



Mr. Gerald Green
Director
Metropolitan Planning Commission
Knoxville TN, 37901

Dear Mr. Green,

Regarding the current Recode Knoxville process, the Fourth & Gill Neighborhood Organization would like to recommend that the newly proposed zoning designation of RN3 be modified as follows: make duplexes a permitted use on 10,000 sq ft lots rather than a permitted use on 7,000 sq ft lots, and then place RN3 as the use zone for the entire Historic District.

A community meeting was held on Monday night November 12th to discuss the entire recode effort as it impacted our community. Clearly the most preferred option was the one stated above. Conversely the least preferred option was a rezone to RN4 as is currently proposed. In between these options were two others that scored about the same: one which requested that the District be rezoned RN2 in its entirety as proposed in the first draft, or the other which requested RN2 for built properties and RN3 for vacant properties. If RN3 cannot be modified, then the community would prefer one of the RN2 options.

Our goal is to preserve the progress made over the past four decades to create a great place to live through restoration of our historic housing stock, while at the same time opening the door to multifamily housing at a level, that appears to us, to be compatible with the current neighborhood that we know and love. We think RN3 tweaked as suggested is the way to go. We look forward to hearing your thoughts on this proposal.

Sincerely,

A handwritten signature in black ink, appearing to read "Shannon Denton". The signature is fluid and cursive, with a long horizontal flourish extending to the right.

Shannon Denton
President
Fourth & Gill Neighborhood Organization

Fourth and Gill Neighborhood Organization
P.O. Box 3845, Knoxville, TN 37927