

# Memo

To: Blount County Planning Commission  
From: Roger D. Fields  
CC: Other commission members and staff  
Date: November 15, 2007  
Re: Rezoning at 2541 East Broadway.

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## **Back ground:**

1. Mr. and Mrs. Walker are requesting that their property located at 2541 East Broadway be rezoned to C-commercial from S-suburbanizing. The property is identified on tax map 37J, group G, and parcel 43.01.
2. This property sits behind "The Medicine Shop" and has recently been re-plated to combine parcels 43 and 43.01 into one unified parcel.
3. This property is in the area of mixed commercial and residential properties. The property along the back is residential, the property to the North is commercial and the property to the South is residential. There is an existing privacy fence along the abutting residential use properties.
4. This lot is currently vacant with only a storage container located on it.
5. In July a site plan was approved for parcel 43 (the front lot). The site plan was for the construction of a new building to house the existing uses, and that plan remains to stay the same. Some of the parking for that site plan was located on parcel 43.01 (the back lot). Since that time the lots have been combined and now they are requesting the newly added back portion (used to be parcel 43.01) rezoned to commercial.







