

Public Comment on Rezoning Case 7-M-25-RZ

August 6, 2025

Dear Members of the Planning Commission,

My name is Jessica Murph and I live in Neal's Landing neighborhood, adjacent to the property at 205 N. Wooddale Rd. I am writing to oppose the proposed rezoning in case 7-M-25-RZ, which would allow the residential density to increase to 7 units/acre.

This level of development would introduce significantly higher-density residential development into the area, one that is inconsistent with our other surrounding rural land uses and residential densities and would create a significant strain on the traffic patterns and infrastructure needs of Wooddale Rd and Asheville Highway.

I support the Advance Knox values of creating a Knoxville that encourages growth, new residents, and a sense of community. However, this area of Strawberry Plains is not ready for a development of the size proposed in case 7-M-25-RZ. Such a shift should only be considered when our infrastructure is adequately equipped to handle an increase in traffic volume, commercial needs, or public school capacity.

Approving this rezoning now would be a detriment to both current area residents and future residents the applicant is hoping to request.

I encourage the Commision to deny this rezoning request at this time.

Sincerely,

Jessica Murph