

# CASE SUMMARY

**APPLICATION TYPE: PLAN AMENDMENT**

**NORTH COUNTY SECTOR PLAN AMENDMENT**

**File Number:** 11-A-01-SP                      **Related File Number:** 11-D-01-RZ  
**Application Filed:** 10/18/2001              **Date of Revision:**  
**Applicant:** CBJ, LLC  
**Owner:**

KNOXVILLE-KNOX COUNTY

**M P C**  
METROPOLITAN  
P L A N N I N G  
C O M M I S S I O N  
T E N N E S S E E

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## PROPERTY INFORMATION

**General Location:** Southeast side W. Beaver Creek Dr., northeast of Clinton Hwy.  
**Other Parcel Info.:**  
**Tax ID Number:** 67 78 OTHER: (PART SHOWN MDR.)                      **Jurisdiction:** County  
**Size of Tract:** 5 acres  
**Accessibility:** Access is via Clinton Hwy., a four lane median divided, major arterial street, and W. Beaver Creek Dr., a major collector street with 19' of pavement within a 40' right-of-way.

## GENERAL LAND USE INFORMATION

**Existing Land Use:** Single family house  
**Surrounding Land Use:**  
**Proposed Use:** Any use permitted by CA zone                      **Density:**  
**Sector Plan:** North County                      **Sector Plan Designation:**  
**Growth Policy Plan:** Planned Growth Area  
**Neighborhood Context:** This site is at the southern end the Clinton Hwy. commercial corridor between Beaver Creek Dr. and Emory Rd. where properties are zoned CA and CB.

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

**Street:** 2914 W Beaver Creek Dr.  
**Location:**  
**Proposed Street Name:**  
**Department-Utility Report:**  
**Reason:**

## ZONING INFORMATION (where applicable)

**Current Zoning:** A (Agricultural)  
**Former Zoning:**  
**Requested Zoning:** CA (General Business)  
**Previous Requests:** None noted  
**Extension of Zone:** Yes  
**History of Zoning:** None noted

## PLAN INFORMATION (where applicable)

**Current Plan Category:** Medium Density Residential  
**Requested Plan Category:** Commercial

