the INST (Institutional) district to correct a zoning map error.

Staff Recomm. (Full):

Comments: The subject property is owned by the University of Tennessee (UT) and comprised of the Thompson-Boling arena, structured parking and components of other buildings. In the zoning map it is erroneously identified as ROW (Right-of-Way), and this map correction will provide the property with the same INST (Institutional) zoning that exists throughout the UT campus.

A review of historical aerial photographs (1935) show that this area was formerly occupied by railroad and street infrastructure. When it was later developed, its ROW designation was not removed so it never obtained a zoning district. This map correction will provide zoning that is consistent with property ownership and land use, enabling future development in accordance with the City's zoning ordinance.

Action: Approved

Meeting Date: 8/13/2026

Details of Action:

Summary of Action: Remove the ROW (Right-of-Way) designation and approve the INST (Institutional) district to correct a zoning map error.

Date of Approval: 8/13/2026

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: ☐ Action Appealed?:**LEGISLATIVE ACTION AND DISPOSITION**

Legislative Body:

Date of Legislative Action:

Date of Legislative Action, Second Reading:

Ordinance Number:

Other Ordinance Number References:

Disposition of Case:

Disposition of Case, Second Reading:

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: