CASE SUMMARY

APPLICATION TYPE: USE ON REVIEW

File Number: 11-M-03-UR Related File Number: 11-SE-03-C

Application Filed: 10/13/2003 **Date of Revision:**

Applicant: MICHAEL BRADY, INC.

Owner:



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: South side of Nubbin Ridge Rd., east of Ebenezer Rd.

Other Parcel Info.:

Tax ID Number: 145 5.03 Jurisdiction: County

Size of Tract: 9.38 acres

Accessibility:

GENERAL LAND USE INFORMATION

Existing Land Use:

Surrounding Land Use:

Proposed Use: Detached single family subdivision Density: 2.99 du/ac

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) pending

Former Zoning:

Requested Zoning:

Previous Requests:

Extension of Zone:

History of Zoning:

PLAN INFORMATION (where applicable)

Current Plan Category:

Requested Plan Category:

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SUBDIVISION INFORMATION (where applicable) Subdivision Name: Survevor: 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: Dan Kelly APPROVE the development plan for up to 27 detached single family dwellings on individual lots subject Staff Recomm. (Abbr.): to 3 conditions Staff Recomm. (Full): 1. Meeting all applicable requirements of the approved concept subdivision plan. 2. Meeting all applicable requirements of the Knox County Zoning Ordinance. 3. Correct note Z2 on the development plan to state that the rear setback for lots adjoining the periphery of the project will be a minimum of 35' as required by the PR zone. With the conditions noted, this plan meets the requirements for approval in the PR zone and the other criteria for approval of a use on review. Comments: **MPC Action:** Approved MPC Meeting Date: 11/13/2003 Details of MPC action: 1. Meeting all applicable requirements of the approved concept subdivision plan. 2. Meeting all applicable requirements of the Knox County Zoning Ordinance.

With the conditions noted, this plan meets the requirements for approval in the PR zone and the other

periphery of the project will be a minimum of 35' as required by the PR zone.

3. Correct note Z2 on the development plan to state that the rear setback for lots adjoining the

criteria for approval of a use on review.

Summary of MPC action: APPROVE the development plan for up to 27 detached single family dwellings on individual lots subject

to 3 conditions

Legislative Body:

Date of MPC Approval: 11/13/2003 Date of Denial: Postponements:

Date of Withdrawal: Withdrawn prior to publication?:

Action Appealed?:

LEGISLATIVE ACTION AND DISPOSITION

Date of Legislative Action:

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:

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