

CASE SUMMARY

APPLICATION TYPE: SUBDIVISION

CONCEPT PLAN

File Number: 11-SD-05-C Related File Number: 11-B-05-UR
Application Filed: 10/7/2005 Date of Revision:
Applicant: S & E PROPERTIES
Owner: S & E PROPERTIES

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
865 • 215 • 2500
FAX • 215 • 2068
www.knoxmpc.org

PROPERTY INFORMATION

General Location: Southeast side of Carmichael Rd., northeast of Oak Hollow Rd.
Other Parcel Info.:
Tax ID Number: 117 038 Jurisdiction: County
Size of Tract: 13.6 acres
Accessibility: Access is via Carmichael Rd., a minor collector street with 19' of pavement width within a 50' right of way.

GENERAL LAND USE INFORMATION

Existing Land Use: Residence and vacant land
Surrounding Land Use: North: Church, cell tower and vacant land / A (Agricultural) / TO (Technology Overlay)
South: Rural residential / A (Agricultural) / TO (Technology Overlay)
East: Rural residential / A (Agricultural) / TO (Technology Overlay)
West: Rural residential / A (Agricultural)
Proposed Use: Detached single-family subdivision Density: 1.985 du/ac
Sector Plan: Northwest 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)

- 8. Meeting all requirements of the approved use on review development plan.
- 9. 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.

Summary of MPC action: APPROVE variances 1-3 because the site's topography restricts compliance with the Subdivision Regulations, and the variances will not create a traffic hazard.
APPROVE the Concept Plan subject to 9 conditions:

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Withdrawn prior to publication?: **Action Appealed?:**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: