

**From:** <MPJohnson@absconsulting.com>  
**To:** <contact@knoxmpc.org>  
**Date:** 1/11/2007 11:42:25 AM  
**Subject:** Rezoning Request (MPC File No. 1-E-07-RZ and 1-B-07-SP)

To MPC Commissioners,

I'd like to voice an opinion on the request for rezoning of property off Award Winning Way (off Hardin Valley Road). The MPC File No. is 1-E-07-RZ and 1-B-07-SP. I would like the MPC to either (1) require the property remain at the current zoning of BP or restrictions be place on O/OB designations. Specifically, I request that the following be prohibited (1) apartments, condominiums, or any other residential property and (2) commercial development (e.g., stores, restaurants, storage or warehouses facilities).

I urge the MPC to require the developer to (1) include a plan to preserve the trees on the steep slope (i.e., deed restriction to leave the property natural and prevent tree cutting other than dangerous dead trees) and (2) include a buffer area between any development with current homes. I am a resident of Hardin Valley Woods subdivision, which is adjacent to this property to the south. Our subdivision was developed as low density residential (1 du/ac) and homeowners have maintained this by not further subdividing their lots and protecting the trees on the steep slopes by having a deed restriction preventing cutting of trees.

Thank you for your consideration.

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