CASE SUMMARY

APPLICATION TYPE: PLAN AMENDMENT NORTH COUNTY SECTOR PLAN AMENDMENT

File Number: 8-D-07-SP Related File Number: 8-K-07-RZ

Application Filed: 7/2/2007 Date of Revision:

Applicant: ROD TOWNSEND



Suite 403 • City County Building 4 0 0 M a i n S t r e e t Knoxville, Tennessee 37902 8 6 5 • 2 1 5 • 2 5 0 0 F A X • 2 1 5 • 2 0 6 8 w w w • k n o x m p c • o r g

PROPERTY INFORMATION

General Location: Southeast side E. Beaver Creek Dr., northeast of Ghiradelli Rd.

Other Parcel Info.:

Tax ID Number: 47 228 Jurisdiction: County

Size of Tract: 2.43 acres

Access is via E. Beaver Creek Dr., a major collector street with 19' of pavement width within 50' of right

of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence

Surrounding Land Use:

Proposed Use: Duplexes (6-8 buildings) Density: 6 du/ac

Sector Plan: North County Sector Plan Designation: Low Density Residential

Growth Policy Plan: Planned Growth Area

Neighborhood Context: This area is developed with residential uses, under A, PR, RA and RB zoning.

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

Street: 916 E Beaver Creek Dr

Location:

Proposed Street Name:

Department-Utility Report:

Reason:

ZONING INFORMATION (where applicable)

Current Zoning: A (Agricultural)

Former Zoning:

Requested Zoning: PR (Planned Residential)

Previous Requests: None noted

Extension of Zone: Yes, extension of MDR plan designation and PR zoning from the northeast and northwest.

History of Zoning: None noted for this site

PLAN INFORMATION (where applicable)

Current Plan Category: LDR (Low Density Residential)

Requested Plan Category: MDR (Medium Density Residential)

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SUBDIVISION INFORMATION (where applicable)

Subdivision Name:

No. of Lots Proposed: No. of Lots Approved: 0

Variances Requested:

S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION

Planner In Charge: Michael Brusseau

Staff Recomm. (Abbr.): DENY MDR (Medium Density Residential) sector plan designation.

Staff Recomm. (Full): LDR uses have been maintained on the south side of E. Beaver Creek Dr. The applicant has

reasonable use of the property under the current LDR plan designation, which could allow up to 13

dwelling units on the site, if maximized.

Comments:

MPC Action: Denied MPC Meeting Date: 8/9/2007

Details of MPC action:

Summary of MPC action: DENY MDR (Medium Density Residential)

Date of MPC Approval: Date of Denial: 8/9/2007 Postponements:

Date of Withdrawal: Withdrawn prior to publication?:

Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knox County Commission

Date of Legislative Action: 9/24/2007 Date of Legislative Action, Second Reading:

Ordinance Number: Other Ordinance Number References:

Disposition of Case: Denied Disposition of Case, Second Reading:

If "Other":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

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