

# CASE SUMMARY

## APPLICATION TYPE: 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

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400 Main Street  
Knoxville, Tennessee 37902  
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**File Number:** 9-H-01-RZ                      **Related File Number:**  
**Application Filed:** 8/10/2001              **Date of Revision:**  
**Applicant:** BILLY R. MASSEY  
**Owner:**

### PROPERTY INFORMATION

**General Location:** South side of Sutherland Ave., east side of Rule St.  
**Other Parcel Info.:**  
**Tax ID Number:** 108 A K 7,8, & 9                      **Jurisdiction:** City  
**Size of Tract:** 0.5 acre  
**Accessibility:** Access is via Sutherland Ave., a minor arterial street with 26' of pavement and 50' of right-of-way.

### GENERAL LAND USE INFORMATION

**Existing Land Use:** Office/warehouse with outside storage  
**Surrounding Land Use:**  
**Proposed Use:** Computer sales and service                      **Density:**  
**Sector Plan:** Central City                      **Sector Plan Designation:** Commercial  
**Growth Policy Plan:** Urban Growth Area (Inside City Limits)  
**Neighborhood Context:** This area has been developed with mostly commercial uses along Sutherland Ave., with light industrial uses to the rear of the businesses.

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

**Street:** 2808 Sutherland Ave  
**Location:**  
**Proposed Street Name:**  
**Department-Utility Report:**  
**Reason:**

### ZONING INFORMATION (where applicable)

**Current Zoning:** I-2 (Restricted Manufacturing and Warehousing)  
**Former Zoning:**  
**Requested Zoning:** C-4 (Highway and Arterial Commercial)  
**Previous Requests:** None noted  
**Extension of Zone:** No  
**History of Zoning:** None noted.

### PLAN INFORMATION (where applicable)

**Current Plan Category:**  
**Requested Plan Category:**

