

CASE SUMMARY

APPLICATION TYPE: TTCDA

BUILDING PERMIT



File Number: 4-A-22-TOA

Related File Number:

Application Filed: 2/2/2022

Date of Revision:

Applicant: CARVANA

PROPERTY INFORMATION

General Location: Southeast side of Dutchtown Rd, west of Simmons Rd

Other Parcel Info.:

Tax ID Number: 131 06621

Jurisdiction: County

Size of Tract: 2.7 acres

Accessibility: Access is via Dutchtown Road, a minor arterial with a 16-ft pavement width inside a 60-ft right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Commercial

Surrounding Land Use:

Proposed Use: Carvana

Density:

Sector Plan: Northwest County Sector Plan Designation: LI (Light Industrial)

Growth Policy Plan:

Neighborhood Context:

ADDRESS/RIGHT-OF-WAY INFORMATION (where applicable)

Street: 10628 Dutchtown Rd.

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: CB (Business and Manufacturing) / TO (Technology Overlay)

Former Zoning:

Requested Zoning: N/A

Previous Requests:

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

WAIVERS AND VARIANCES REQUESTED

Variances Requested: N/A

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

TTCDA ACTION AND DISPOSITION

Planner In Charge: Michelle Portier

Staff Recomm. (Abbr.):

Staff Recomm. (Full): APPLICATION APPROVED March 17, 2022, pursuant to Article 5, Section 5.90.11 of the Knox County Zoning Ordinance (regarding Revisions of Development Plans in the TO zone) , and all relevant requirements of the Design Guidelines.

Comments:

- 1) This is a request to repaint the existing building. The proposed colors are white and gray with a royal blue band matching the logo painted around the perimeter of the building. The predominant color will be white with the other 2 colors used as trim.
- 2) There is a band around the building that protrudes slightly from the rest of the walls, providing a small architectural detail. This is where the blue is proposed, and would form a blue band around the building.
- 3) No signage is proposed at this time. There is a sign on the images submitted with this application, but signage approval is not part of this request. If signage is desired in the future, it will need to come through as a separate review.
- 4) The TTCDA Guidelines state that building colors shall be subdued. The blue color is somewhat bright but it matches the Carvana logo and is only proposed as an accent color. Its use is minimal and will not be out of character with the area, particularly since the building is set far from Dutchtown Road.
- 5) Staff approved the color palette administratively.

Action: Approved

Meeting Date: 4/11/2022

Details of Action: APPLICATION APPROVED March 17, 2022, pursuant to Article 5, Section 5.90.11 of the Knox County Zoning Ordinance (regarding Revisions of Development Plans in the TO zone) , and all relevant requirements of the Design Guidelines.

Summary of Action:

Date of Approval: 3/17/2022

Date of Denial:

Postponements:

Date of Withdrawal:

Withdrawn prior to publication?: **Action Appealed?:**

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:

Date of Legislative Action:

Date of Legislative Action, Second Reading:

Ordinance Number:

Other Ordinance Number References:

Disposition of Case:

Disposition of Case, Second Reading:

If "Other":

If "Other":

Amendments:

Amendments:

Date of Legislative Appeal:

Effective Date of Ordinance: