

CASE SUMMARY

APPLICATION TYPE: SUBDIVISION

CONCEPT PLAN



File Number: 10-SG-18-C **Related File Number:** 10-J-18-UR
Application Filed: 8/27/2018 **Date of Revision:**
Applicant: TAMBARK DEVELOPMENT, LLC

PROPERTY INFORMATION

General Location: West side fo Tambark Dr, north of Valley View Dr.
Other Parcel Info.:
Tax ID Number: 70 B A 001 **Jurisdiction:** City
Size of Tract: 22.04 acres
Accessibility: Access is via Tambark Dr., a local street with a pavement width of 26' within a 50' right-of-way and Knox Lane which is also a local street with a pavement width of 16' within a 40' right-of-way.

GENERAL LAND USE INFORMATION

Existing Land Use: Vacant land
Surrounding Land Use: Property in the area is zoned RP-1 and R-1 residential. Development in the area consists of numerous attached and detached dwellings.
Proposed Use: Senior cohousing, 32 attached units on individual lots **Density:** 1.5 du/ac
Sector Plan: East City **Sector Plan Designation:**
Growth Policy Plan: Urban Growth Area (Inside City Limits)
Neighborhood Context:

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

Street: 0 Tambark Dr
Location:
Proposed Street Name:
Department-Utility Report:
Reason:

ZONING INFORMATION (where applicable)

Current Zoning: RP-1 (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: Common Ground Senior Cohousing
No. of Lots Proposed: 32 No. of Lots Approved: 0
Variances Requested: N/A
S/D Name Change:

OTHER INFORMATION (where applicable)

Other Bus./Ord. Amend.:

PLANNING COMMISSION ACTION AND DISPOSITION

Planner In Charge: Mike Reynolds
Staff Recomm. (Abbr.): WITHDRAW the Concept Plan application as requested by the applicant.
Staff Recomm. (Full):
Comments: The proposal includes 32 unit, semi-detached cohousing development with a 3,800 square-foot common house. The development will be required to extend Tambark Dr. onto their site to install a cul-de-sac turnaround and to widen Knox Ln. to a minimum of 20' of asphalt south of Tambark Ln. to Valley View Dr. A private right-of-way will connect to the north side of the Tambark Dr. cul-de-sac and will provide access to the majority of the dwelling units. A sidewalk loop will be provided around rear of the dwelling units and to the common house.
Action: Withdrawn Meeting Date: 12/13/2018
Details of Action:
Summary of Action: WITHDRAW the Concept Plan application as requested by the applicant.
Date of Approval: Date of Denial: Postponements: 10/11/2018-11/8/2018
Date of Withdrawal: 12/13/2018 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: