



Kingston Pike Sequoyah Hills Association

File # 7-E-14-UR Agenda Item # 42

August 13, 2014

Knoxville/Knox County Metropolitan Planning Commission  
Suite 403, City/County Building  
400 Main Street  
Knoxville, Tennessee 37902

Dear Metropolitan Planning Commission:

Thank you for your service to the City of Knoxville and your consideration of the current Use on Review petitioned by Paul Murphy. The Kingston Pike - Sequoyah Hills Association is kindly asking that you vote to deny Mr. Murphy's request for the motion to be tabled.

The current zoning for the parcel in question has been R-1 for more than a century, with the master plan of Sequoyah Hills and the .9-mile Historic Kingston Pike District calling for this stretch to be protected with single family home zoning. Recently, City Council voted to uphold the master plan and denied the RP-1 rezoning request on the first reading.

Today, Mr. Murphy is asking MPC to table consideration of a Use on Review for apartments/condos on this property. Apartments/condos are not included as "uses and structures permitted on review" under R-1 zoning. After a cursory inspection of the MPC meeting minutes for the past 12 months, there is no known precedent to table a non-conforming Use on Review. Since the proposal is not possible in the current R-1 zoning and since there is no precedent for tabling a noncompliant request, it seems most reasonable to withdraw the request or simply deny it.

Thank you, again, for serving our community and for your careful consideration in preserving this unique and historic low-density residential district by voting to deny this Use on Review.

Sincerely,

A handwritten signature in blue ink that reads 'Sallie Namey'. The signature is fluid and cursive, with a large, sweeping flourish at the end.

Sallie Namey  
KP-SHA President