

CASE SUMMARY

APPLICATION TYPE: SUBDIVISION
CONCEPT PLAN

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

Suite 403 • City County Building
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www.knoxmpc.org

File Number: 1-SA-08-C
Application Filed: 12/3/2007
Applicant: OLIVER SMITH, IV

Related File Number:
Date of Revision:

PROPERTY INFORMATION

General Location: Southeast end of Heritage Lake Bv., southeast of Barton Place Ln
Other Parcel Info.:
Tax ID Number: 144 PT. 030.01 **Jurisdiction:** County
Size of Tract: 38622 square feet
Accessibility: Access is provided at the dead-end of the existing Heritage Lake Bv. Part of the existing street is constructed as a boulevard type local street with a right-of-way width of 80'. The remainder of the street will be constructed with the typical 26' wide paved roadway within a 50' wide right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Road & vacant land
Surrounding Land Use: At present the Heritage Lake development consists of detached dwellings, apartments, a church and convenience commercial uses. Zoning in the immediate area is PR residential and CA commercial. Children's Hospital has a medical office development to the north of this site.
Proposed Use: Road & vacant land **Density:**
Sector Plan: Southwest County **Sector Plan Designation:**
Growth Policy Plan: Planned Growth Area
Neighborhood Context:

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

Street:
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: PR (Planned Residential)
Former Zoning:
Requested Zoning:
Previous Requests:
Extension of Zone:
History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

SUBDIVISION INFORMATION (where applicable)

Subdivision Name: Heritage Lake - Roadway Extension
No. of Lots Proposed: 0 No. of Lots Approved: 0
Variances Requested: None
S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

MPC ACTION AND DISPOSITION

Planner In Charge: Dan Kelly
Staff Recomm. (Abbr.): APPROVE the concept plan subject to 3 conditions
Staff Recomm. (Full):
1. Meeting all applicable requirements of the Knox County Dept. of Engineering and Public Works
2. To provide a temporary turn-around, place barricade on the road just to the south of the existing church driveway.
3. A final plat application based on this concept plan will not be accepted for review by the MPC until certification of design plan approval has been submitted to the MPC staff.
Comments: A concept plan for this portion of the proposed Heritage Lake Bv. was approved in November, 2005. To remain in effect a concept plan approval must be followed with a final plat within two years after the plan was approved. If a final plat is not approved in the two year time frame, the concept plan approval is nullified. The approval of this concept plan is the first step toward dedicating the proposed road for public ownership and maintenance. Future development of the site will require use on review approval of a development plan(s) by MPC.
MPC Action: Approved MPC Meeting Date: 1/10/2008
Details of MPC action:
Summary of MPC action: APPROVE the concept plan subject to 3 conditions
Date of MPC Approval: 1/10/2008 Date of Denial: Postponements:
Date of Withdrawal: Withdrawn prior to publication?: Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Legislative Body: Knox County Chancery Court
Date of Legislative Action: Date of Legislative Action, Second Reading:
Ordinance Number: Other Ordinance Number References:
Disposition of Case: Disposition of Case, Second Reading:
If "Other": If "Other":
Amendments: Amendments:
Date of Legislative Appeal: Effective Date of Ordinance: