

CASE SUMMARY

APPLICATION TYPE: REZONING

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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www.knoxmpc.org

File Number: 5-B-08-RZ **Related File Number:**
Application Filed: 3/24/2008 **Date of Revision:**
Applicant: BEAVER CREEK LAND COMPANY, LLC

PROPERTY INFORMATION

General Location: Southeast side E. Beaver Creek Dr., southwest of Leopard Way
Other Parcel Info.:
Tax ID Number: 57 108.02 OTHER: PORTION ZONED CA **Jurisdiction:** County
Size of Tract: 4 acres
Accessibility: Access is via E. Beaver Creek Dr., a two-lane, major collector street with 20' of pavement within a 50' right-of-way

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use:
Proposed Use: Condominiums **Density:**
Sector Plan: North County **Sector Plan Designation:** Office
Growth Policy Plan: Urban Growth Area (Outside City Limits)
Neighborhood Context: This undeveloped CA and RB zoned site is in an area of residential uses that includes both attached and detached housing that have developed under RB, R-2, and RP-1 zones. The largely undeveloped CA zoning in the area is out of character with the established residential uses.

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

Street: 406 E Beaver Creek Dr
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: CA (General Business)
Former Zoning:
Requested Zoning: RB (General Residential)
Previous Requests: 5-I-80-RZ
Extension of Zone: Yes
History of Zoning: None noted

PLAN INFORMATION (where applicable)

Current Plan Category:

If "Other":

Amendments:

Date of Legislative Appeal:

If "Other":

Amendments:

Effective Date of Ordinance: