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**[MPC Comment] Solway Rezoning, TTCDA**

1 message

**Scott Davis** <swd444@gmail.com>

Wed, Dec 9, 2015 at 4:14 PM

Reply-To: swd444@gmail.com

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Dear Commissioner,

On Thursday, you will be hearing a rezoning request and a sector plan amendment for a track of land on Solway Road. The property consists of 16.5 acres and lies between Solway Road and Pellissippi Parkway.

The Williams family has owned the property since 1950. The property was left to a now deceased heir and her aunt who is in a nursing home in Kentucky. The family has been actively trying to sell the property for the past 13 years with not one offer during that time. The family desperately needs the money from the sale of the property to help with their nursing home bills. Recently, the realtor representing the family began marketing the property for possible residential use. After 13 years, the family finally has the opportunity to sell the property if it is approved for residential use.

Mr. Champ Beeler has agreed to buy the property contingent upon the property be zoned for residential purposes.

As you are aware, the TTCDA was created in 1984 and placed a Silicone Valley Type Technology Overlay blanket over 7,000 acres. For the past 31 years families who own property in the Technology Corridor have tried to sell their property for "technology" purposes and for many, to no avail. Not all of the 7,000 acres in the TTCDA Corridor are suitable for "technology" purposes.

There have been several properties along Pellissippi Parkway that have been rezoned for residential purposes. There is a precedent for such rezoning along Solway Road.

Mr. Beeler's zoning request is reasonable and to my knowledge, it meets the Sector Plan amendment requirements and, to my knowledge, there is no opposition.

Thank you.

Scott Davis  
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This message was directed to [commission@knoxmpc.org](mailto:commission@knoxmpc.org)