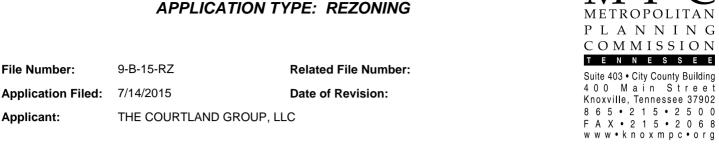
CASE SUMMARY



PROPERTY INFORMATION

File Number:

Applicant:

General Location:	Southwest side Ogden St., southeast side W. Magnolia Ave.		
Other Parcel Info.:			
Tax ID Number:	94 E F 011	Jurisdiction:	City
Size of Tract:	6322 square feet		
Accessibility:	Access is via W. Magnolia Ave., a minor collector street with 40/75 right-of-way, or Ogden St., a local street with 28' of pay	•	•

GENERAL LAND USE INFORMATION

Existing Land Use: Workshop/yard

Surrounding Land Use:			
Proposed Use:	Mixed use residential/commercial		Density:
Sector Plan:	Central City	Sector Plan Designation: MU-SD (MU-CC3)	
Growth Policy Plan:	Urban Growth Area (Inside City Limits)		
Neighborhood Context:	This area is developed with a variety of business uses under C-3 and C-2 zoning.		

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

Street:

317 Ogden St

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:	Yes, extension of C-2 from the south and east
History of Zoning:	None noted

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

KNOXVILLE·KNOX COUNTY

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.:

	MP	C ACTION AND DISP	OSITION	
Planner In Charge:	Michael Brusseau			
Staff Recomm. (Abbr.):	RECOMMEND that City Council APPROVE C-2 (Central Business) zoning.			
Staff Recomm. (Full):	by the Magnolia Av		evelopment of the site with mixed extension of zoning from the south ns for the area.	
Comments:	REZONING REQU	JIREMENTS FROM ZONING	ORDINANCES (must meet all of t	hese):
	CHANGED OR CH CITY/COUNTY GE 1. C-2 zoning for t proposed by the se 2. C-2 zoning for t rezoned C-2, to all 3. The site is loca	ANGING CONDITIONS IN THE ENERALLY: the subject property will allow ector plan, as amended by the this property is comparable to ow a greater mix of uses.	CESSARY BECAUSE OF SUBST HE AREA AND DISTRICTS AFFE redevelopment of the site with mize Magnolia Avenue Corridor Plan. other properties to the south and Magnolia Avenue Corridor Plan, development.	CTED, OR IN THE xed uses, as east, that have been
	THE APPLICABLE 1. The C-2 zoning forms the metropo activities. The inte primary functions. create friction in th	EZONING ORDINANCE: district, with complementary litan center for commercial, fir ent is to protect and improve th		nd historical areas, al and cultural performance of its
	COUNTY, NOR SH AMENDMENT: 1. The proposal is	HALL ANY DIRECT OR INDIR compatible with the surround ill not create any direct or indi	DVERSELY AFFECT ANY OTHE ECT ADVERSE EFFECTS RESU ing land uses and zoning pattern. rect adverse effects in the surrour	ILT FROM SUCH
 THE PROPOSED AMENDMENT SHALL BE CONSISTENT WITH AND NOT IN GENERAL PLAN OF KNOXVILLE AND KNOX COUNTY, INCLUDING ANY OF MAJOR ROAD PLAN, LAND USE PLAN, COMMUNITY FACILITIES PLAN, AND 1. The Central City Sector Plan, as amended by the Magnolia Avenue Corridor site within a mixed use special district as part of the MA4 district, consistent with zoning. The plan specifically lists C-2 as a recommended zone for mixed use designated area. 2. The City of Knoxville One Year Plan designates the site within the same mixed as the sector plan, consistent with C-2 zoning. 3. The site is located within the City Limits of Knoxville on the Knoxville-Knox Corpolicy Plan map. 4. This proposal does not present any apparent conflicts with any other adopted 		S ELEMENTS, OTHERS: lan, designates the he proposed C-2 velopment within this I use special district unty-Farragut Growth		
Action:	Approved		Meeting Date:	9/10/2015
Details of Action:				
Summary of Action:	C-2 (Central Busir	ness) zoning.		
Date of Approval:	9/10/2015	Date of Denial:	Postponements:	

LEGISLATIVE ACTION AND DISPOSITION				
Legislative Body:	Knoxville City Council			
Date of Legislative Action:	10/13/2015	Date of Legislative Action, Second Reading: 10/27/2015		
Ordinance Number:		Other Ordinance Number References:		
Disposition of Case:	Approved	Disposition of Case, Second Reading:	Approved	
If "Other":		If "Other":		
Amendments:		Amendments:		
Date of Legislative Appeal:		Effective Date of Ordinance:		