

# CASE SUMMARY

APPLICATION TYPE: SUBDIVISION

## FINAL PLAT

File Number: 11-SAA-05-F                      Related File Number:  
Application Filed: 10/10/2005                      Date of Revision:  
Applicant: JAMES DORAN COMPANY  
Owner: JAMES DORAN COMPANY

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  
400 Main Street  
Knoxville, Tennessee 37902  
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### PROPERTY INFORMATION

General Location: Northshore Drive at Pellissippi Parkway  
Other Parcel Info.:  
Tax ID Number: 154 89, 95, 98, 99                      Jurisdiction: City  
Size of Tract: 141.098 acre  
Accessibility:

### GENERAL LAND USE INFORMATION

Existing Land Use:  
Surrounding Land Use:  
Proposed Use:    Density:  
Sector Plan: Southwest County                      Sector Plan Designation:  
Growth Policy Plan: 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: TC-1 (Town Center)  
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:** Northshore Town Center**Surveyor:** Cannon & Cannon**No. of Lots Proposed:** 72      **No. of Lots Approved:** 72**Variances Requested:**  
1. To reduce the drawing scale from 1" = 100' to 1" = 200' on sheets 2 and 3 of 17.  
2. To reduce the corner radius at the intersection of S. Northshore Drive and Thunderhead Road from 50' to 40'  
3. To reduce the the Joint Permanent Easement widths as shown from 40' minimum to 20' for alleys only.  
4. To reduce the radii of property lines and curbs at the intersections of alleys (JPE) and right-of-ways from 25' to 0'.  
5. To reduce the 26' curbed roadway section in Joint Permanent easements to 10' non-curbed alley section.  
6. To reduce as shown on sheet 5 of 17 the right-of-way widths from 50' to 40'.**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 1-6  
APPROVE Final Plat**Staff Recomm. (Full):****Comments:****MPC Action:** Approved**MPC Meeting Date:** 11/10/2005**Details of MPC action:****Summary of MPC action:** Approve Variances 1-6  
APPROVE Final Plat**Date of MPC Approval:** 11/10/2005**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":****If "Other":****Amendments:****Amendments:****Date of Legislative Appeal:****Effective Date of Ordinance:**