# CASE SUMMARY

# APPLICATION TYPE: SUBDIVISION

#### **FINAL PLAT**

File Number: 10-SD-06-F Related File Number:

Application Filed: 8/21/2006 Date of Revision:

Applicant: W. FRED CAMPBELL

Owner: LAWRENCE R. BROWN



Suite 403 • City County Building 4 0 0 Main Street 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: East side of N. Concord, north side of Sutherland

Other Parcel Info.:

Tax ID Number: 94 O A 9 & 10 Jurisdiction: City

Size of Tract: 13320 square feet

Accessibility:

# GENERAL LAND USE INFORMATION

**Existing Land Use:** 

**Surrounding Land Use:** 

Proposed Use: Density:

Sector Plan: Central City Sector Plan Designation:

Growth Policy Plan: Urban Growth Area (Inside City Limits)

**Neighborhood Context:** 

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

Street:

Location:

**Proposed Street Name:** 

**Department-Utility Report:** 

Reason:

### **ZONING INFORMATION (where applicable)**

Current Zoning: C-3 (General Commercial)

Former Zoning:

Requested Zoning:

**Previous Requests:** 

**Extension of Zone:** 

**History of Zoning:** 

# PLAN INFORMATION (where applicable)

**Current Plan Category:** 

**Requested Plan Category:** 

1/31/2007 11:46 AM Page 1 of 2

# SUBDIVISION INFORMATION (where applicable)

**Subdivision Name:** The Critter Barn

Surveyor: Professional Land Systems

No. of Lots Proposed: 1 No. of Lots Approved: 1

Variances Requested: 1. To reduce the utility and drainage easement along N. Concord Street property line under existing

building from 10' to 7".

2. To reduce the utility and drainage easement along northwest property line under existing building

from 10' to 2'.

3. To reduce the utility and drainage easement along northeast property line from 10' to 0'

4. To reduce the corner radius at N. Concord Street and Sutherland Avenue from 75' to chord lengths

to as shown on plat.

5. To reduce the required right of way of Sutherland Avenue from 44' to 34.8' from the centerline to the

property line.

S/D Name Change:

## OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

### MPC ACTION AND DISPOSITION

Planner In Charge: Emily Dills

Staff Recomm. (Abbr.): Approve Variances 1-5

**APPROVE Final Plat** 

Staff Recomm. (Full):

Comments:

MPC Action: Approved MPC Meeting Date: 10/12/2006

**Details of MPC action:** 

Summary of MPC action: Approve Variances 1-5

**APPROVE Final Plat** 

Date of MPC Approval: 10/12/2006 Date of Denial: Postponements:

Date of Withdrawal: Withdrawn prior to publication?: 

Action Appealed?:

# LEGISLATIVE ACTION AND DISPOSITION

Legislative Body:

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":

Amendments: Amendments:

Date of Legislative Appeal: Effective Date of Ordinance:

1/31/2007 11:46 AM Page 2 of 2