

# 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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400 Main Street  
Knoxville, Tennessee 37902  
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FAX • 215 • 2068  
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**File Number:** 6-B-03-RZ                      **Related File Number:** 6-B-03-SP  
**Application Filed:** 4/28/2003              **Date of Revision:**  
**Applicant:** LANDVIEW G.P.  
**Owner:**

### PROPERTY INFORMATION

**General Location:** North side Beaver Ridge Rd., west of Oak Ridge Hwy.  
**Other Parcel Info.:**  
**Tax ID Number:** 78 168, 168.01 & OTHER: FRONT PORTION OF 167 (M    **Jurisdiction:** County  
**Size of Tract:** 23.7 acres  
**Accessibility:**

### GENERAL LAND USE INFORMATION

**Existing Land Use:** Dwellings and vacant land  
**Surrounding Land Use:**  
**Proposed Use:** Commercial and residential                      **Density:** 1-5 du/ac  
**Sector Plan:** Northwest County    **Sector Plan Designation:** Low Density Residential and Office  
**Growth Policy Plan:** Planned Growth Area  
**Neighborhood Context:**

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

**Street:** 7507 Beaver Ridge Rd  
**Location:**  
**Proposed Street Name:**  
**Department-Utility Report:**  
**Reason:**

### ZONING INFORMATION (where applicable)

**Current Zoning:** A (Agricultural) / F (Floodway)  
**Former Zoning:**  
**Requested Zoning:** PR (Planned Residential) / F (Floodway) and CN (Neighborhood Commercial) on front portion of 167 (map on file)  
**Previous Requests:** None noted  
**Extension of Zone:** Yes for PR, no for NC  
**History of Zoning:**

### PLAN INFORMATION (where applicable)

**Current Plan Category:**  
**Requested Plan Category:**

